 <b>PETERSBURG BOROUGH</b> <b>CONDITIONAL USE APPLICATION</b>		CODE TO:	110.000.404110
		BASE FEE:	\$50.00
		PUBLIC NOTICE FEE:	\$70.00
		TOTAL:	\$120.00
DATE RECEIVED:	RECEIVED BY:	CHECK NO. or CC:	
<b>APPLICANT/AGENT</b>		<b>LEGAL OWNER (IF DIFFERENT THAN APPLICANT/AGENT)</b>	
NAME Derek and Stacey Thorsen		NAME	
MAILING ADDRESS Box 784		MAILING ADDRESS	
CITY/STATE/ZIP Petersburg, AK 99833		CITY/STATE/ZIP	
PHONE (907) 518-1936 / (907) 518-0450		PHONE	
EMAIL thorsen@gci.net		EMAIL	
<b>PROPERTY INFORMATION</b>			
PHYSICAL ADDRESS or LEGAL DESCRIPTION:  1003 Valkyrie Street			
PARCEL ID: 01-002-345	ZONE: SFR	OVERLAY:	
CURRENT USE OF PROPERTY: Vacant	LOT SIZE: 14,700		
PROPOSED USE OF PROPERTY (IF DIFFERENT): Temporary storage of building materials/Occupation of temporary mobile housing due to a lack of available/acceptable housing options, during home renovations requiring vacation of current residential property.			
SEPTIC SYSTEM: Is there a septic system on the property? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO What is current or planned system? <input checked="" type="checkbox"/> Municipal <input type="checkbox"/> DEC-approved on-site system			
WATER SOURCE: <input type="checkbox"/> Municipal <input type="checkbox"/> Cistern/Roof Collection <input type="checkbox"/> Well			
LEGAL ACCESS TO LOT(S) (Street Name): Valkyrie Street			
<b>TYPE OF APPLICATION</b>			
<input type="checkbox"/> Home Occupation. Please include copy of current Sales Tax Registration Application			
<input type="checkbox"/> Residential Use in Industrial District			
<input checked="" type="checkbox"/> Other: Temporary housing options.			
<b>Submittals</b>			
Please submit site plan. For home occupation permits, please include a site plan showing location and size of area to be used for the home occupation (including storage), and location and size of area available for off-street parking.			
<b>SIGNATURE(S):</b>			
I hereby affirm all of the information submitted with this application is true and correct to the best of my knowledge. I also affirm that I am the true and legal property owner or authorized agent thereof for the property subject herein.			
Applicant(s): <u>Derek + Stacey Thorsen</u>		Date: <u>03/01/23</u>	
Owner(s): <u>Derek Thorsen, Stacey Thorsen</u>		Date: <u>03/01/23</u>	

## 19.72 CONDITIONAL USE APPLICATION

Applicant(s): Derek and Stacey Thorsen

Address or PID: 1003 Valkyrie Street

### Project Summary:

Use of a mobile, self-contained, Recreational Vehicle for housing during renovations of current residential property. Several inquiries have been made for alternative/acceptable housing with none deemed reliable or acceptable.

All property line variances will be observed and abided by.

Conditions of approval as required in Petersburg Municipal Code 19.72.020:

(Note that all regulations and requirements of Title 19 must be satisfied in order to qualify for a conditional use permit.)

1. The commission shall consider the suitability of the property, the character of the surrounding property and the economic and aesthetic effects of the proposed use upon the property and the neighboring property. The use will be permitted if it is in harmony with the general purpose and intent of this title and where the use will be in keeping with the uses generally authorized for the zone in which the use is to take place.

