



**PLANNING COMMISSION
NOTICE OF DECISION**

Date: October 9, 2002

File No.: USE2002-00027

Chris Crenshaw
6205 Glacier Hwy
Juneau, AK 99801

Application For: A conditional use permit to construct and operate a seafood processing plant.

Legal Description: ATS 357 Lt 2

Parcel Code No.: 4-B31-0-100-001-1

Hearing Date: October 8, 2002

The Planning Commission, at its regular public meeting, adopted the analysis and findings listed in the attached memorandum dated October 3, 2002 and approved the conditional use permit for a seafood processing plant, to be conducted as described in the project description and project drawing submitted with the application and with the following conditions:

- 1) Prior to the issuance of a building permit, the applicant shall submit a drainage plan which includes oil/water separators and a maintenance plan for the separators.
- 2) Preparation of the fill site and placement of fill material must be accomplished so that entry of fines and suspendible material into the ocean is kept to the minimum practicable.
- 3) Fill material must consist of rock fill and riprap that are free from fines and suspendible material to the extent practicable, and free from contamination by petroleum products or toxic substances.
- 4) Disturbance of tidelands must be kept to the minimum necessary to practicably accomplish the work. Operation of machinery and equipment on tidelands must remain within the fill footprint to the extent practicable.
- 5) The fill structure must be designed and constructed to ensure long-term stability.
- 6) Material such as sorbent pads and booms must be available on site, and must be used to contain and clean up any petroleum product spilled as a result of construction activity.

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In addition, two conditions were added during the Planning Commission meeting:

- 7) Prior to the issuance of a CBJ building permit, the applicant shall submit a treatment plan for warehouse gray water treatment.
- 8) In-water work is prohibited between March 15 and June 15, for protection of juvenile salmonids. This prohibition includes excavation, fill, pile-driving, and other construction.

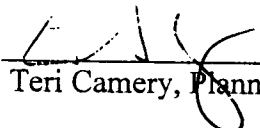
Attachments: October 3, 2002 memorandum from Teri Camery, Community Development to the CBJ Planning Commission regarding USE2002-00027

This Notice of Decision constitutes a final decision of the CBJ Planning Commission. Appeals must be brought to the CBJ Assembly in accordance with CBJ §01.50.030. Appeals must be filed by 4:30 P.M. on the day twenty days from the date the decision is filed with the City Clerk, pursuant to CBJ §01.50.030 (c). Any action by the applicant in reliance on the decision of the Planning Commission shall be at the risk that the decision may be reversed on appeal (CBJ Sec. 49.20.120).

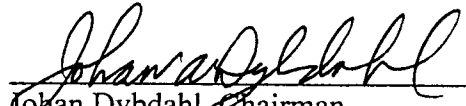
Effective Date: The permit is effective upon approval by the Commission
October 8, 2002

Expiration Date: The permit will expire 18 months after the effective date, or April 8, 2004 if no Building Permit has been issued and substantial construction progress has not been made in accordance with the plans for which the development permit was authorized. Application for permit extension must be submitted thirty days prior to the expiration date.

Project Planner:




Teri Camery, Planner



Johan Dybdahl, Chairman
Planning Commission

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Filed With City Clerk



10/10/02

cc: Plan Review

NOTE: The Americans with Disabilities Act (ADA) is a federal civil rights law that may affect this development project. ADA regulations have access requirements above and beyond CBJ - adopted regulations. Owners and designers are responsible for compliance with ADA. Contact an ADA - trained architect or other ADA trained personnel with questions about the ADA: Department of Justice (202) 272-5434, or fax (202) 272-5447, NW Disability Business Technical Center 1 (800) 949-4232, or fax (360) 438-3208.