Unit 3e - Auke Bay

Background

This unit contains some of the highest value state lands in the CBJ. The unit contains Auke Bay, including Auke Nu Cove, the Alaska Marine Highway ferry terminal, the head of Auke Bay with its marinas, and tidelands along Fritz Cove Road. These areas are also in the Auke Bay AMSA proposed by the Juneau Coastal Management Plan. An AMSA plan has not yet been initiated. Because of the complexity of this unit, it has been divided into the following subareas and is described from west to east: Auke Nu Cove, ferry terminal, Auke Bay, Fritz Cove Road, and Auke Lake.

Auke Nu Cove (Subunits 3e1, 3e2, 3e9). Auke Nu Cove is immediately north of Auke Cape and is a protected bight in the northwest coastline of Auke Bay. There are no public facilities for small boat use in or near Auke Nu Cove, although a few small boats are moored there. Auke Nu Cove is very shallow and for the most part goes dry at low tides. Grassy tidelands and a healthy wetlands ecosystem have discouraged dredging and other related harbor developments.

The National Oceanic and Atmospheric Administration (NOAA) recently completed a land exchange with the U.S. Coast Guard for 27 acres on Auke Cape. NOAA intends to develop the upland parcel and may request authorizations on adjacent state tidelands just east of the cape (Subunit 3e9). Over the next 20 years, NOAA may build an office complex for up to 500 people. The complex would include offices and warehouse accommodations. Proposed tideland facilities may include both large and small vessel docking facilities, net pens, submerged water lines, and research sites.

The 1983 CBJ Small Boat Harbor Development Plan looked at building a dry storage yard and boat launch ramps on fill placed on 14 acres of tidelands in Auke Nu Cove (Subunit 3e1). Private developers have also proposed a small boat harbor in this location. This site was analyzed previously by the state and the U.S. Army Corps of Engineers as a site for a new year-round marina. The site was found to be unsuitable for development due to the probable destruction of the intertidal habitat used by spawning herring, shorebirds, and shellfish.

Ferry Terminal (Subunits 3e3, 3e4, 3e5, 3e6, 3e7, and 3e8). These subunits include state tidelands. Existing development includes the state ferry terminal and the dock for the Greens Creek Mine ferry. The revised JCMP designated Subunits 3e4 and 3e5 as a "Special Waterfront Area." The JCMP allows fill in the 9-acre designated area.

Subunit 3e5 contains the Greens Creek Mine ferry dock and parking area (lease ADL 101598). An application (ADL 105281) is pending to lease an area along the shoreline just west of the existing dock to allow the Greens Creek ferry room to maneuver. Another application is pending (ADL 104721) for a seafood processing facility just east of the existing Greens Creek dock. This proposed facility would include a barge facility and fuel dock. The proposal does not include fill, but includes a floating dock, ramp, fuel dock, pier, riprap, barge loading-unloading area, and warehouse.

Auke Bay (Subunits 3e10, 3e11, 3e12, 3e13, 3e14, 3e16, 3e22, 3e26, and 3e52). Auke Bay is a large open bay 14 miles north of downtown Juneau supporting a wide variety of public, private, commercial, and institu-

tional developments. Auke Bay is a site of heavy recreational and commercial boating use, containing one public and two private marinas and a public boat launch ramp. The bay is also the source of salt water for research conducted at the National Marine Fisheries Service (NMFS) laboratory and UAS research facilities. The bay has high scenic values and provides habitat for aquatic wildlife. Constraints include the congested road and inadequate upland space for vehicle parking related to the marinas and launch ramp. Development occurs all along the waterfront. There are only a few vacant lots remaining adjacent to the shoreline. The CBJ Comprehensive Plan designated Subunits 3e14, 3e22, and 3e52 Waterfront Commercial, and the Juneau Coastal Management Plan designated Subunits 3e14 and 3e52 a Special Waterfront Area.

The following description of the bay progresses eastward from Auke Nu Drive (Subunit 3e10) to the mouth of Auke Creek (Subunit 3e22).

