

**Eagle River Valley Community Council**  
**P.O. Box 772812**  
**Eagle River, Alaska 99577-2812**

Regular Meeting Minutes from April 9, 2003

Called to order by President Sarah Wright at 7:05pm

**Guest Speakers:**

Bill Starr invited Mayor Wuerch (no show); Sarah Wright invited Mark Begich, mayoral candidate with 44.79% of votes cast. Final count including questioned/absentee ballots will be Monday April 14. Goals to improve schools, economy and neighborhood land use issues at CC level. Land use will have to be dealt with; Service area issues are a big concern. People need to decide their taxation level. ER, Birchwood, Chugiak, Girdwood should not be forgotten. If elected, city hall will be proactive and reach out. M.B. believes Anchorage is doing OK but can do better.

-RJ Gryder asked about fire service for mile 6-12+ which has a 10-20 minute response time.

-Scott Bailey asked about AMATS moving coastal trail from 3<sup>rd</sup> spot to 14<sup>th</sup>: M.B.- AMATS daytime meeting will change from current 3pm to evenings or lunchtime so public can be more involved. Won't be exclusively at Mayor's conference room. There was no public process in change of rank. M.B. proposes report cards for each public office to evaluate effectiveness.

-Dean Eisberg asked about home lot sizes. M.B. -Real estate/Business property eases tax burden because infrastructure exists. 24 units on 2 ½ acre lot is bad. They jam them in without lighting, snow removal and sidewalks...they are poorly designed and will be tomorrow's problems. Building guidelines are 20 years old and need updating.

-Bill Starr asked about decreasing state revenues, where will the \$ come from? M.B.-Sales tax for property tax relief shot down in 2001. 1988 state revenue sharing = \$40 million, 2003 state revenue share = \$10 million. Must grow the economy to get bigger tax base. City OT budget and travel budget growth are unacceptable. Will have to cut some services and fight for revenue share.

? About Assessor's office. M.B. -Politically appointed positions in city hall...assessor is appointed. They have had personnel cuts, which leads to mistakes, need full analysis...appraiser and real estate broker could take samples to determine error rate.

-Bill Starr asked about mandatory reporting? M.B.- needs fixing. 70% of transactions <\$210,000.00.

Problems are with commercial transactions. Mandatory reporting is important but not currently in effect and wouldn't necessarily resolve the problem. M.B. would bring users in to the process. The city needs to improve on customer friendly orientation. M.B. would use forums to learn where problems are and report on specific results.

Chuck Casper DNR Project manager for the Eagle River Greenbelt Trail with Alaska State Parks presented info on the proposed trail. Bill Evans, Chris Wolfort, Ken Morton, Jerry Lewanski and Dan Golden also attended. This stage of the process is hearing the users ideas and concerns and evaluating interest in the project. The trail was nominated in 1995. Approved for funding in 2001 (\$500,000.00 for design and EIS). Estimate cost to be \$1 million for design and \$75,000.00 for ROW acquisition. Can follow progress by checking web site: [www.alaskastateparks.org](http://www.alaskastateparks.org) special notices. Will be holding another meeting Thursday April 17 6-9pm at Ravenwood.

Bill Evans brought map with access points. He can be reached at 269-8744. Plan is for 12 miles of trail from camp ground to Nature Center. Are trying to decide between pathways on either sides, one side or alternating with river crossings. Area in greenbelt very WET. Plan includes turnouts, interpretive displays, ADA standards and tie ins to local schools. Will have 5 access points (4 exist now) Campground, Briggs Bridge, North Fork and Nature Center (needs more parking). Looking into new access at South Fork near falls. The trail may be combined with Eagle River Road rehab project to create separated pathway.

Potential for a river crossing is at old bridge site by campground rapids. Will run trail on one side of river only for now, wet areas may require elevated walkways, which are very expensive. Need emergency access, evaluate wildlife corridors. Potential to use old forest service road on south side of river but it crosses private property. Most of the trail has serious hydrology problems. The trail would be multi-use for non-motorized sports, Mountain bikes not allowed at Nature Center. Portions of the trail will be paved and

the corridor will be 12 feet wide, where trail is gravel corridor will be 8 feet. Fire Department recommended including turn around so emergency vehicles could be used. Everything is preliminary now.

