



Planning Commission

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www.juneau.org/community-development/planning-commission

155 S. Seward Street • Juneau, AK 99801

PLANNING COMMISSION NOTICE OF DECISION

Date: February 15, 2023

File No.: SMF2022 0003

Michael Heumann
6000 Thane Rd.
Juneau, AK 99801

Proposal: Final plat review for Chilkat Vistas Phase II creating 13 lots and 3 tracts in a D15 zone.

Property Address: Hillcrest Ave.

Legal Description: Chilkat Vistas Tract A

Parcel Code No.: 7B1001160011

Hearing Date: February 14, 2023

The Planning Commission, at its regular public meeting, adopted the analysis and findings listed in the attached memorandum dated February 3, 2023, and APPROVED WITH CONDITIONS the final plat to be conducted as described in the project description and project drawings submitted with the application and with the following conditions:

1. Bonding will be fully executed before the Chair of the Planning Commission signs the final plat.
2. CBJ General Engineering comments on the Applicant's draft plat dated January 24, 2023 must meet GE's requirements before the Chair of the Planning Commission signs the final plat.

Attachment: February 3, 2023 memorandum from Irene Gallion, Community Development, to the CBJ Planning Commission regarding SMF2022 0003.

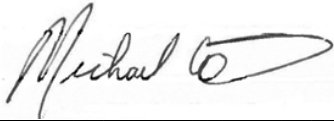
This Notice of Decision does not authorize any construction. Prior to starting any project, it is the applicant's responsibility to obtain the required building permits.

This Notice of Decision constitutes a final decision of the CBJ Planning Commission. Appeals must be brought to the CBJ Assembly in accordance to CBJ 01.50.030. Appeals must be filed by 4:30 P.M. on the day twenty days from the date the decision is filed with the City Clerk, pursuant to CBJ 01.50.030(c).

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Any action by the applicant in reliance on the decision of the Planning Commission shall be at the risk that the decision may be reversed on appeal (CBJ 49.20.120).

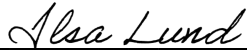
Effective Date: The permit is effective upon approval by the Commission, February 14, 2023.



Michael LeVine, Chair
Planning Commission

February 19, 2023

Date



Filed With City Clerk

February 21, 2023

Date

cc: Plan Review

NOTE: The Americans with Disabilities Act (ADA) is a federal civil rights law that may affect this subdivision. ADA regulations have access requirements above and beyond CBJ - adopted regulations. Owners and designers are responsible for compliance with ADA. Contact an ADA - trained architect or other ADA trained personnel with questions about the ADA: Department of Justice (202) 272-5434, or fax (202) 272-5447, NW Disability Business Technical Center (800) 949-4232, or fax (360) 438-3208.