Private uplands The uplands on the west side of Auke Bay adjacent to state tidelands in Subunits 3e10, 3e11, and 3e12 are in private ownership. The uplands adjacent to Subunit 3e13 are CBJ-owned and designated Open Space. There is currently little development on the tidelands in these subunits primarily because the banks are steep and the shoreline is exposed to the southeast. The 1983 CBJ Small Boat Harbor Development Plan examined the potential for building a dry storage yard and boat launch ramps partially on fill at the mouth of Waydelich Creek (Subunits 3e11 and 3e12). This area is known as Spaulding Beach, and the Spaulding Beach Condominiums are immediately inland. In order to build this facility, private property would need to be acquired.

Fishermen's Bend (ATS 5 and 33) This marina is built on state leased and private tidelands and has boat stalls, a boat lift, fuel dock, marine repair shop, and both covered and uncovered dry boat storage. Fishermen's Bend also includes an office, boating/fishing supply/convenience/liquor store and auto gas pumps on private uplands.

Bay Creek (Subunit 3e52) There is currently no development on the tidelands in this Subunit. On the adjacent uplands to the west is an 18-unit condominium. On adjacent tidelands to the east (ATS 121 and 378) is undeveloped fill on state-leased tidelands. Immediately inland and adjacent to this undeveloped lot are CBJ uplands that are used for boat trailer parking. Auke Bay Towers Condominium Association has applied for an 18-slip small boat float and approach float (ADL 103825) on tidelands adjacent to the condominium.

DeHart's Marina This marina is on state leased and private tidelands some of which are filled. The marina includes boat stalls, a boat lift, fuel dock, dry storage, and repair yard. On private uplands there is a small grocery/convenience/liquor store and auto gas pumps.

Public Launch Ramp This area supports a double-lane boat launch ramp with loading float operated by the CBJ. The 1983 CBJ Small Boat Harbor Development Plan proposed constructing a launch ramp and parking just west of DeHart's Marina to alleviate the congestion in parking areas around the existing Auke Bay ramp near the float. The double lane ramp has been reconstructed but no new ramp has been built.

Public Dock This dock contains multiple floats providing transient boat stalls, a 45-foot tidal boat grid, and a floating breakwater. One of the floats is used by the U.S. Coast Guard. Public parking, restrooms, and a harbor master's office are located on adjacent state uplands (Subunit 3e26). This land is managed through an ILMT to DOTPF for a

parking area. Parking is limited, and the lot is filled to capacity on most summer days. The lot also supports a small hamburger stand. Immediately adjacent to the lot are private homes and a building once used by the U.S. Coast Guard. Thirty-four acres of tidelands around the public marina and boat ramp are managed under an ILMA to DOTPF (ADL 102433) for a floating breakwater and mooring facility on ATS 1251.

National Marine Fisheries Service and UAS (ATS 126 and 413). This area supports the Auke Bay Laboratory, a NMFS research facility. The University of Alaska Southeast (UAS) also has facilities at this location. Tidelands facilities include a dock, fish pens, floats, and a saltwater intake pipe. UAS has applied for a right-of-way for two 6-inch diameter, 1,000-foot intake and discharge lines for its fisheries building (ADL 103275). NOAA has applied for a 20-foot right-of-way for a 350-foot saltwater intake system from the north side of the mouth of Auke Creek into Auke Bay (ADL 104375).

Mouth of Auke Creek (Subunit 3e22). This parcel includes the mouth of Auke Creek. Adjacent upland uses include the Auke Bay Fisheries Lab, and a private home. Tideland uses includes an ADFG net pen used in spring for salmon. NOAA has a lease for the weir located just upstream from the mouth of Auke Creek (ADL 100309 and 105765). There is also a fish hatchery on Auke Creek owned by Territorial Sportsman, Inc. and managed by NOAA. Access is afforded by the driveway to the hatchery on the south side of Auke Creek and from the lab on the north side of the creek. ADFG has a permit for a 200 x 200-foot net pen site (SET-91-053) that is located 300 feet offshore near the mouth of Auke Creek at the boundary of Subunits 3e15 and 3e22. The mouth of the creek is a terminal sport fishery for the returning pen-reared chinook salmon.

Fritz Cove Road (Subunits 3e15, 3e21, 3e23, 3e24, 3e25, and 3e51). South of the mouth of Auke Creek, the coastline supports numerous residences along Fritz Cove Road. Although the coastline offers little reliable year-round protection, it supports numerous small private docks, mooring buoys, and floats.

