



CITY AND BOROUGH OF SITKA

PLANNING AND COMMUNITY DEVELOPMENT DEPARTMENT GENERAL APPLICATION

- 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 short-term permit

PROPERTY INFORMATION:

CURRENT ZONING: R2 PROPOSED ZONING (if applicable): no change

CURRENT LAND USE(S): Residential PROPOSED LAND USES (if changing): no change

APPLICANT INFORMATION:

PROPERTY OWNER: Misty Fjord Rentals, LLC

PROPERTY OWNER ADDRESS: Po Box 1049 Sitka, AK 99835

STREET ADDRESS OF PROPERTY: 1908 Sawmill Creek Rd. Sitka, AK, 99835

APPLICANT'S NAME: David C. Allen

MAILING ADDRESS: 1900 Sawmill Creek Rd. Sitka, AK 99835

EMAIL ADDRESS: dallen@allenmarne.com DAYTIME PHONE: 907-738-3283

Last Name

Date Submitted

Project Address

REQUIRED SUPPLEMENTAL 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
- ☐ Proof of filing fee payment
- ☐ Other: _____

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

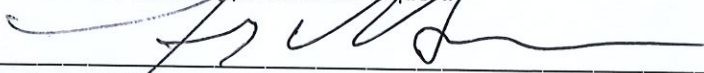
1-11-22

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)

1-11-22

Date

Last Name

Date Submitted

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Project Address



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: _____

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

- Hours of operation: House is accessible 24/7
- Location along a major or collector street: Private driveway off Sawmill Creek Road
- Amount of vehicular traffic to be generated and impacts of the traffic on nearby land uses:
no additional impact compared to normal housing traffic
- Potential for users or clients to access the site through residential areas or substandard street creating a cut through traffic scenario: Access is attained through private driveway accessed from smc.
- Effects on vehicular and pedestrian safety: none
- Ability of the police, fire, and EMS personnel to respond to emergency calls on the site: All are easily accessible
- Describe the parking plan & layout: House has a garage and ample parking. No potential impacts to neighbors
- Proposed signage: Sign to be placed on smc to identify the property

- Presence of existing or proposed buffers (ie. Fences, boundary walls, natural barriers, etc.) on the site or immediately adjacent the site:

There is a natural cliff & vegetation that buffers all neighbors

- Amount of noise to be generated and its impacts on neighbors: none over normal

household use

- Other criteria that surface through public comments or planning commission review (odor, security, safety, waste management, etc):

none noted

- Mitigation/ Management Plan (How will site be managed to ensure low/no impact on neighbors?)

Property is insulated from neighbors from natural barriers.
Property will be managed by owner who lives in close proximity

REQUIRED FINDINGS (SGC 22.30.160(C):

1. The city may use design standards and other elements in this code to modify the proposal. A conditional use permit may be approved only if all of the following findings can be made regarding the proposal and are supported by the record that the granting of the proposed conditional use permit will not:

	Initial
a. Be detrimental to the public health, safety, and general welfare;	Dg
b. Adversely affect the established character of the surrounding vicinity; nor	Dg
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.	Dg
2. The granting of the proposed <u>conditional use</u> permit is consistent and compatible with the intent of the goals, objectives and policies of the <u>comprehensive plan</u> and any implementing regulation.	Dg
3. All conditions necessary to lessen any impacts of the proposed use are conditions that can be monitored and enforced.	Dg
4. The proposed use will not introduce hazardous conditions at the site that cannot be mitigated to protect adjacent properties, the vicinity, and the public health, safety and welfare of the community from such hazard.	Dg
5. The <u>conditional use</u> will be supported by, and not adversely affect, adequate public facilities and services; or that conditions can be imposed to lessen any adverse impacts on such facilities and services.	Dg
6. Burden of Proof. The <u>applicant</u> has the burden of proving that the proposed <u>conditional use</u> meets all of the criteria in subsection B of this section.	Dg

ANY ADDITIONAL COMMENTS _____

D R Dg
Applicant

1-11-2021
Date

Last Name

Date Submitted

Project Address