



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: Subdivide 2507 Sme into 4
lots, Accessed by easement, Current property accessed
by private drive.

PROPERTY INFORMATION:

CURRENT ZONING: R2-MH PROPOSED ZONING (if applicable): _____
 CURRENT LAND USE(S): RD-MH PROPOSED LAND USES (if changing): _____

APPLICANT INFORMATION:

PROPERTY OWNER: Cody Craig Lewis
 PROPERTY OWNER ADDRESS: C/O Box 2222 Sitka, Alaska [99835]
 STREET ADDRESS OF PROPERTY: 2507 Sme
 APPLICANT'S NAME: Cody Lewis
 MAILING ADDRESS: C/O Box 2222 Sitka, Alaska [99835]
 EMAIL ADDRESS: actionalaska@yahoo.com DAYTIME PHONE: (907) 738-7311

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.)
- Documentation establishing property as primary residence (motor vehicle registration, voter registration, etc.)
- Signed Affidavit of Primary Residence for Short-term Rental Conditional Use Permit

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

5/2/2023

Date



Owner

5/2/2023

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



CITY AND BOROUGH OF SITKA
 PLANNING AND COMMUNITY DEVELOPMENT DEPARTMENT
 SUPPLEMENTAL APPLICATION FORM
 PLAT APPLICATION

APPLICATION FOR

- MAJOR SUBDIVISION/PLANNED UNIT DEVELOPMENT
- MINOR SUBDIVISION/HYBRID SUBDIVISION
- SUBDIVISION REPLAT/LOT MERGER/EASEMENT AMENDMENT
- BOUNDARY LINE ADJUSTMENT

ANALYSIS: (Please address each item in regard to your proposal)

- **SITE/DIMENSIONS/TOPOGRAPHY:** See plat by S7 north Surveying

- **EXISTING UTILITIES AND UTILITY ROUTES:** Upgraded and included in proposed plat by S7 north.

- **PROPOSED UTILITIES AND UTILITY ROUTES:** See plat proposal by S7 north.

- **ACCESS, ROADS, TRANSPORTATION, AND MOBILITY:** Included in proposed plat provided by S7 north Surveying.

- **IMPACT OF PROPOSAL ON ANY EXISTING EASEMENTS:** Rail road easement is encroached, however, current City Roads, Access driveways, and structures exist in RR easements.

- **PUBLIC HEALTH, SAFETY, AND WELFARE:** Increased Residential Capacity of Sitka, which is a great need.

- **ACCESS TO LIGHT AND AIR:** Ample

• ORDERLY AND EFFICIENT LAYOUT AND DEVELOPMENT: See proposed plat by
S7 north Surveying.

• DESCRIBE ALL EXISTING STRUCTURES, THEIR USE, AND PROXIMITY TO PROPOSED PROPERTY LINES:
Currently, a residential property exists as shown
on plat provided by S7 north. It is a dual
family, up and down rental, with its own driveway, and
will not be affected by the subdivision.

• EXISTENCE OF ANY ENCROACHMENTS: unknown.

• AVAILABILITY OF REQUIRED PARKING: Ample / adequate

• SUMMARY OF PROPOSED EASEMENT AGREEMENTS OR COVENANTS: Private road maintenance
agreement will need to be put into force, and access
easement recorded for current property.

ANY ADDITIONAL COMMENTS _____

Cody Cray -
Applicant

5/2/2023
Date

