



City and Borough of Sitka

PUBLIC WORKS

100 LINCOLN STREET • SITKA, ALASKA 99835
PHONE (907) 747-1804 • FAX (907) 747-3158

January 14, 2016

Aaron Bean
215 Peterson Ave
Sitka, AK 99835

Unit #2 only

Page 1 of 2

RE: Interior remodel - plumbing, electrical and mechanical additions to existing building at 4614 Halibut Point Road #2

Dear Mr. Bean:

Plans for the above-referenced project, an occupancy change to "F-2", and remodel for storage and agricultural purposes, have been reviewed by this office. This permit is issued with the understanding that the following additional information will be provided as submittals and that there will be plumbing, electrical, and mechanical issues yet to be identified and resolved:

1. Pay particular attention to fire separation requirements between this unit and adjacent storage units. This involves a 1-hour fire separation on the common walls. Contact this office with any questions.
2. The stairs and exit passageway must be protected by a 1-hour fire separation.
3. Egress illumination is required.
4. Please identify any chemicals that will be stored or dispensed on site along with the location and type of storage containers. This includes, but is not limited to, pesticides, fertilizers and other soil amendments.
5. Submittals on the HVAC system, i.e., heating system and wiring, air distribution, and associated systems will be provided.
6. Ventilation and moisture control is an important aspect of any agricultural operation. Please provide submittals on these systems.
7. Materials in direct contact with water or subject to high levels of humidity must be resistant to rot and decay.
8. Identify the sprinkler contractor and provide submittals.



City and Borough of Sitka

DEPARTMENT OF PUBLIC WORKS

100 Lincoln Street, Sitka, Alaska 99835
(907) 747-1804 • Fax (907) 747-3158PROJECT _____
LOCATION _____DATE _____ BY _____
SCALE _____ SHEET _____ OF _____

- Load Calcs (from Electrical Administrator)
- Design details - ventilation system (from Mech Administrator)
- ~~Design load (drying areas?) above dry joints.~~



City and Borough of Sitka

DEPARTMENT OF PUBLIC WORKS

100 Lincoln Street, Sitka, Alaska 99835
(907) 747-1804 • Fax (907) 747-3158

PROJECT Aaron Beam

LOCATION _____

DATE _____

BY _____

SCALE _____

SHEET _____

OF _____

• Mike White, for heat pumps

• Dan Littlefield, electric (some or all?) 3/4

• Schmolde

• First permits (2ea) - structural only
2 Bays of the storage units

• 3rd and possibly 4th permit - electrical & HVAC

K-1

Samantha Pierson

From: Michael Scarcelli
Sent: Thursday, April 28, 2016 8:11 AM
To: Samantha Pierson
Subject: FW: Green Leaf Special Use Permit (Sitka)
Attachments: Sitka Cultivation CUP.docx; deed.tif; plat.TIF; SUP .pdf; Copy of Green Leaf HVAC calculations.pdf; Copy of Greenleaf Floor 2nd Floor Layout.pdf; Green Leaf drying room specs.xlsx; Greenleaf 1st floor layout w jdww camera placement 4.14.16.pdf; JDW camera notes on 2nd floor cultivatin layout 4.13.2016.pdf

For file Meeting with him at 11am.

From: Aaron Bean [mailto:aaron.bean@greenleafalaska.com]
Sent: Wednesday, April 27, 2016 6:21 PM
To: Michael Scarcelli <michael.scarcelli@cityofsitka.org>
Cc: Jana Weltzin <jana@jdwccounsel.com>
Subject: Green Leaf Special Use Permit (Sitka)

Mike,

I've attached supplemental documents for Green Leaf's Special Use Permit. The 'SUP' document contains excerpts from Green Leaf's operational. I put an email into Conner about the 'as built' for the building. I just figured the parking out, and I haven't had a chance to add it to the narrative yet. According to SGC 22.20.100 -Off street parking- I would have five 9'x18' parking spots. We anticipate 4 employees.

John Bartlett -Schmolek Mechanical- is working on the HVAC design. Southeast Fire Protection is working on plans for our sprinklers.

I'm really hoping we won't have publicize any part of Green Leaf's operational plan, and if we can redact some of the grow production, humidity and HVAC information from the floor plans/diagrams I'd feel much better.

Please let me know if I need to have anything else for our meeting.

Thanks for all your help with this!

