

PLANNING COMMISSION
NOTICE OF DECISION

Date: July 25, 2007

File No.: USE2007-00023

AEL&P

Attention: Tim McCleod

5601 Tonsgard Court

Juneau, AK 99801

Application For: A Conditional Use permit for use of the property as a heliport during support of the Lake Dorothy hydroelectric project.

Legal Description: MS 979, Thane Mill Site, ATS 203

Parcel Code No.: 1-B03-0-102-002-0

Hearing Date: July 24, 2007

The Planning Commission, at its regular public meeting, adopted the analysis and findings listed in the attached memorandum dated July 19, 2007 and approved the Conditional Use permit for use of the property as a heliport during support of the Lake Dorothy hydroelectric project to be conducted as described in the project description and project drawing submitted with the application and with the following conditions:

1. A fuel spill containment and clean-up kit sufficiently sized for a 330 gallon fuel tank must be kept on-site near the fuel tanks.
2. The nozzle on the fuel line used to fuel helicopters must be placed in a five-gallon bucket after each use.
3. Bollards, rocks or similar barriers must be placed to protect fuel tanks from accidental contact with vehicles and equipment.
4. This permit authorizes helicopter use of the property for support of the Lake Dorothy hydroelectric project and maintenance of other AEL&P power production and transmission facilities. It does not authorize any other commercial helicopter uses of the property.

Attachments: July 19, 2007 memorandum from Peter Freer, Community Development to the CBJ Planning Commission regarding USE2007-00023.

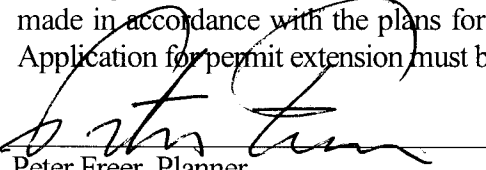
This Notice of Decision does not authorize construction activity. Prior to starting any project, it is the applicant's responsibility to obtain a building permit for any and all improvements requiring such.

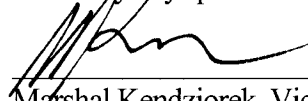
This Notice of Decision constitutes a final decision of the CBJ Planning Commission. Appeals must be brought to the CBJ Assembly in accordance with CBJ §01.50.030. Appeals must be filed by 4:30 P.M. on the day twenty days from the date the decision is filed with the City Clerk, pursuant to CBJ §01.50.030 (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, July 24, 2007.

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Expiration Date: The permit will expire 18 months after the effective date, or January 24, 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: 
Peter Freer, Planner
Community Development Department

 7/26/07
Marshal Kendziorek, Vice-Chairman
Planning Commission


Filed With City Clerk

7/27/07
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.