

PLANNING COMMISSION
NOTICE OF DECISION

Date: September 26, 2007

File No.: USE2006-00069

Taku Fisheries/Smokeries
Attn: Eric Norman
550 S. Franklin Street
Juneau, AK 99801

Application For: A Conditional Use permit to park a 28 foot 5th wheel trailer at the lower end of the lot in the storage area of the property. The trailer is to be used as living quarters for a watchman and property caretaker.

Legal Description: Dockside LT 2C

Parcel Code No.: 1-C10-0-K83-002-5

Hearing Date: September 25, 2007

The Planning Commission, at its regular public meeting, adopted the analysis and findings listed in the attached memorandum dated September 19, 2007 and approved the Conditional Use permit to park a 28 foot 5th wheel trailer at the lower end of the lot in the storage area of the property. The trailer is to be used as living quarters for a watchman and property caretaker to be conducted as described in the project description and project drawing submitted with the application and with the following conditions:

1. Taku Fisheries must have a current contract for pumping the wastewater tank of the caretaker's trailer on a regular basis.
2. The permit is revoked when Dockside Lots 2C and 2B cease to be under common ownership or Taku Fisheries ceases to operate.


Attachments: September 19, 2007, memorandum from Peter Freer, Community Development to the CBJ Planning Commission regarding USE2006-00069.

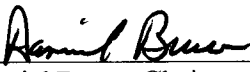
This Notice of Decision does not authorize construction activity. Prior to starting any project, it is the applicant's responsibility to obtain required building permits.


This Notice of Decision constitutes a final decision of the CBJ Planning Commission. Appeals must be brought to the CBJ Assembly in accordance with 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). 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 Sec. 49.20.120).

Effective Date: The permit is effective upon approval by the Commission, September 25, 2007.

Expiration Date: The permit will expire 18 months after the effective date, or March 25, 2009, if no Building Permit has been issued and substantial construction progress has not been made in accordance with the plans for which the development permit was authorized. Application for permit extension must be submitted thirty days prior to expiration date.

Project Planner: 
Daniel Sexton, Planner
Community Development Department


Daniel Bruce, Chairman
Planning Commission


Filed With City Clerk

9/27/07
Date

cc: Plan Review

NOTE: The Americans with Disabilities Act (ADA) is a federal civil rights law that may affect this development project. 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 1 (800) 949-4232, or fax (360) 438-3208.