Auke Lake (Subunits 3e17, 3e18, 3e19, 3e20, and 3e27). Auke Lake is state-owned. Auke Lake has high values for habitat and recreation because of the adjoining UAS facilities, five anadromous stream mouths, and public use. The lake is used for fisheries research, sport fishing (including winter ice fishing), supplying water for the hatchery at the mouth of Auke Creek, boating (including water-skiing), floatplanes, and cross-country skiing. The Chapel by the Lake and the UAS campus located on adjacent uplands are tourist destinations partially because of the views of Auke Lake and the Mendenhall Glacier. ADFG is considering fisheries habitat restoration on the creeks at the north end of the lake. The water quality of the lake is of particular importance because the lake is used for research and it is the source of water for a fish hatchery and the UAS and NOAA research facilities. In addition, NOAA net pens and saltwater intake are located near the mouth of Auke Creek. CBJ has an undeveloped small boat launch and parking area on the south end of the lake off the Glacier Highway. CBJ has also established a trailhead at the south end of the lake and a trail along the east shore. Private homes are located along the north and northwest shorelines.

Management Intent

Auke Nu Cove (Subunits 3e1, 3e2, and 3e9). Subunit 3e1 contains a sensitive intertidal zone and is too shallow to support facilities for deep-draft vessels. Subunit 3e9 will be managed to support facilities associated with proposed NOAA development on the uplands while mitigating impacts on habitat and harvest for which the subunit is co-designated.

Ferry Terminal Shoreline (Subunits 3e3, 3e4, 3e5, 3e6, 3e7, and 3e8). The Alaska Marine Highway ferry terminal and Greens Creek Mine ferry terminal are located in Subunits 3e4 and 3e5. Subunits 3e3, 3e4, and 3e5 are designated for waterfront development by the JCMP and zoning ordinances. These three subunits will be managed for water-dependent industrial and port uses. The state ferry supports the visitor industry and there are private residences within its viewshed west of the area. Improvements in all six subunits will be designed to take into consideration these adjacent uses. Uses and activities that are directly related to or essential to maritime activities are allowable in Subunits 3e3, 3e4, and 3e5. Maritime activities include private boating, visitor industry (including cruise ships and transient pleasure vessels), commercial fishing, charter fishing, float plane activity, and other activities involving the human use of waterbodies for sport, recreation, or commerce. Fill may be authorized along the shoreline in Subunits 3e3, 3e4, and 3e5, consistent with the JCMP.

The tidelands adjacent to privately-owned uplands in Subunits 3e6 and 3e8 will be managed to support residential uses on the uplands while mitigating impacts on recreation, habitat, and harvest for which individual subunits are co-designated.

Auke Bay (Subunits 3e10, 3e11, 3e12, 3e13, 3e14, 3e16, 3e26, and 3e52). Auke Bay supports a wide range of uses for its size. Because of the many uses, authorizations in this area should take into consideration the high values of the area for public institutions, commercial uses - both marine and others, public use, and habitat and research values. This area should be managed to support activities consistent with uses allowed within the JCMP Special Waterfront Areas, ensure continued research use of the bay, and allow expanded boat harbor facilities. The bay should be managed for commercial uses and, in special cases, for mixed uses including residential and recreation.

The subunit is intended to provide both the land and the water space for activities which are directly related to, or essential to, maritime activities. Maritime activities include private boating (including sport fishing), small cruise ships and transient pleasure vessels, commercial fishing, charter fishing, and other activities involving the human use of waterbodies for sport, recreation, or commerce.

Fill may be authorized consistent with the Juneau Coastal Management Plan.

Because there is little public access on the west side of Auke Bay, Subunit 3e14 should be managed to maintain public access to the tidelands from the CBJ-owned uplands.

Subunit 3e26 includes state-owned uplands at Auke Bay. It is managed under an ILMT to DOTPF for a parking area and other uses to support the public boat harbor. It should continue to be managed for purposes that support the public boat harbor.

Because of the limited size of the cove and location adjacent to public facilities, the mouth of Auke Creek (Subunit 3e22) should be managed primarily for fisheries management and research-related activities.

Fritz Cove Road (Subunits 3e15, 3e21, 3e23, 3e24, 3e50, and 3e51). All of the uplands adjacent to these tidelands are in private ownership. The tidelands adjacent to private uplands in Subunits 3e15, 3e23, 3e24, and 3e50 will be managed to support the residential uses of the uplands while mitigating impacts on recreation, habitat, and harvest for which individual subunits are designated. The five beach access points in these subunits will be managed to ensure public access to the tidelands.

