

Federation of Community Councils, Inc.

Board of Delegates

Minutes of January 18, 2012 meeting

The meeting was called to order at 6:00 p.m. by Chair, Jeff Mittman

FCC Delegates in attendance:

Airport Heights	Becky Kurtz
Huffman/O'Malley	Christine Monette
Mid-Hillside	John Weddleton
Mountain View	Kep Pierce
North Star	Gordon Glaser
Northeast	Bob Reupke
Old Seward/Oceanview	Nancy Beardsley
Rabbit Creek	Dick Tremaine
Rogers Park	Bob Churchill
Scenic Foothills	Lynda Billmyer
Spenard	Jason Bergerson
Tudor Area	Tod Butler
Turnagain	Cathy Gleason
University	Susan Klein

Others in attendance included:

Jeff Friedman	Anchorage School Board
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No quorum so meeting began with presentations.

Agenda and minutes approved when reached quorum at 6:15 pm

Presentations:

School Board: Jeff Friedman

Budget delivered to School District Board on January 18th (today). Roll out to public on Monday, hearings on Tuesday and later as well as debate. Includes \$6 M less than this year, but due to inflation will actually be about \$18 M reduction. Losses will include staff who interact with students on a daily basis. Less is due to slight decrease in student enrollment (thus less money from state) and less monies from other grants.

Superintendent search – Board met on Monday to discuss the two candidates who were interviewed in person. Will be meeting again on Friday to discuss and most likely decide whether to select one of these two or to reopen search. There were 150 candidates for the position, narrowed to 5 who participated in hour-long video interviews and of those these two were selected fro in person interviews.

Send feedback to each board member or to Gretchen Guess who forwards to rest of school board. (http://www.asdk12.org/school_board/members.asp). The generic email SchoolBoard@asdk12.org goes to wider audience than just the school board.

Municipal Assessor: Marty McGee

Values within 3% of last year's value. The Assessor's Office staff visited 18,000 pieces of property (Legal mandate is 16K) in 2011. Were able to increase because looked at a lot of condominiums this year.

Condos had more changes than other types of properties due to reassessment of some site condos. Site condo – Planned Unit Development (PUD) are similar to houses on lots where the owner also owns the lot (not the condo). PUDs will see value on land and building for first time. Condos usually don't see this split out.

Real estate value is directly tied to jobs and employment. Property values have not fallen. <10% of sales are bank related properties. In addition, Anchorage has grown slightly in employment.

Contact Marty for questions at 343-6897.

Concern in real estate community that people don't know what getting into with site condos having no room for fire trucks. Lot owners are responsible for streets and utilities. Until failure or repair, community is NOT aware of this. Will go back with special assessment on homeowners when a problem.

Assessor's office reviews all tax exemptions every year. Anytime someone comes to them or they observe something that may be in violation Assessors office investigates. Review of Anchorage Baptist Temple under investigation now. If not in compliance, then the Assessor's office will remove exemption. If there is misrepresentation of property the Assessor's office can go back six years to capture escaped taxes. (Taxes that should have been paid on the property if they were not exempt).

Question about houses used for comparison purposes for sale price and inflated house value. Assessor's office asks for sale price information from both buyer and seller. Alaska does not require notification of sales amount to assessor's office. Currently track how many sales due to deed transactions. If know debt can figure out value. The office

tracks listings for sale. Fewer than 1/3 of actual document deeds of sale are reported to assessor's office.

City View has about 8% increase. If a house is overbuilt to the area a cost model used to assess it.

Non-profit land in Anchorage – covers 90% of land mass that is exempt – military, parks, federal land, etc

Providence Hospital - ~25% is taxable (when lease to tenant) and if property is not used for exempt purpose. No legal definition of "hospital". Also definition of "not-for-profit" for hospital that also makes money as well as being nonprofit

Property owned by government and leased to businesses, individuals is taxed. Only state-owned part is exempt. (i.e. Ted Stevens International Airport)

One Anchorage – Lynnette Warren

One Anchorage is the organization working on the ballot measure supporting equal rights for lesbian, gay and transgendered people in Anchorage. The measure will be on the ballot on April 3rd.

Fairview Community Council passed a resolution in support of the ballot measure.

Members of One Anchorage are willing to come to each community council to make a presentation on the ballot measure. Any community council that passes a resolution in support of the ballot measure will be added to a list of groups and individuals who support One Anchorage. (<http://www.oneanchorage.com/one-anchorage-supporters/>)

Call Amy at 575-2150 or the general office number is 229-4108 to ask for someone to make a presentation to your community council. www.oneanchorage.com

NEW BUSINESS

Resolution regarding Metropolitan Transportation Plan presentation by Bob French – Government Hill CC

Added fiscal restraint (where is the money coming from) in this plan due to federal regulations.

Only 4 days from when draft plan was released and P&Z hearing. P&Z did not vote on since they did not have time to look it over.

We would like to reopen P&Z public testimony and for AMATS to give documentation of changes

Resolution addresses process not substance of the Plan.

AMATs not only organization failing to give us enough time to respond to.

FCC needs to take up broader resolution for notification and conduit for information.

Question called. Unanimous.

Is there municipal code on minimum time between draft released and when public hearing scheduled?

