

Rabbit Creek Community Council
Meeting of 8 June 2000
Minutes

The meeting was called to order at 7:13pm. Present were Pease, Mendenhall, Ross, Fries, Sell, Geuss, Miller, Kutzer, Weinig, Gruenblatt, and Zidek.

Minutes: The May minutes were approved (moved Sell), seconded Mendenhall). The April minutes were approved (Moved Sell, seconded Ross).

Treasurer's report (Ross): There are 15 new members for a total of 151; the quorum for a membership meeting is 30. We spent \$64 for the post office box and have \$1180.35 in the bank.

Announcements:

- Scoping (initial public input) for upgrading of International Airport Road will take place on 19 June at the Spenard Rec Center.
- Plans are available for inspection for the Anchorage International Airport terminal upgrade and the Russian Jack COPC Project.
- UAA is planning a course of the role of community councils and is looking for suggestions on topics, such as their history and examples of citizen involvement.
- Holmes requested help with watering flowers at the Rabbit Creek Road interchange. A 1 1/4" trailer hitch or a large pickup is needed for transporting the water tank.
- The Governor's office is seeking nominations for the 2000 Award for Humanities.

Anchorage Soil and Water Conservation District (Sue Rodman):

This nongovernmental organization formed recently to work with landowners on issues such as erosion, stream rehabilitation, trails, and bark beetles. They could help with finding saplings for reforestation and with mapping Little Survival Creek and creeks on the Mental, Health Trust lands. They need to plan and budget in advance for large projects. Board meetings are at 5:00pm on the first Wednesday of each month.

Legislative report (Dan Settler for Parnell, Patty Swenson, for Bunde): The governor vetoed HB133 (LRSAs) at the request of Mary Hughes of the mayor's office.

It was moved (Pease) and seconded (Ross) to write a letter to Mystrom with cc. to Wuerch, to protest his request for a veto, since the bill had extensive grassroots support and work; **passed 10-0-1.**

Assembly report (Pat Abney):

- The recycling ordinance has been submitted by Abney. A competing measure has been submitted by von Gemmigen, the same as Abney's but only a resolution.
- Grants from the Health Department were supposed to fund food and shelter needs as the highest priority. The Mayor's committee recommended funding some other things instead. The issue went back to them.
- Abney has received 171 Emails supporting the smoke-free ordinance and only 1 against it.
- All community schools in south Anchorage will be eliminated except Rabbit Creek Elementary. Evening custodians at school recreations sites also will be reduced. Members opposed include Meyer, Sullivan, Wuerch, and Kendall. \$100,000 would restore these things.

It was moved (Kutzer) and seconded (Geuss) to support the Smoke-free Anchorage ordinance; **passed 9-0-2.**

Mental Health Trust Lands:

Planning and Zoning decided Monday to approve the rezone of these lands to R-3SL. Testimony was about 30 against and 1 for the rezoning. P&Z said the land has to be rezoned from PLI in order for it to be sold.

The Platting Board also approved the plat (the 3rd version), without the Special Limitations we requested.

The P&Z recommendation can be appealed (even before the Assembly votes on it). We can lobby assembly members until an appeal is filed, not after.

A petition can require that Assembly approval has to be a 2/3 majority. It has to be signed by 30% of residents within 300

feet of the parcel, excluding rights-of-way. [AC 21.20.120(b)]
RCCC has gotten pledges of \$400,000 towards buying land on this tract, plus support from the Conservation Fund and the Great Land Trust. But the Mental Health Trust is not receptive.
Abney can help set up a Park Improvement District to help pay for a purchase; she was involved in the one at Bayshore.
It was moved and seconded to spend the necessary funds to get tapes and a draft summary of the P&Z and Platting Board hearings; the motion passed.

Sewers, septic, and lot sizes:

P&Z also voted against excluding a parcel in the Viewpoint South subdivision from the Hillside Wastewater Management Plan, even though this was requested by the developer.

The Anchorage Wastewater Utility has to pay its own way, without tax support; this is one reason for HWMP's recommendation for high-density housing. The funding provision ought to be changed; however, that is politically unlikely at present. (Abney)

Another funding change is that sewer lines used to be paid for by Federal grants, but now the developer pays and the Muni takes over (Dianne Holmes).

Even Goldenview Park is only 2.2 or 2.7 houses per acre (depending whether you count the greenbelts), and it is in the HWMP area..

Mental Health Trust Lands work session with Assembly (suggested by Pease):

Such a work session should be held a week or so before the Assembly votes the issue. It has to include 6 or more members (the Mayor's rule) and might last 1 1/2 hours. There should be brief presentations from representatives of several groups, then lots of time for questions and developing plans (a working session, not a "dog & pony show").

Abney and Tremaine would appreciate a prior briefing in about 2 weeks (Abney).

Members who should be invited also include Cheryl Clementson, Anna Fairclough, and Melinda Taylor.

More Hillside planning issues:

- We should look at options for sewer and various septic systems. Experts include Jim Cross, Lee Reed, Tobin Spirkland (Ross, Miller)
- Carin Mathis has volunteered to help; she has interest and expertise, and she's no longer a Muni employee
- Preliminary work should be started soon on the Hillside Master Plan. We should coordinate with the Bear Valley and Huffman-O'Malley Community Councils.
- Pease and Gruenblatt met with Jerry Lewinski of Chugach State Park to discuss ideas for park access through subdivisions.

Appeal of Shangri-La zoning: The Board of Adjustment packets lacked a variety of information, including letters sent by RCCC and Anchorage Fire Department. Sell took copies of these to Planning. [Information mentioned after adjournment]

Notice of P&Z hearings: There is a proposal (P&Z Case no. 00-121) to amend Title 21 to extend notice of hearing from 21 to 35 days. **It was moved** (Pease), seconded (Weinig), and passed to write a letter supporting this change.

South Anchorage High School (Angela Kuentzel):

There is a request to rezone the site from R-1 to PL1. The Huffman-O'Malley CC opposes this unless the special limitations are retained. They include a 40-foot buffer around developed areas of the tract, which is required to provide 75% visual absorption under winter conditions, exclusive of rights-of-way and easements. More buffering should be added on boundaries that aren't covered now by the SLs. Rezoning is not necessary for the school to be built. Access limitations also are needed.

ASD is violating the SLs right now, by clearing buffer areas. They are known to have obtained information on the SLs from the Planning Department.

It was moved (Geuss) and seconded (Zidek) to approve the resolution prepared by Huffman-O'Malley CC; passed.

Violation of zoning or special limitations:

Besides the example at the SA High School site (above), Kutzer called the Muni for a whole year about a gate and driveway that violated zoning; he got a runaround.

Abney suggested that she or Tremaine be called if these activities are likely or in progress. Jack Frost sometimes responds, but he doesn't get support from the Muni government.

Anchorage Int'l Airport expansion: The Alaska Center for the Environment gave a presentation last month; they were asked to submit a proposal for RCCC action, but nothing has been received. The issue was tabled.

DeArmoun Road upgrade: Funding of Phase II has moved from priority 23 to 7, and includes re-contouring of the sharp curve and landscaping.

It was moved (Sell) and seconded (Pease) to write a letter saying we have concerns about plat S10615 ("Michael's Ridge" - on Goldenview). Passed

The meeting adjourned at 9:16pm.