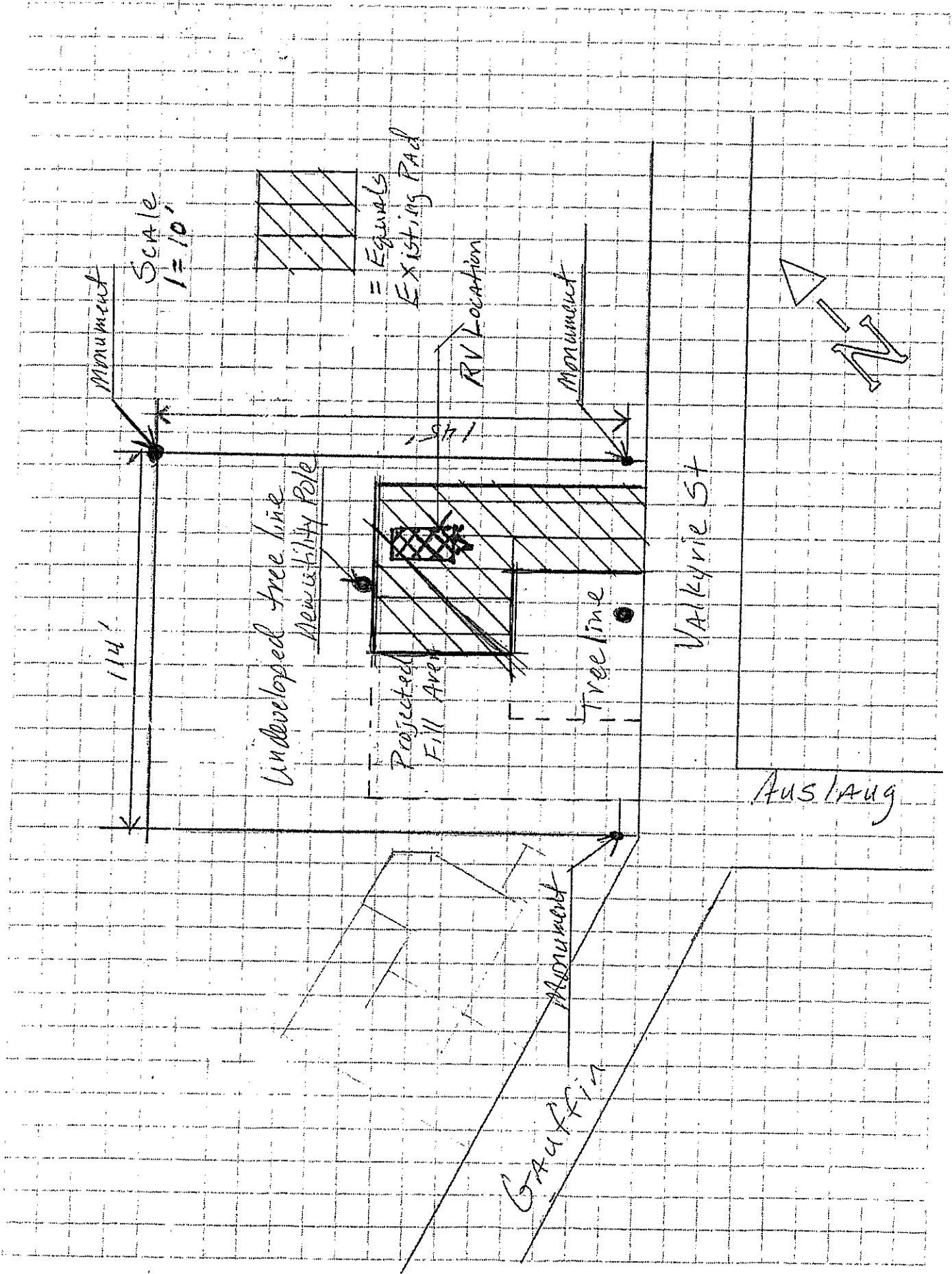
This property currently has a developed rock/gravel pad. The area is partially concealed behind a stand of trees and the property is well maintained.

2. Exits and entrances and off-street parking for the conditional use shall be located to prevent traffic hazards or congestion on public streets.

Off-street parking is available and will be used so as not to interfere with the flow of traffic.

3. In addition to the conditions of subsections (A) and (B) of this section, schools, governmental and civic buildings and other public uses shall meet the following condition: The proposed location of the use and size and character of the site shall facilitate maximum benefit and service to the public.

The proposed location in this application does not interfere with any condition of subsection (A) and (B) and is therefore not applicable.



Derek Thorsen 1003 Valkyrie