Auke Lake (Subunits 3e17, 3e18, 3e19, 3e20, and 3e27).will be managed to support the high public values of the lake including research, water quality, habitat restoration, fisheries management, summer and winter recreation, and landings by aircraft. Private uses of the lake and shorelands will only be authorized if they do not significantly diminish the public values for which the lake is currently being used. Subunit 3e27 will be managed for public facilities and fisheries management.

Mining. This unit is within a much larger area that the US Bureau of Mines has found to have high mineral potential. Due to the high habitat and public use values, all nearshore areas of Auke Bay are closed to mineral location (see guidelines below).

Management Guidelines

Floathomes. Floathomes are prohibited in this unit on state tidelands and submerged lands except within developed marinas consistent with the conditions in the Juneau Coastal Management Plan.

Limited Space and Traffic Congestion. Space on state tidelands and adjacent uplands is very limited along Auke Nu Cove, the ferry terminal shoreline, and Auke Bay because of the mix of uses competing for the same areas. There is limited space for: maneuvering boats, floats, marinas, moorings, public access to the tidelands, and parking. In addition, these uses have generated increased traffic congestion, particularly at the junction of the Glacier Highway and the Back Loop Road. These factors will be taken into consideration when considering authorizations on state tidelands.

Mineral Closures. The estuarine area from mean high water to a water depth of 40 feet (measured at mean low low water) of Auke Bay, which is at the mouth of Auke Nu, Waydelich Auke creeks will be closed to new mineral location to protect important rearing areas for anadromous fish. The maintenance of the high quality estuarine rearing habitat adjacent to these streams and avoiding impacts to the associated water quality and marine plant and animal communities is essential to sustain the productivity of the Juneau area commercial- and community-harvest fisheries.

Approximately forty (40) acres of tidelands and submerged lands within Auke Bay near the mouth of Auke Creek are also closed because they surround a net pen site for the release of hatchery-reared salmon. Maps of these closures can be found in Mineral Orders 653 and 655 in Appendix B.

Land-Use Designation Summary

For keys to the one-letter and two-letter abbreviations used in this table, see the beginning of this chapter

UNIT 3E: AUKE NU COVE						
Area no. & name	**DNR designation**	**CBJ zoning district**	**Land type**	**Adjacent ownership**	**Resource or use**	**Other comments**
3e1 Auke Nu Cove	Ha Hv Sh	D-3(T) D-5	T	Private	Herring spawning; extensive intertidal area; eelgrass; king crab and Dungeness crab personal use harvest	Condominium development on adjacent uplands. Indian Point Trail along uplands
3e2 Auke Nu Cove	Ha Hv Rd	OS	T	CBJ NOAA	Extensive intertidal area; herring spawning; public clam harvest; Dungeness crab personal use harvest; salmon sport fishing; anchorage; eelgrass	Indian Point Trail parallels shore on uplands
3e3	Ha Hv Wd	WC	T	CBJ	Public clam harvest; Dungeness crab personal use harvest; herring spawning; salmon sport fishing	
3e4	Ha Hv Pt	WI JCMP-SWA	T	CBJ	Herring spawning; Dungeness crab personal use harvest; clam harvest; salmon sport fishing	Ferry and Noranda docks; ILMT to DOTPF (ILMT 17816) ILMA Applic 100577. Both ILMT's for ferry terminal and expansion
3e5	Hv Wd	WI JCMP-SWA	T	CBJ	Public clam harvest (clams between existing fill)	
3e6	Hv Rd Sh	C-OS/ D-3	T	CBJ	Auke Bay Beach access; public clam harvest; Dungeness crab personal use harvest	
3e7 West Auke Bay	Ha Hv	RR	SU	State	Halibut and salmon sportfishing; king and Tanner crab personal use harvest; anadromous estuarine rearing habitat	
3e8 Auke Nu Creek	Ha Sh One beach access point	D-3	T	CBJ	Anadromous stream mouth	
3e9 East shore Auke Cape	Ha Hv Rd Pr	D-3 (T) D-5	T	NOAA	Herring spawning; public clam harvest; Dungeness crab personal use harvest; salmon sportfishing	NOAA proposed office space and tideland facilities. Indian Point Trail on adjacent uplands
3e10	Hv Sh	D-3	T	Private	Salmon harvest; sportfishing	
3e11 Waydelich	Ha Sh	D-3	T	Private	Anadromous stream mouth	Private residences along shoreline
3e12 Waydelich Creek	Ha Sh	D-5 D-18	T	Private	Herring spawning habitat; anadromous stream mouth; anchorage	Spaulding Condominiums on uplands. Includes Spaulding Beach at the mouth of Waydelich Creek. Adjacent to one of the few undeveloped upland parcels around Auke Bay.

