



**PLANNING COMMISSION
NOTICE OF RECOMMENDATION**

Date: January 15, 2014

File No.: CSP2013 0028

City and Borough of Juneau
CBJ Assembly Members
155 S Seward Street
Juneau, AK 99801

Application For: Planning Commission Recommendation to the City and Borough Assembly regarding construction of a new 20,600sqft library and associated site improvements (parking, landscaping, etc.) in Dimond Park.

Legal Description or ROW name: Lakeside TR 1

Property Address: Riverside Drive

Parcel Code No.: 5-B21-0-108-002-3

Hearing Date: January 14, 2014

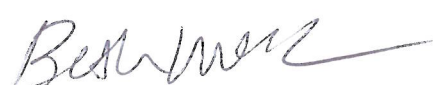
The Planning Commission, at a regular public meeting, adopted the analysis and findings listed in the attached memorandum dated January 3, 2014, and recommended that the City Manager direct CBJ staff to design and build the project in accordance with the following recommendations:


1. The contractor is required to use flaggers when construction vehicles use any of the internal access routes in the Dimond Park Complex.
2. The contractor is required to wash down the trucks and dampen excavated material off-site prior to exiting the site as an effort to reduce dust.
3. The contractor is required to control dust and remove unwanted material from the street surface of Riverside Drive and the internal circulation routes of Dimond Park.
4. Per CBJ Disturbing The Peace code, §42.20. 095, the contractor will not be allowed to operate any heavy construction equipment before 7:00 am or after 10:00 PM Monday through Friday, or before 9:00 am or after 10:00 PM Saturday and Sunday, unless a permit is obtained from the CBJ Building Official.


5. Prior to issuance of a building permit, the applicant shall submit a lighting plan illustrating the location and type of exterior lighting proposed for the development. Exterior lighting shall be designed and located to minimize offsite glare. Approval of the plan shall at the discretion of the Community Development Department, according to the requirements at CBJ 49.40.230(d).
6. Prior to issuance of a Certificate of Occupancy or a Temporary Certificate of Occupancy, 20% of the lot must be planted with vegetation or the installation of vegetation must be bonded for.
7. Vegetative cover/landscaped areas shown on the plans submitted shall be maintained with live vegetative cover as shown in the approved plans.
8. The site drainage ties in with the existing storm water system for the Dimond Park Community Complex.

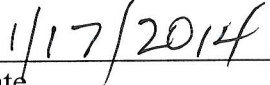
Attachments: January 3, 2014 memorandum from Beth McKibben, Community Development, to the CBJ Planning Commission regarding CSP2013 0028.

This Notice of Recommendation constitutes a recommendation of the CBJ Planning Commission to the City and Borough Assembly. Decisions to recommend an action are not appealable, even if the recommendation is procedurally required as a prerequisite to some other decision, according to the provisions of CBJ §01.50.020(b).

Project Planner: 
Beth McKibben, Planner
Community Development Department


Michael Satre, Chair
Planning Commission


Elizabeth M. Lewis
Filed With City Clerk


Date

cc: Plan Review

OTE: 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. The CBJ and project 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.