

Planning Commission Report

TO: Borough Assembly

FROM: Planning Commission

Subject: Lease for Joatmon Enterprises LLC

Summary: Application from Joatmon Enterprises, LLC to lease borough 6,400 sf of tidelands at the Scow Bay Turnaround for the purposes of establishing and operating a vessel maintenance business.

Recommendation: Recommend Assembly approve with conditions

The Petersburg Planning & Zoning Commission makes the following findings of fact:

1. Proposed lease area is located at the Scow Bay Turnaround. The parcel is zoned Industrial.
2. Review of the application by Borough Departments was completed. Comments are included in the application and/or attached.
3. At the public hearing held on May 12, 2020, the Planning Commission considered and reviewed applicant materials, public comments and testimony, and Borough Department comments.

Recommendations Based on Findings of Fact:

A. Planning Commission recommends preliminary approval be granted

The lease application is consistent with proposed use for the area.

B. Recommended Conditions of Approval:

The Planning Commission recommends the lease agreement include a three-year review to ensure the site is being used as proposed, i.e. for maintenance and repair of vessels.

If the site is not being used as intended, the applicant be given 90 days to provide a plan to develop the site as proposed.