



CITY AND BOROUGH OF SITKA

Meeting Agenda

Planning Commission

Chris Spivey, Chair
Darrell Windsor, Vice Chair
Debra Pohlman
Randy Hughey
Richard Parmelee

Tuesday, January 17, 2017

7:00 PM

Harrigan Centennial Hall

I. CALL TO ORDER AND ROLL CALL

II. CONSIDERATION OF THE AGENDA

III. CONSIDERATION OF THE MINUTES

A [PM-16](#) Approval of the December 20, 2016 meeting minutes.

Attachments: [December 20 2016 draft](#)

B [PM-17](#) Approval of the January 3, 2016 meeting minutes.

Attachments: [1.3.17 draft](#)

IV. REPORTS

C [16-00](#) Planning Regulations and Procedures.

Attachments: [Planning Regulations and Procedures](#)

D [CUP 15-22](#) Annual report for a conditional use permit granted to Roberta Littlefield for a kennel at 4102 Halibut Point Road. No action required.

Attachments: [Update for December 2016](#)

E [CUP 16-02](#) Annual report for a conditional use permit for a short-term rental granted to William Hutton at 1232 Georgeson Loop. No action required.

Attachments: [Report December 2016](#)

V. THE EVENING BUSINESS

F [MISC 17-02](#) Election of officers for 2017.

Attachments: [Appoint Officers 2017](#)

- G** [CUP 16-03](#) Annual review of a conditional use permit granted to Karen Lucas for a non-motorized food cart at 242 Katlian Avenue. The property is also known as Lot 21 Block 1 Sitka Indian Village, US Survey 2542. The owner of record is Karen Lucas.
Attachments: [Lucas Review 1.17.17](#)
- H** [P 16- 15](#) Public hearing and consideration of a preliminary plat of a major subdivision of 800 Alice Loop to result in 11 lots. The property is also known as Lot 16 Ethel Staton Subdivision. The request is filed by Shee Atika, Inc. The owner of record is Shee Atika Holdings Alice Island, LLC.
Attachments: [Alice Loop Major Prelim 1.17.17](#)
- I** [VAR 16-23](#) Public hearing and consideration of a variance request for 220 Lakeview Drive. The variance is for the reduction in the side setback from 8 feet to 3 feet for the construction of a shed. The property is also known as Lot 2 Lakeview Glen Subdivision. The request is filed by Randy Hughey. The owners of record are Randy and Carol Hughey.
Attachments: [Hughey 1.17.17](#)
[Hughey mailing 1.6.17](#)
- J** [VAR 16-25](#) Public hearing and consideration of a variance request for 205 Crabapple Drive. The request is for the reduction of the front setback from 20 feet to 16 feet, and the reduction of the side setback from 8 feet to 6 feet for the expansion of a house. The property is also known as Lot 23 Lakeview Heights Subdivision. The request is filed by Aaron and Emily Routon. The owners of record are Aaron and Emily Routon.
Attachments: [Routon 1.17.17](#)
- K** [VAR 16-26](#) Public hearing and consideration of a variance request for 312 Eliason Loop. The request is for the reduction in the front setback from 20 feet to 12 feet for the construction of an accessory dwelling unit. The property is also known as Lot 2 Block 6 Hillside Subdivision. The request is filed by Mike and Taylor Vieira. The owners of record are Mike and Taylor Vieira.
Attachments: [Vieira variance 1.17.17](#)
- L** [CUP 16-39](#) Public hearing and consideration of a conditional use permit request for 312 Eliason Loop. The request is for the construction of an accessory dwelling unit requiring a variance. The property is also known as Lot 2 Block 6 Hillside Subdivision. The request is filed by Mike and Taylor Vieira. The owners of record are Mike and Taylor Vieira.
Attachments: [Vieira CUP 1.17.17](#)
- M** [MISC 17-04](#) Discussion and direction of the land use, housing, and economic sections of the Comprehensive Plan. Commissioners to share top priorities from each category.

VI. PLANNING DIRECTOR'S REPORT**VII. PUBLIC BUSINESS FROM THE FLOOR****VIII. ADJOURNMENT**

NOTE: More information on these agenda items can be found at <https://sitka.legistar.com/Calendar.aspx> or by contacting the Planning Office at 100 Lincoln Street. Individuals having concerns or comments on any item are encouraged to provide written comments to the Planning Office or make comments at the Planning Commission meeting. Written comments may be dropped off at the Planning Office in City Hall, emailed to planning@cityofsitka.org, or faxed to (907) 747-6138. Those with questions may call (907) 747-1814.

Publish: January 9 and 11