Jerry Lewanski, Chugach State Park Superintendent, indicated that there are many entities with interest in the South Fork Confluence area. City, State, Eklutna Inc. and developers need to hold a round table to work out details. A question: State Park fees are inconsistent; J.L. said fees vary. Nature Center parking charges 24hrs/day, other places are free. Lee commented that the Park needs access points with parking facilities so that hikers aren't parking in neighborhoods. J.L. indicated that pedestrian/bike option is encouraged.

R.J. Gryder spoke about fire service above mile 6 on Eagle River Road. He proposed a volunteer Fire Dept. Has lived in Overlook Estates since 1990. Has been waiting for Fire Service to be provided by the city. Earliest plan is for a station between miles 4.5 – 6 in 2006. Fire races upslope and downwind. District 30 stops at the top of Blueberry Hill. Past mile 12 is state fire protection. Volunteer Fire protection will cost .99 mills / \$100,000.00 as opposed to staffed Fire Department which costs 1.68mills/\$100,000.00. City currently owns land near mile 6 for a fire station.

Therese Voehl made a motion: *The Eagle River Valley Community Council endorses RJ Gryder's plan to research the feasibility of creating an interim Volunteer Fire Department up Eagle River Road.* Bill Holland made a friendly amendment to review the position of the Fire Dept on the CIP list. This PASSED unanimously.

Art Braendel, Sr. Capt Fire Station 11, Barkley Subdivision (first left past visitors center) had a fire today that started in the hot tub. Units from E.R., Chugiak and Anchorage responded, 18 firemen on it. Enstar and 911 projects should know how many homes are between miles 6 & 12. Full time helicopter on standby in Anchorage all summer. Eagle River building codes are state codes not city codes.

**Treasurer's Report:** Bill Holland reported 3 accounts: Heritage Wells Compensation Trust paid \$1215.00 in delinquent taxes. The IRS waived penalties, but we owe interest charges. The accountants fees were \$1687.00 to research the Trust and file some back tax forms and \$566.00 to prepare and file the rest of the forms due to date. The ERVCC has been the Trustee for the HEWCT since its inception. No one has officially filed a claim. Motion: *The Eagle River Valley Community Council will comply with Trust document and nominate a Trust administrator whose duties will include mailing notice of existence and purpose of Trust annually to affected homeowners and or contracting with the Alaska Star to publish biannual notice.* This passed unanimously.

Lee Cline mentioned that the original intent was to advertise once a year, a note is put in the Star "If your well has been adversely affected by the Heritage Estates subdivision there is a Trust available".... It was never intended to be a mass mailing.

The March minutes were approved without change.

#### **New Business:**

Board elections will be in May. Crystal Kennedy declining to run again. Dean Eisberg will run again. Sarah Wright will run again but unlikely to stay 3-year term. Jay Brudzinski vacating his seat. Fred Ripp has accepted nomination for Board, Arlene Voehl nominated Therese Voehl to serve and she accepted. RJ Gryder nominated himself and he accepted.

#### **Old Business:**

South Fork Construction proposed tower went to P&Z March 10. P&Z gave ACS until June 9 to contract with co-locators. ACS is preparing to send letters to co-locators who requested space but were denied due to vagueness of request. Has signed contract with one co-locator not involved in Tower issue and is working with Ham radio folks.

Murph O'Brien with State DOT responded to Motion from March meeting and has agreed to pre-level ruts on Eagle River Loop Road from the Old Glenn to top of hill with maintenance funds.