Land-Use Designation Summary (continued)

For keys to the one-letter and two-letter abbreviations used in this table, see the beginning of this chapter

UNIT 3E: AUKE NU COVE						
Area no. & name	DNR designation	CBJ zoning district	Land type	Adjacent ownership	Resource or use	Other comments
3e13 Inner Auke Bay	Ha Rp One beach access point	OS	T	CBJ	Herring spawning	
3e14 Head of Auke Bay	Ha Hv Sh Wd One beach access point	WC JCMP-SWA	T	CBJ Private	Salmon sportfishing; herring spawning and overwintering; boat harbor; anchorage; marinas; public and private docks	
3e15 east shore Auke Bay	Ha Hv Sh One beach access point	D-1(T) D-3	T	Private	Herring spawning; salmon and Dolly Varden sportfishing; king and Tanner crab personal use harvest; anchorage; king crab rearing	
3e16 Auke Bay	Ha Hv	RR	SU	State	Herring overwintering habitat; halibut and salmon sportfishing; king and Tanner crab personal use fishing; anadromous estuarine rearing habitat; anchorage	34 acres in east part of area ILMA'd to DOTPF for floating breakwater and mooring facilities on ATS 12-51
3e17 Auke Lake	Ha Hv Rd One beach access point	OS	SL	CBJ	Dolly Varden, salmon, and cutthroat trout sportfishing; Lake Creek, Little Lake Creek and one unnamed creek current or proposed site for fisheries habitat restoration; anadromous stream mouth and lake rearing habitat	
3e18 Auke Lake	Ha Hv Rd One beach access point	D-5	SL	Univer-sity/ private	Salmon, Dolly Varden and cutthroat trout sportfishing; harvest; anadromous fish rearing habitat	Uplands mostly university owned
3e19 Auke Lake	Ha Hv Rd Sh One beach access point	D-3	SL	Private	Salmon, Dolly Varden and cutthroat trout harvest; five anadromous stream mouths; Lake Creek and one unnamed creek current or proposed site for fisheries habitat restoration; anadromous fish rearing habitat	
3e20 Auke Lake	Ha Hv Rd One beach access point	OS	SL	CBJ	Sportfishing for chinook salmon released from pens; Dolly Varden and cutthroat trout harvest; one anadromous fish stream mouth; lake rearing habitat	Trail along CBJ-owned shoreline
3e21	Ha	RR	SU	State	King crab molting and mating	
3e22 Mouth Auke Creek	Ha Hv Pr Sh Two beach access points	WC D-1 (T) D-3	T	NOAA/ Private	Herring spawning; cutthroat trout and Dolly Varden sportfishing; net pen rearing site off the mouth of Auke Creek operated in spring; anadromous stream mouth	

Land-Use Designation Summary (continued)

For keys to the one-letter and two-letter abbreviations used in this table, see the beginning of this chapter

UNIT 3E: AUKE NU COVE						
Area no. & name	DNR designation	CBJ zoning district	Land type	Adjacent ownership	Resource or use	Other comments
3e23	Ha Hv Sh One beach access point	D-1	T	Private	King crab molting and mating; salmon sportfishing	
3e24	Ha Sh	D-1	T	Private/ CBJ	King crab rearing	
3e26 Auke Bay	Pt	WC	UP	Private		.073 acres ILMT (50829) to DOTPF for parking area for boat harbor
3e27	Ha Pr	D-5	UP	Private/ univer-sity	UAS facilities; weir in Auke Creek	
3e50	Sh One beach access point	D-1/D-3	T	State/ CBJ/ private	Salmon sportfishing	
3e51	Ha Hv	RR	SU	State	King crab molting and mating; herring overwintering; king and Tanner crab personal use harvest; salmon sportfishing	
3e52 Bay Creek	Ha Wd	WC JCMP - SWA	T	Private	Anadromous stream mouth	

