



REGULAR PLANNING COMMISSION AGENDA

August 12, 2025 at 7:00 PM

Zoom Webinar Only

<https://juneau.zoom.us/j/85421744892> or 1-253-215-8782 Webinar ID: 854 2174 4892

A. LAND ACKNOWLEDGEMENT

We would like to acknowledge that the City and Borough of Juneau is on Tlingit land and wish to honor the indigenous people of this land. For more than ten thousand years, Alaska Native people have been and continue to be integral to the well-being of our community. We are grateful to be in this place, a part of this community, and to honor the culture, traditions, and resilience of the Tlingit people. *Gunalchéesh!*

B. ROLL CALL

C. REQUEST FOR AGENDA CHANGES AND APPROVAL OF AGENDA

D. APPROVAL OF MINUTES

1. July 15, 2025, Draft Minutes Planning Commission Committee of the Whole - APPROVED

E. BRIEF REVIEW OF THE RULES FOR PUBLIC PARTICIPATION

- F. PUBLIC PARTICIPATION ON NON-AGENDA ITEMS (Limited to no more than 20 minutes, with each speaker limited to a length of time set by the Mayor not to exceed three minutes.)

G. ITEMS FOR RECONSIDERATION

H. CONSENT AGENDA

1. SMF2025 0002: Final Plat approval for Phase 1B of Pederson Hill Subdivision. - APPROVED AS RECOMMENDED

Applicant: Tlingit and Haida Regional Housing Authority

Location: Glacier Hwy

DIRECTOR'S REPORT

The applicant requests a final plat review for Pederson Hill Subdivision, Phase 1B. The approval would authorize the development of 30 residential lots and two (2) public use lots, including right-of-ways and a pedestrian thoroughfare (Wild Rose Walk). The subdivision is consistent with the approved preliminary plat (SMP2016-0002).

STAFF RECOMMENDATION

Staff recommends the Planning Commission adopt the Director's analysis and findings and APPROVE Final Plat SMF2025 0002.

I. UNFINISHED BUSINESS

1. **AME2019 0015:** The proposed Text Amendment would update the City and Borough of Juneau's Comprehensive Plan by adding the Downtown Douglas / West Juneau Area Plan as an attachment. - **RECOMMENDED AS AMENDED**

Applicant: City and Borough of Juneau

Location: N/A

DIRECTOR'S REPORT

The draft Downtown Douglas / West Juneau Area Plan (the Plan) is a 20-year vision for development and growth in the area from the Juneau-Douglas Bridge to Sandy Beach. The Plan includes five main elements to set forth the goals and actions that support its vision of a community that is: connected, prosperous, healthy and active, cultural and artistic, and sustainable and green.

STAFF RECOMMENDATION

Staff recommends that the Planning Commission APPROVE the Downtown Douglas / West Juneau Area Plan as an addition to the CBJ Comprehensive Plan and forward their Notice of Recommendation to the City Assembly.

J. REGULAR AGENDA

K. OTHER BUSINESS

L. STAFF REPORTS

M. COMMITTEE REPORTS

N. LIAISON REPORT

O. CONTINUATION OF PUBLIC PARTICIPATION ON NON-AGENDA ITEMS

P. PLANNING COMMISSION COMMENTS AND QUESTIONS

Q. EXECUTIVE SESSION

R. SUPPLEMENTAL MATERIALS

1. **Additional Materials**

S. ADJOURNMENT

ADA accommodations available upon request: Please contact the Clerk's office 36 hours prior to any meeting so arrangements can be made for closed captioning or sign language interpreter services depending on the meeting format. The Clerk's office telephone number is 586-5278, e-mail: city.clerk@juneau.gov.

