

## RABBIT CREEK COMMUNITY COUNCIL

### Minutes of meeting of 8 March 2001

The meeting began at 7:00 PM. Present were Fries, Mendenhall, Grunblatt, Kutzer, Weinig, Sell, Geuss, Ross, Pease, and van Flien; Miller was absent.

**Treasurer's Report:** We have 140 members requiring 28 for a quorum. Treasury balance is \$1,168.20. minus \$80.00 for post office box rental

**February minutes:** It was **moved** (van Flien) **seconded** (Pease), and **passed** 10-0 to approve the February 8 minutes.

**Donation to church:** It was **moved** (Sell), **seconded** (Weinig) and **passed** 10-0 to donate \$300 to the Rabbit Creek Community Church in appreciation of their providing our meeting place.

**Moen Park final concept plan:** Dennis Boyle of Land Design North and Dave Gardner of the Department of Parks and Recreation presented their revised plan. It incorporates suggestions from the February RCCC meeting, including retention of more natural vegetation, and separation of the basketball court from the parking lot. Phase I of construction is planned for summer 2001, the other phases in 2-3 years. There was discussion of whether a horseshoe pit is needed; some people play the game, and there are few pits in Anchorage. It was **moved** (Pease), **seconded** (Geuss), and **passed** 10-0 to approve the concept plan. The Parks and Rec Commission will hold a hearing on it on March 15 at 6:30 PM and the Spenard Recreation Center; RCCC may attend or send a letter.

**Section 36** is about to be transferred to Parks and Rec.

**Bond issues on ballot:** Steve Noble (Dowl Engineering, representing Anchorage Tomorrow) urged voters to approve all bonds on the ballot. Measure 10 would approve a bond to improve Elmore near the planned high school. A resident asked how rights of way would be acquired, since one side of Elmore is not in ARDSA; Noble did not know.

Several people questioned Anchorage Tomorrow's support of ballot measure 11, which would extend Gambell and Ingra north from 3<sup>rd</sup> Avenue. Alternate proposals have already gone through the public process and would be paid for with federal funds. Noble said this road is a priority of Mayor Wuerch's.

The proposed school bond was promoted by Teresa Johnson of the Anchorage School District and Harriet Drummond of the School Board. Many alternatives were discussed, including the desire of some residents to see improvements in instruction before new buildings are built. It was mentioned that there are 130,000 school children in the state; 34% of Anchorage families have kids in school, compared with 20% for the US as a whole.

**Tax assessment:** John Wedelich of the Tax Assessor's Office explained how this is accomplished. Property is supposed to be assessed at marked value. Since the Assessor's staff is too small to visit all properties in a year (there are 15 in the department), they use computer models that estimate property values, based on variables such as type of house and recent sales. Property owners can appeal their assessment, first through the Assessor's office (within 30 days), then the Board of Equalization and the courts. Anyone may call the office at 343-6770; Wedelich's Email address is [WedelichJG@ci.anchorage.ak.us](mailto:WedelichJG@ci.anchorage.ak.us).

#### **Candidates' forum:**

**Jake Metcalfe** is running for School Board Seat B. He believes that the Board should make communicating with the community a priority. **Janice Shamberg**, **Bob Bailey**, and **Chris Birch** are running for the Assembly. Shamberg said the Muni should emphasize keeping up the city's appearance and our quality of life and should develop high-tech industries. Bailey's priority is public safety, fire and paramedic services, and schools; the best economic development would be international transportation.

Residents asked questions on slips of paper, which were selected by the Board.

- Opinions on nonresidential development east of the Seward Highway? Birch said the Muni should communicate

with neighborhoods; Bailey and Shamberg oppose commercial expansion beyond the current area.

- Opinions on extending Bragaw to Abbott Road? Bailey said maybe, depending on the East Anchorage Transportation Study; he probably favors extending it to Dowling. Shamberg said she would support the extension only if major benefits would outweigh the damage it would cause. Birch supports the extension to relieve Midtown traffic congestion, and also upgrading of South Hillside roads to support future growth.
- Would you fund the Hillside Land Use Plan, and how important is it? Shamberg said it should be the next step after Anchorage 2020. Birch said yes; Bailey said yes, it would be one of the more important local plans; also, the Planning Department should get more staff.
- Opinions on the ballot measure regarding the Mayor's veto? Birch favors changing the law to restore the Assembly's power; Bailey opposes the measure because it has major flaws; Shamberg opposes the Mayor's current veto powers.
- Opinions on continuing LRSA's? All three support LRSA's; if it isn't broken, don't fix it.
- Opinions on extension of city water and sewer to our area? Birch said most cities allow neighbors to vote on the extension and on whether they want to pay for it; Anchorage should allow voting, too. Shamberg said some neighborhoods need water and sewer, but should be able to vote on it; infrastructure should be built in case it is needed. Bailey said it's not a priority unless health problems arise.
- Opinions on cluster housing? All three said that cluster housing is useful for keeping open space, but the space should be useful to locals. Shamberg added that the appearance of houses should be improved.

**Wetland evaluation and acquisition:** A draft resolution was discussed.

The Mental Health Trust lands are referred to as wetlands in the draft, but only parts of the tract are wetlands. The resolution should ask that all wetlands be identified, then acquired, and that other areas in the watershed be acquired for their own sake. ADF&G holds a reserved water right for the inflow to Potter Marsh, but ADNR needs to defend this right more vigorously; the resolution should be sent to the ADNR Commissioner.

It was **moved** (Weinig), **seconded** (Sell) and passed 9-0 to approve the resolution as revised. (Board member Ross left before this vote.)

**Capital Projects:** The list for 2001-2003 was handed out. RCCC should propose our priorities at the April meeting. The Muni does listen to community councils' recommendations.

**Planning topics:**

- Planning and Zoning will hold a hearing March 12 on the Prominence Point plat. Planning recommends 30,000 square foot lots, and buffers along boundaries with lower-density neighborhoods. Several people said approval should wait until the Hillside District Plan is done and the Hillside Wastewater Management Plan is revised; it would set a bad precedent for approving developments without (in effect) following Anchorage 2020.
- Amendments of Title 21 would change design standards for big-box stores.
- We should get a speaker from DNR (or an article for the newsletter) about reserving water rights for wells.
- Kutzer said that he has observed code violations during clearing for the Prominence Point subdivision. When one calls Zoning Enforcement, they may come out to inspect the site, but nothing is done except to fine the developer after all the work is finished.
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**The RCCC page** is up on the community councils web site.

The meeting adjourned at 10:00 PM.