UNIT 3E - Auke Bay

Navigability

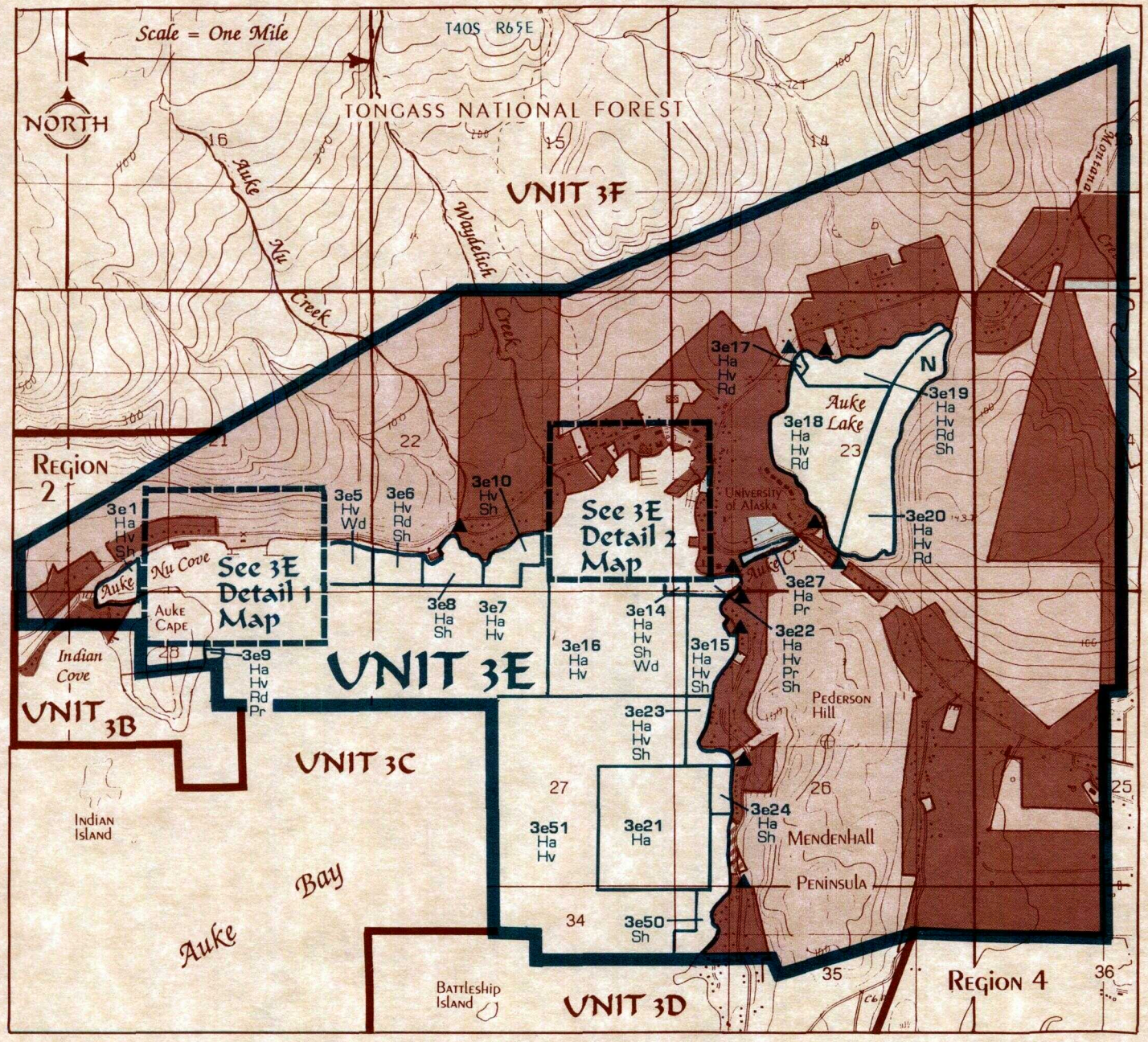
N Rivers & lakes susceptible to navigation

Land Ownership

- State Owned
- State Mental Health
- Municipal
- Private

Designations

Ha Fish & Wildlife Habitat
Hv Fish & Wildlife Harvest
Pr Public Facilities - Reserved
Rd Recreation - Dispersed
Sh Shoreline Use - Personal Use
Wd Waterfront Development
▲ Beach Access Point



