



CITY AND BOROUGH OF SITKA

PLANNING AND COMMUNITY DEVELOPMENT DEPARTMENT GENERAL APPLICATION FORM

- Applications must be deemed complete at least **TWENTY-ONE (21)** days in advance of next meeting date.
- Review guidelines and procedural information.
- Fill form out completely. No request will be considered without a completed form.
- Submit all supporting documents and proof of payment.

APPLICATION FOR:



VARIANCE



CONDITIONAL USE



ZONING AMENDMENT



PLAT/SUBDIVISION

BRIEF DESCRIPTION OF REQUEST: We are requesting a variance for front and rear property lines at 3407 HPR and a conditional use for construction of two separate dwellings.

PROPERTY INFORMATION:

CURRENT ZONING: R1-MH PROPOSED ZONING (if applicable): _____

CURRENT LAND USE(S): Home PROPOSED LAND USES (if changing): Home plus add'l dwelling

APPLICANT INFORMATION:

PROPERTY OWNER: Todd, Julie White

PROPERTY OWNER ADDRESS: ^{mailing} 125 Granite Crk Rd Sitka

STREET ADDRESS OF PROPERTY: 3407 HPR Sitka

APPLICANT'S NAME: Todd White

MAILING ADDRESS: 125 Granite Crk Rd Sitka Ak 99835

EMAIL ADDRESS: Toddwhite@hotmail.com DAYTIME PHONE: 747-3144 or 738-3145

PROPERTY LEGAL DESCRIPTION:

TAX ID: _____ LOT: 10 BLOCK: _____ TRACT: _____

SUBDIVISION: Lot 1-A US SURVEY: USS 2752

White
Last Name

Date Submitted

3407 HPR
Project Address

REQUIRED INFORMATION:

For All Applications:

- ☒ Completed General Application form
- ☒ Supplemental Application (Variance, CUP, Plat, Zoning Amendment)
- ☒ Site Plan showing all existing and proposed structures with dimensions and location of utilities
- ☒ Floor Plan for all structures and showing use of those structures
- ☐ Copy of Deed (find in purchase documents or at Alaska Recorder's Office website)
- ☐ Copy of current plat (find in purchase documents or at Alaska Recorder's Office website)
- ☐ Site photos showing all angles of structures, property lines, street access, and parking – emailed to planning@cityofsitka.org or printed in color on 8.5" x 11" paper
- ☐ Proof of filing fee payment

For Marijuana Enterprise Conditional Use Permits Only:

- ☐ AMCO Application

For Short-Term Rentals and B&Bs:

- ☐ Renter Informational Handout (directions to rental, garbage instructions, etc.)

CERTIFICATION:

I hereby certify that I am the owner of the property described above and that I desire a planning action in conformance with Sitka General Code and hereby state that all of the above statements are true. I certify that this application meets SCG requirements to the best of my knowledge, belief, and professional ability. I acknowledge that payment of the review fee is non-refundable, is to cover costs associated with the processing of this application, and does not ensure approval of the request. I understand that public notice will be mailed to neighboring property owners and published in the Daily Sitka Sentinel. I understand that attendance at the Planning Commission meeting is required for the application to be considered for approval. I further authorize municipal staff to access the property to conduct site visits as necessary. I authorize the applicant listed on this application to conduct business on my behalf.

Owner

Date

Owner

Date

I certify that I desire a planning action in conformance with Sitka General Code and hereby state that all of the above statements are true. I certify that this application meets SCG requirements to the best of my knowledge, belief, and professional ability. I acknowledge that payment of the review fee is non-refundable, is to cover costs associated with the processing of this application, and does not ensure approval of the request.

Applicant (If different than owner)

Date

Last Name

Date Submitted

Project Address

White

3407 HPR



CITY AND BOROUGH OF SITKA

PLANNING AND COMMUNITY DEVELOPMENT DEPARTMENT
SUPPLEMENTAL APPLICATION FORM
CONDITIONAL USE PERMIT

APPLICATION FOR

- ☐ MARIJUANA ENTERPRISE
☐ SHORT-TERM RENTAL OR BED AND BREAKFAST
☒ OTHER: Additional Use

CRITERIA TO DETERMINE IMPACT – SGC 22.24.010(E) (Please address each item in regard to your proposal)

- Amount of vehicular traffic to be generated and impacts of the traffic on nearby land uses:
None
- Amount of noise to be generated and its impacts on surrounding land use: None
- Odors to be generated by the use and their impacts: None
- Hours of operation: N/A
- Location along a major or collector street: 3407 HPR
- Potential for users or clients to access the site through residential areas or substandard street creating a cut through traffic scenario: N/A
- Effects on vehicular and pedestrian safety: None

White Last Name 3407 HPR Project Address

- Ability of the police, fire, and EMS personnel to respond to emergency calls on the site: EASY ACCESS
- Logic of the internal traffic layout: Single level home, 2 bedrooms, 1 1/2 bath
- Effects of signage on nearby uses: none
- Presence of existing or proposed buffers on the site or immediately adjacent the site: Rear of property is ocean front
- Relationship if the proposed conditional use is in a specific location to the goals, policies, and objectives of the comprehensive plan (CITE SPECIFIC SECTION AND EXPLAIN): ADU's are encouraged in the comprehensive plan
- Other criteria that surface through public comments or planning commission review (odor, security, safety, waste management, etc.):

White
Last Name

Date Submitted

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Project Address

REQUIRED FINDINGS (SGC 22.30.160(C):

1. ...The granting of the proposed conditional use permit will not:

a. Be detrimental to the public health, safety, and general welfare because it is A

Home _____;

b. Adversely affect the established character of the surrounding vicinity, because None

_____ ; nor

c. Be injurious to the uses, property, or improvements adjacent to, and in the vicinity of, the site upon

which the proposed use is to be located, because, _____

_____;

2. The granting of the proposed conditional use permit is consistent and compatible with the intent of the

goals, objectives, and policies of the comprehensive plan and any implementing regulation, specifically,

conforms to Comprehensive Plan Section H 1.1A which states encouraging ADU's

because the proposal _____

_____;

3. All conditions necessary to lessen any impacts of the proposed use are conditions that can be monitored and

enforced, because _____

_____.

ANY ADDITIONAL COMMENTS Due to property size being reduced by the
recent addition of an Easement through our property we are now
needing to separate mother/father-in-law unit from main home by
building on each side of the Easement.

Applicant

Julie White

Date

8/14/2020

Last Name

White

Date Submitted

Project Address

3407 HPR