



# REGULAR PLANNING COMMISSION AGENDA

September 24, 2024 at 7:00 PM

Zoom Webinar

---

<https://juneau.zoom.us/j/82256333971> or 1-253-215-878

Webinar ID: 822 5633 3971

**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**

**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**

1. **SMF2024 0002**: Final Plat approval for the ten (10) lot Silver Acres Subdivision in accordance with the conditions outlined in SMP2024-0002. - **APPROVED AS RECOMMENDED**

Applicant: Shawn Kantola

Location: Silver Street

**DIRECTOR'S REPORT**

The Preliminary Plat was approved with conditions with the Notice of Decision for case SMP2024-0002, signed by Chairperson Mandy Cole on August 5, 2024.

The applicant has requested approval for the Final Plat of the Silver Acres Subdivision. Property taxes and bonding for required improvements are still pending. The revised final plat complies with all other conditions outlined in the Notice of Decision for SMP2024-0002.

Conditions for approval:

- Full payment of property taxes for the remainder of the calendar year. – In process, property taxes will be paid in full prior to final plat recording.
- Submission of construction drawings to facilitate the bonding estimate. – Complete, See Attachment C.

- Completion of required improvements or provision of a financial guarantee. – Bonding estimate is in process with CBJ GE.
- Development of a plat note to preserve the walking path along the CBJ sewer and drainage easement. – Completed, see note 17.
- Addition of eight new plat notes. – Complete, All requested notes have been added. See Attachment B, plat notes: 11-17.

**STAFF RECOMMENDATION**

Staff recommends APPROVAL of the Final Plat, with the conditions that full payment of property taxes and the construction of, or establishment of bonding for improvements prior to final plat recording.

2. **CSP2024 0002**: City/State Project and Land Action Review Application for installation of roundabout - **APPROVED AS AMENDED**

Applicant: State of Alaska

Location: Mendenhall Loop Road-Valley Boulevard-Mendenhall Boulevard

**DIRECTOR'S REPORT**

The applicant requests a State Project Review to replace the signalized intersection of the Mendenhall Loop Road-Valley Boulevard-Mendenhall Boulevard with a single lane roundabout.

**STAFF RECOMMENDATION**

Staff recommends the Planning Commission adopt the Director’s analysis and findings and approve City/State Project CSP2024 0002.

**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**

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