UNIT 3E DETAIL 1 - Ferry Terminal

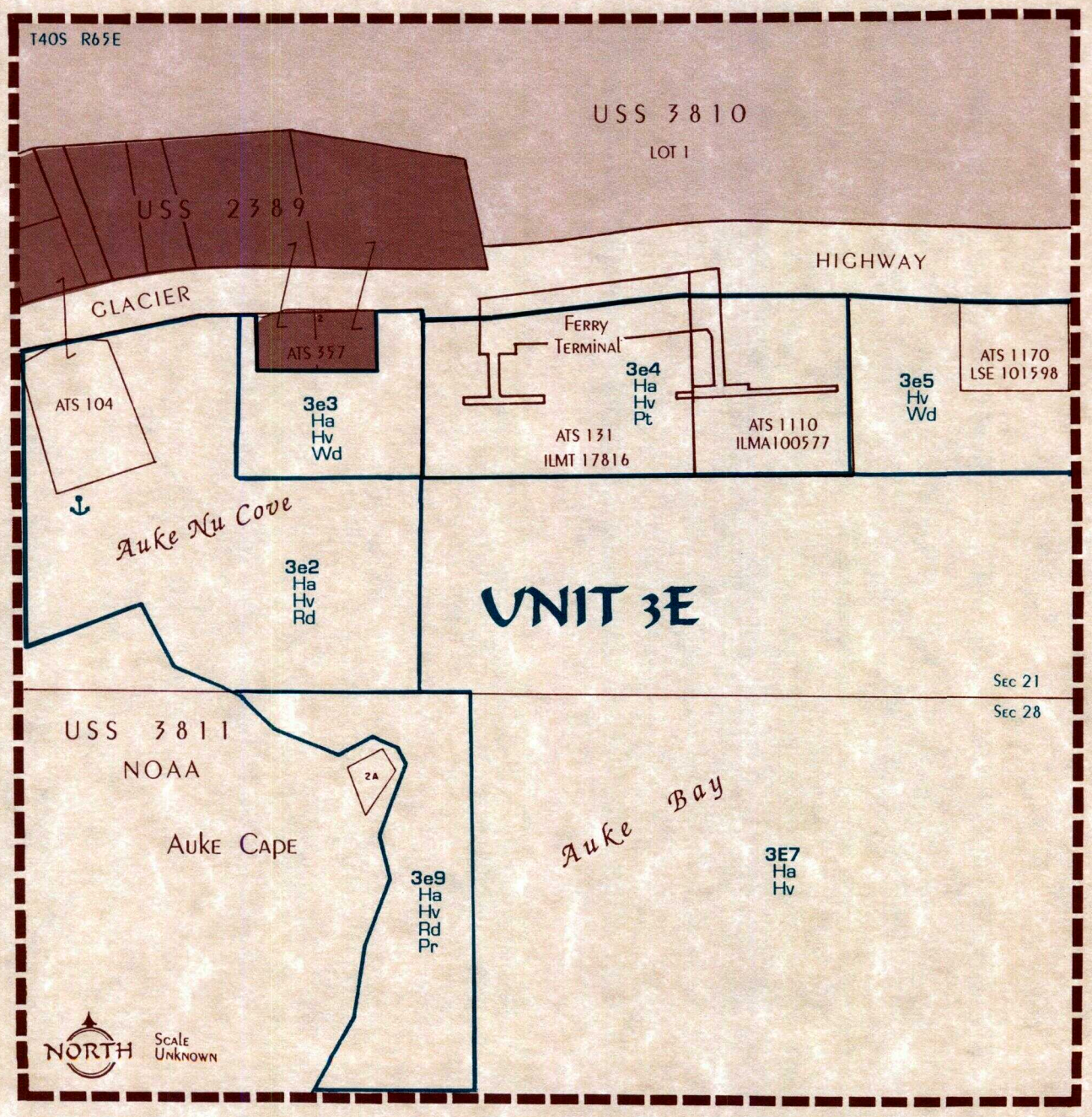
Land Ownership

- Municipal
- Private

All designated areas are state owned

Designations

Ha Fish & Wildlife Habitat
Hv Fish & Wildlife Harvest
Pr Public Facilities - -Reserved
Pt Public Facilities - Transfer
Rd Recreation - Dispersed
Wd Waterfront Development
⚓ Anchorage