-Aaron



Aaron Bean
Conditional Use Permit Request
4614 Halibut Point Road

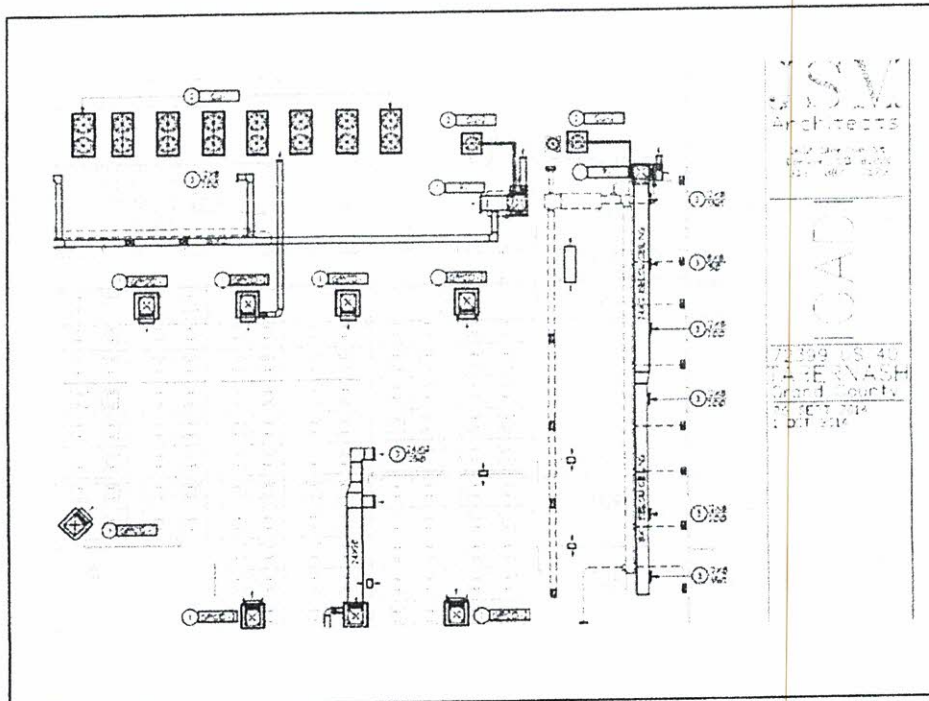
How to grow indoors – key decisions:

1. Medium (soil based or hydroponic)
2. Lighting - 1,000 watt bulbs
3. Water and drainage
4. Temperature control
5. Humidity control
6. Air circulation
7. Carbon dioxide
8. Security



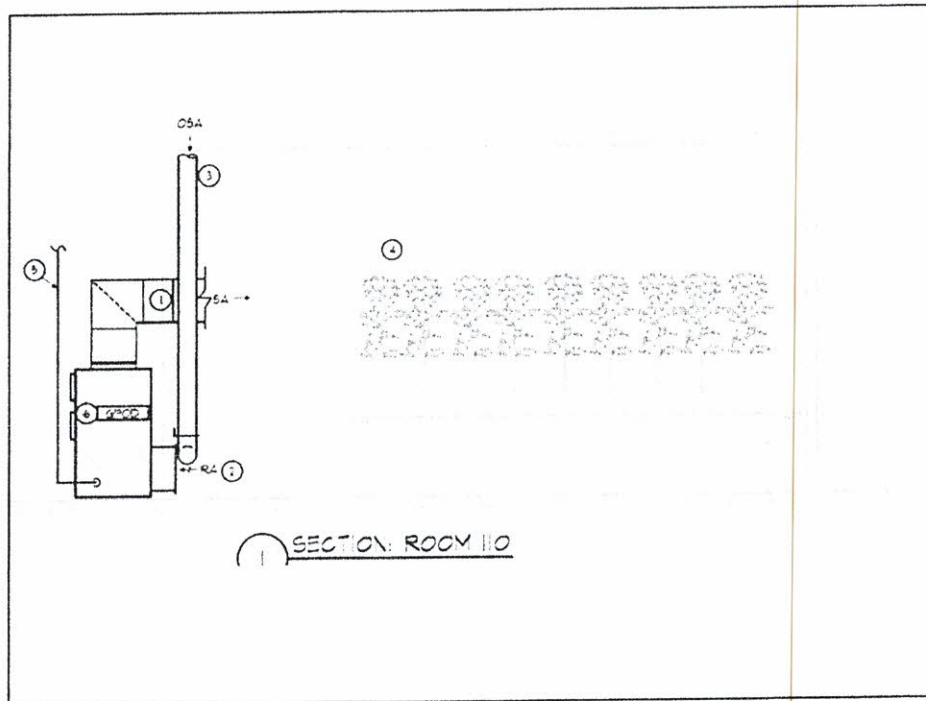
L-2

X



Aaron Bean

Conditional Use Permit Request
4614 Halibut Point Road



Veg Rooms vs. Flower Rooms

Vegetative Stage:

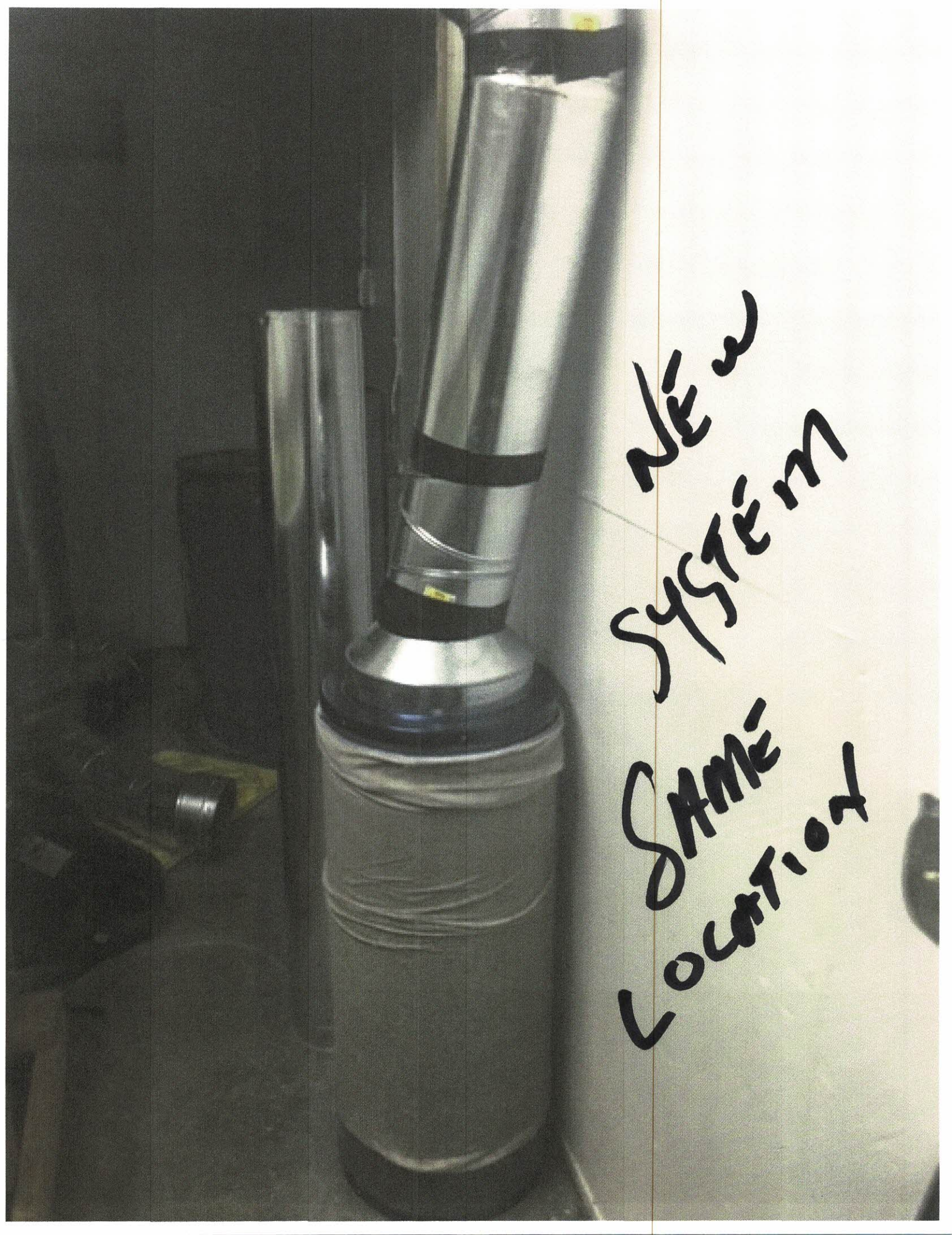
- Lighting 18-24 Hours
- Temperature
 - Lights ON: 70-85F
 - Lights OFF: 60-70F
- Humidity 50-80% RH
- CO₂ levels 1,200-1,500 ppm

Flowering Stage:

- Lighting 12 Hours
- Temperature 65-80F
- Humidity 40-50% RH
- CO₂ levels 1,200-1,500 ppm

Aaron Bean

Conditional Use Permit Request
4614 Halibut Point Road



NEW
SYSTEM
SAME
LOCATION

OL1
SYSTEM

