

“I move to make the following findings in accordance with Sitka General Code 22.30.160.C...”

Findings approved 6-0

<p>1. Granting the conditional use permit will not:</p> <ul style="list-style-type: none"> • Be detrimental to the public health, safety, and general welfare • Adversely affect the established character of the surrounding vicinity; nor • Be injurious to the uses, property, or improvements adjacent to, and in the vicinity of, the site upon which the proposed use is to be located on. 	<p>Because:</p>	<p>the property is located in a high traffic area where increased traffic and activity is unlikely to create noticeable, negative impacts on the surrounding vicinity. Further, the operational plan as submitted addressed and/or mitigated potential negative impacts.</p>
<p>2. The granting of the proposed conditional use permit is consistent and compatible with the intent of the goals, objectives and policies of the comprehensive plan and any implementing regulation.</p>	<p>Specifically, Comprehensive Plan:</p>	<p>policy direction that encourages housing options for at-risk populations and youth engagement.</p>
<p>3. All conditions necessary to lessen any impacts of the proposed use are conditions that can be monitored and enforced.</p>	<p>Conditions can be monitored and enforced through:</p>	<p>required State licensure that is necessary for this use in conjunction with the conditional use permit and the opportunity for redress to the Planning Commission as required in the conditions of approval.</p>
<p>4. The proposed use will not introduce hazardous conditions at the site that cannot be mitigated to protect adjacent properties, the vicinity, and the public health, safety and welfare of the community from such hazard.</p>	<p>Because:</p>	<p>the proposed use introduces residential use into a residential zone which the board does not find to be hazardous.</p>
<p>5. The conditional use will be supported by, and will not adversely affect, adequate public facilities and services; or that conditions can be imposed to lessen any adverse impacts on such facilities and services.</p>	<p>Because:</p>	<p>the property is located on a state-maintained right-of-way and served by municipally owned and maintained utilities that are of adequate design to accommodate the use.</p>
<p>6. Burden of proof. The applicant has the burden of proving that the proposed conditional use meets all of the criteria in subsection B of this section.</p>	<p>The applicant has met the burden proof because:</p>	<p>they provided operational plans that adequately addressed and/or mitigated concerns regarding potential impacts to the surrounding vicinity.</p>