

PLANNING COMMISSION REGULAR MEETING MINUTES

September 13, 2022 at 7:00 PM



Assembly Chambers/Zoom Webinar

This meeting will be held in person and by remote participation. For remote participation: join the Webinar by visiting <https://juneau.zoom.us/j/84149547128> and use the Webinar ID: 841 4954 7128, or join by telephone, calling: 1-253-215-8782 and enter the Webinar ID. You may also participate in person in City Hall Assembly Chambers, 155 S. Seward Street, Juneau, AK

A. LAND ACKNOWLEDGEMENT

B. ROLL CALL

C. REQUEST FOR AGENDA CHANGES AND APPROVAL OF AGENDA

D. APPROVAL OF MINUTES

1. August 9, 2022 Draft Minutes, Regular Planning Commission - APPROVED

E. BRIEF REVIEW OF THE RULES FOR PUBLIC PARTICIPATION

F. PUBLIC PARTICIPATION ON NON-AGENDA ITEMS

G. ITEMS FOR RECONSIDERATION

H. CONSENT AGENDA

I. UNFINISHED BUSINESS

J. REGULAR AGENDA

2. AME2022 0005: A rezone of approximately 10 acres from a D10 single-family to a D10 residential zone - RECOMMENDED APPROVAL TO THE ASSEMBLY

Applicant: Moline Investment Management

Location: Pederson Hill

RECOMMENDATION

Staff recommends the Planning Commission adopt the Director's analysis and findings and forward a recommendation of APPROVAL to the Assembly for the requested rezone application of 10.97 acres of Pederson Hill to D10 from D10SF.

DIRECTOR'S REPORT

The applicant requests a rezone of 10.97 acres of CBJ-owned land from D10SF to D10 zoning between Karl Reishus Boulevard and Hamilton Street. The maximum density of these zoning districts is the same; however, D10 zoning allows more flexibility in the type of units, and how to distribute the density across the site. This rezone conforms to the 2013 Comprehensive Plan Land Use Map designation of Medium Density Residential, and conforms with the goals of the 2013 Comprehensive Plan, the 2016 Housing Action Plan, and the 2016 Economic Development Plan.

Staff recommends the Planning Commission adopt the Director's analysis and findings, and recommend Approval of the rezone to the Assembly.

3. PAD2022 0001: A Land Disposal of 3,000 square feet - RECOMMENDED APPROVAL TO THE ASSEMBLY

Applicant: Jon & Susanne Reiswig

Location: North Douglas Highway

RECOMMENDATION

Staff recommends the Planning Commission adopt the Director's analysis and findings and forward a recommendation of DENIAL to the CBJ Assembly for the acquisition and disposal of land by the CBJ.

DIRECTOR'S REPORT

The applicant requests a Property Acquisition and Disposal permit to purchase approximately 3,000 square feet of land located on North Douglas Highway in order to construct a driveway for a proposed future subdivision. The applicant proposes purchasing the land and consolidating it with their 11.63-acre property in order to create a buildable lot.

Staff recommends the Planning Commission adopt the Director's analysis and findings, and recommend denial of the land disposal to the Assembly.

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

4. Additional Materials Packet for September 13, 2022 Planning Commission

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, TDD 586-5351, e-mail: city.clerk@juneau.org.