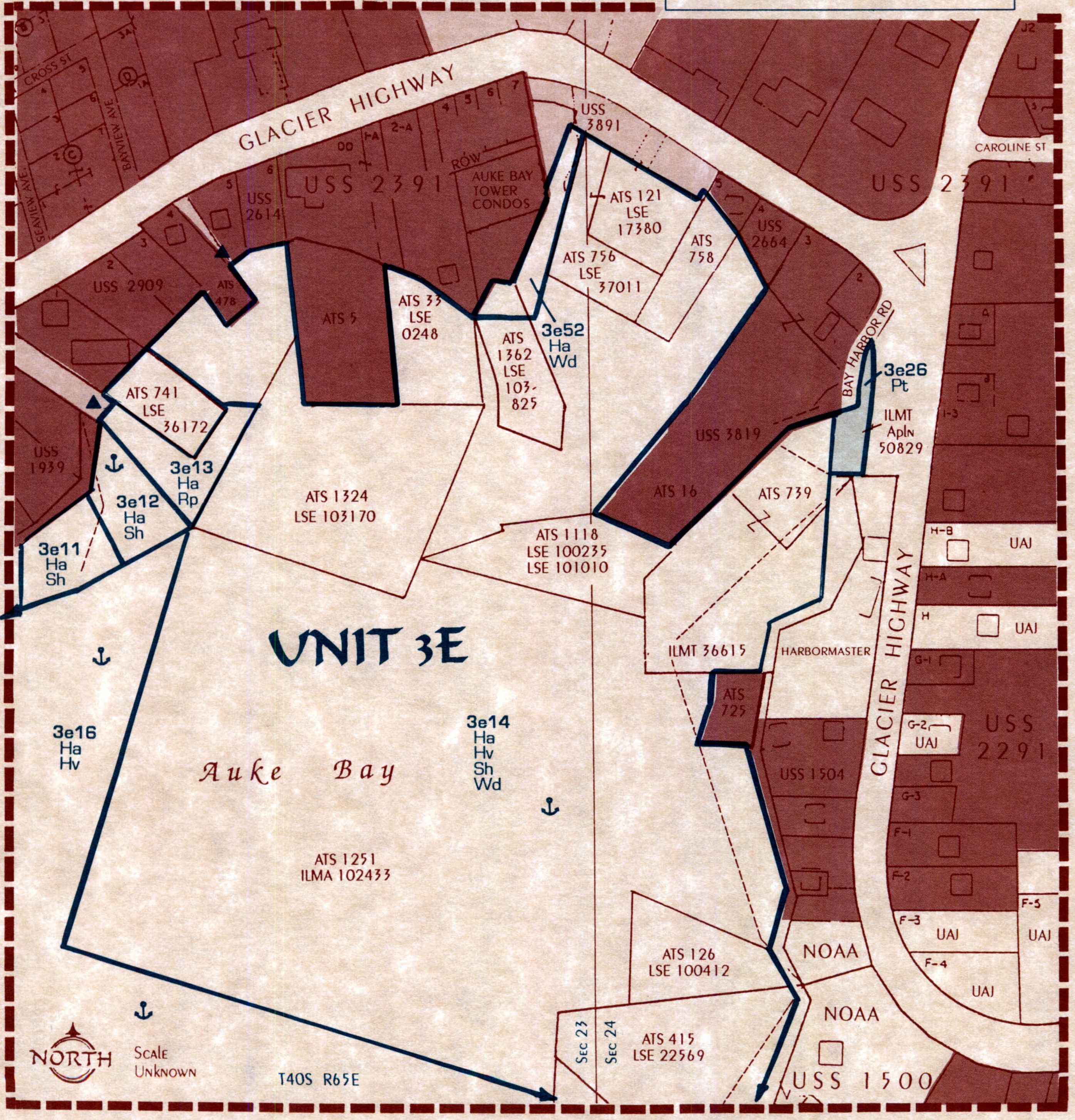


UNIT 3E DETAIL 2 - Auke Bay

Land Ownership

- State Owned
- Municipal
- Private

All designated areas are state owned

Designations

Ha Fish & Wildlife Habitat
Hv Fish & Wildlife Harvest
Pt Public Facilities - Transfer
Rp Recreation - Public Use Site
Sh Shoreline Use - Personal Use
Wd Waterfront Development
⚓ Anchorage
▲ Beach Access Point