CIP list: Parks bonds didn't pass citywide. Skate Board Park not on current CIP list forwarded to council from City. Satellite Fire Dept mile 4.5-6 #5 on our list not on city list. Motion: The Eagle River Valley Community Council will send an updated list to adjust for failure of bonds. Passed Unanimously. At the March meeting the Eagle River Road rehab project mentioned that the State is choosing between a 4-foot and a 6-foot shoulder in lieu of a separated trail. Arlene motioned that The Eagle River Valley Community Council prefers the second option, a 6-foot shoulder along Eagle River Road. Passed Unanimously.

### **Committee Reports:**

**FCC:** Tom Freeman left early, Sarah Wright read report: ASD wrestling with South Anchorage school boundaries and lotteries for Optional schools. Proposed budget for FCC is \$111,500.00. Snail mail of agenda's very costly...Looking into how to get members to accept email agenda's.

**Parks and Rec:** Janet Brand absent, Scott Bailey reported that next meeting would be Monday evening. Scott also reported that Fort Rich Restoration Project under way. Found chemical gasses in AK from WWII. Of the four disposal areas in U.S. Fort Rich was selected to received \$2.5 million to incinerate old chemical weapons...will start in August.

**CBERRRSA:** Lee Cline reported that Jerry Weaver with Platting declined to require Collector Street in Chugiak for Rick Busse's subdivision. If they don't put in a collector street the taxpayers will end up paying for the upgrade later on. Business BLVD is still not finished. Mile High slough onto Eagle River Road caused by Enstar line extension and poor bank stabilization. Fred Meyer lack of left turn light discussed...State Road. Suggested we work with Chugiak CC to get change.

**Education:** Crystal Kennedy reported that she got 72.5% on recent election. She will join Macon Roberts and Jeff Friedman as new ASD Board members. ERHS may open as early as 2005. Permit process under way. Builder contracted, will start this spring. CHS deferring to renovate upper gym, Cafeteria.

**Wildfire Hazard Mitigation and Disaster Planning:** Dave Wachsmuth not present

**Zoning and Platting:** Jay Brudzinski not present, Sarah Wright reported:

Motions: 1. Leave Board of Equalization as Assembly responsibility. Passed Unanimously

2. Amend Official Streets and Highways Re Karluk Street... NA no position taken

3. Amend Anchorage Municipal code to exempt Teen nightclubs from the 300' distance from schools etc. Motion: The ERVCC opposes the exemption of Teen nightclubs from 300' rule. Passed unanimously.

4. Amend Title 21 to allow assessor dwelling units larger than home living unit. Example is mother in law apartments. Discussion involved the ability to rent said apartments, which underscores purpose of single-family residences. Also noted, well/septic and parking issues. Motion: The ERVCC opposes amendment. Passed

5. Charlice Subdivision: Jim Lee requested a vacation of 20' of an 80' ROW located at the north edge of tract A-3, plat # 81-121. Motion to support...no second...no vote.

6. Cizek Subdivision, Eagle Crest...Request variance to allow the property to be accessed to the public ROW and allow all lots to have reasonable driveway and road access. No Motion was made.

7. Susan Wirth and John Will proposed combining lots 4 & 5 to create one lot 4A. Motion: The ERVCC supports combining two lots to create one larger lot in the North Slope subdivision. Passed.

8. Susan and Ronald Byrd proposed making one .6-acre lot in the Eagle Crest subdivision into 2 .3-acre lots. Motion: The ERVCC supports making two lots from one. Failed.

9. Park View Terrace East subdivision: Request by Jennifer and Mike Barsalou and a separate request by Kim and Bob walker to remove Plat Note #2 which states the last 10' of the rear of each lot shall remain undisturbed and in a natural state. Eklutna built subdivision and included the Plat note to preserve drainage and privacy. Motion: The ERVCC does not support removal of Plat note # 2. Passed

10. Lee cline requested removal of ROW between lots 6C-2A and 6C-1. Plan to reconfigure lot so that bottom lot can be accessed by ROW. Motion: The ERVCC supports the removal of ROW issues to provide for access to lower lot. Passed

11. Sign Ordinance, Comments not due until May...Craig Black agreed to review and will report back.

Motion to adjourn at 10:55pm. Passed

Respectfully submitted, Dean Eisberg/Sarah Wright