



**PLANNING COMMISSION
NOTICE OF DECISION**

Date: May 14, 2014

File No.: SMF2014 0001

Shawn Kantola
16470 Ocean View Dr.
Juneau, AK 99801

Application For: Final Plat Approval for a Major Subdivision creating 1 regular lot and 2 Bungalow lots on Garnet St. in the Northeast Mendenhall Valley.

Legal Description: Pleasant Garden Block 3 Lot 1

Property Address: 8287 Garnet Street

Parcel Code No.: 5-B24-0-134-011-0

Hearing Date: May 13, 2014

The Planning Commission, at its regular public meeting, adopted the analysis and findings listed in the attached memorandum dated April 24, 2014 and approved the final plat to be conducted as described in the project description and project drawings submitted with the application.

Attachment: April 24, 2014 memorandum from Jonathan Lange, Community Development, to the CBJ Planning Commission regarding SMF2014 0001.

This Notice of Decision does not authorize any construction. 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 to 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, May 13, 2014.

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Project Planner: Jonathan Lange
Jonathan Lange, Planner
Community Development Department

Michael Satre
Michael Satre, Chair
Planning Commission

Jaurie J. Aui 5/19/14
Filed With City Clerk Date

cc: Plan Review

NOTE: The Americans with Disabilities Act (ADA) is a federal civil rights law that may affect this subdivision. 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.