

PLANNING COMMISSION
NOTICE OF DECISION

Date: October 23, 2012

File No.: AAP2012 0006

James Bibb / Northwind Architects
126 Seward Street
Juneau, AK 99801

Application For: A Conditional Use Permit for an accessory apartment on a substandard lot with an on-site waste water treatment system.

Legal Description: Lot 10 Indian Cove

Property Address: 3180 Indian Cove Drive

Parcel Code No.: 4-B31-0-101-011-0

Hearing Date: October 23, 2012

The Planning Commission, at its regular public meeting, adopted the analysis and findings listed in the attached memorandum dated October 16, 2012, and approved the accessory apartment to be conducted as described in the project description and project drawings submitted with the application.

Attachments: October 16, 2012, memorandum from Eric Feldt, Community Development, to the CBJ Planning Commission regarding AAP2012 0006.

This Notice of Decision does not authorize construction activity. 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 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 §49.20.120).


Effective Date: The permit is effective upon approval by the Commission, October 23, 2012

Expiration Date: The permit will expire 18 months after the effective date, or April 23, 2014, 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 the expiration date.

James Bibb
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Project Planner:


Eric Feldt, Planner
Community Development Department


Michael Satre, Chair
Planning Commission


Filed With City Clerk

Deputy
Clerk

10/26/2012
Date

cc: Plan Review
Steven & Colleen Torrence

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 (800) 949-4232, or fax (360) 438-3208.