Resolution moved and seconded to approve the resolution. (Jason Bergerson and Bob Reupke).

Bob French and others involved are also willing to come to each community council to present their resolution,

FCC Chair:

No report

FCC Treasurer

Treasurer out of state and sent printed report. Moved, seconded and adopted with no opposition.

OLD BUSINESS

FCC Website – Susan Klein

Susan created a draft survey and sent to committee but only got two replies from committee. Brit Szymoniak volunteered to help with survey as she has experience doing surveys.

Tod Butler volunteered to be on the committee.

Suggested that committee meet and look at present website and come up with what works, what doesn't and use preliminary ideas that they came up with during the last meeting in December.

Decided that the committee will meet on a Sunday afternoon at 3:00 PM

COUNCIL SHARING

North Star –Gordon Glaser

Problem with Wonder Bread zoning violation in where park trucks. No company investment into the bakery, but also provides jobs

Tudor Area Tod Butler

Nothing to report

Huffman O'Malley – Christine Monette

South Anchorage High School sports facility. Homeowners associations have sought legal resource from school district, sports boosters, and high school principal

Spenard - Jason Bergerson

Nothing to report

Northeast – Bob Reupke

Overpass on Glenn Highway in Muldoon is too low for some trucks so must come up and over. Increased traffic in the area due to VA Clinic, Bartlett, Tikhatnu Commons

Had picnic at old greenhouse property where we want to create

Awards to folks who pitched in to underwrite ?????

Safety improvements Muldoon Rd and Duben

Trying to create park out of old Alaska Greenhouse area. Back 14 acres as ball fields

Wal-Mart issue still ongoing.

AutoZone wants to come in at E 6th and Muldoon

Resolution for liquor license for restaurant in Muldoon

University Area – Susan Klein

APU Master Plan – postponed at P&Z Hearing

Winterberry School will be relocating to College Gate area off of Bryn Mawr where Doc Hines had a house and where Lee Baker attempted to put an 86-unit apartment

complex. Crichton (?) bought the property and has an agreement to build the school for Winterberry. College Alps condo association granted an easement over their property

adjacent to the entry to the property off of Bryn Mawr in exchange for vacation of an easement across their property that runs through College Alps parking lot.

Taku Campbell – Jeff Mittman

Dowling Road Extension will be built this summer connecting to Potter with an overpass over Arctic Blvd.. Concern by residents controlled access on Arctic and Dowling

A new off ramp will be built on New Seward on to 92nd

Mountain View – Kep Pierce

Chamleut opened new facility

New statutory near McDonalds

Prizes for Christmas lights in will be awarded in February

Rogers Park – Bob Churchill

Working on changes in by-laws

Scenic Foothills - Lynda Billmeyer

36th and Muldoon Storage facility upgrade

Funding for 32nd Ave next to Totem Theater

Ball fields near Totem Theater

Discussion with their council president about how to work within process on CIP development. The process is not user friendly. Need to educate community councils understand the process, work within process and streamline. (Jeff will work with Mark on setting up a speaker on this)

Old Seward/Oceanview – Nancy Beardsley

Trying to have a meeting – Jeff suggested they work with FCC board members on this.

Turnagain – Cathy Gleason

West Anchorage District Plan – public hearing before Parks & Recreation in Dec.

Formed subcommittee – Resolution few changes to the document – little substance.

Doesn't know when goes to Assembly. Controversy is land exchange with Airport, require acquiring reserve land south of wastewater treatment plant.

Google West Anchorage District Plan – [put on FCC website](#)

Need to pack the house for testimony when it goes to Assembly

Airport will initiate Part 150 noise study. Not updated since about 1990.

Airport Master Plan this year also.

Expanding fuel tank farm west of airport, near Clitheroe want to add four to the five already there.

AEDC – four roundtable meetings for airport to discuss the airport. Next one is Tuesday Jan 24.

MTP process as well as official streets and highways plans

Heritage Land Bank plan – Long House Hotel – proposal to be sold to Mental Health

Trust to Alaska Community Mental Health non-profit – to turn into housing for chronic mental health minimum of 50 people – can include those with criminal background. No treatment, no therapy, no supervision.

Rabbit Creek - Dick Tremaine

150 acres on hillside about Potter Marsh – taxes not paid – were going to build huge buildings – now back to person who sold? Property to begin with.

Rezoning coming though – Planning Dept. is forgetting that there is a Hillside District Plan.

Government Hill – Kep Pierce

Developing on neighborhood and historic development plan

Voting on resolution to remove KNIK Arm crossing from MTP until financial condition that shortfalls from tolls are covered by another agency. Financial issues re KABATA

Mid-Hillside – Lance Powell

Resolutions on MTP, KABATA, Title 21

Forty parcels where people are claiming parkland as their own. Working with Municipality on this.

Noticed that planning should be aware of Hillside District Plan

OTHER ITEMS OF INTEREST

Jason Bergerson – working on new CIP Plan for School District – bonding and priorities.

Taking existing facilities and fixing up. Some areas over capacity others under capacity.

Public meetings at School Board main conference room 3:00 PM Friday? Need to come up with 6-year CIP

Moved and seconded to adjourn 6:45 PM

Respectfully submitted

Susan Klein, FCC Secretary