

# Rabbit Creek Community Council Meeting Minutes for Thursday, May 12, 2016

## FINAL DRAFT

Location: Golden View Middle School Library

Board Roll Call - Present: Ron Devon and followed by Adam Lees as Co-Chairs– Pat Abney, Keith Guyer, David Sterling, Nancy Pease, Janie Dusel, Mindy Willis, Joan Diamond

Excused: Vivian Mendenhall, John Isby, Phil Fortner

Board Member Co-Chair Ron Devon opened the meeting at 7:03 pm

- Minutes: April 14, 2016 minutes copy placed on line.
  - **Motion by Pat Abney & 2<sup>nd</sup> Keith Guyer** - To approve April minutes. Passed.
  - **Motion by Dianne Holmes & 2<sup>nd</sup> Keith Guyer** - To approve today's agenda with moving Report section to the end. Motion passed.
- Attendance - Total 42 people in attendance tonight. However, only 11 voting members at opening. Tonight classified as a board meeting. Adam Lees and Nancy Pease arrived at roughly 7:15pm, automatically reclassifying meeting as general membership meeting.

### Announcements & Legislative Reports:

- **Assembly Members** - Bill Evans – Rezoning of upper DeArmoun Road property convoluted how it was presented and eventually denied a rezone. Currently R8 trying to get R6. Plan to re-submit when ready. Ordinance about cell towers with location, space between towers, height, will review with Assembly. Homelessness issues highlighted. Police to respond to homeless issues. Homeless housing is a big issue with current mayor. Homeless job program not a lot of details yet on a plan announced today. Job program money paid to people may go to ways for homeless to pay for their housing.
  - John Weddleton not present tonight. Attending Turnagain Arm CC quarterly meeting.
- **State Representatives** - Cathy Giessel and Mike Hawker not present tonight.
- **General Announcement:**
  - **Forest Cleanup** - Mike Kenny talked with John See recently about forest cleanup, MOA Forester. Funds available for forest cleanup over ¼ acre at \$500 per acre. Call to 267-4902 John See MOA Forester.
  - **Pollution problem in area Calcium Chloride** – Mike Zidek - Lives on Virgo Street. Calcium Chloride placed on roads as dust control without proper grading and compaction causing dust. Without binder the chemical billows off of roads into air. MSDS sheets list it as an irritant. Supposed to be blended into surface and compacted by applicator that is not installing correctly. Product as applied is ineffective as dust control.

### Ongoing Business

- **142<sup>nd</sup> Improvements** Residents committee met with John Weddleton, in touch with mayor's office. Definitely moving towards having project bid out on time for work to occur this season. Residents thank RCCC for help in securing design improvements.
- **CIP Project List Headed by Dianne Holmes** - Dianne went through a list of the following projects, many of which are a title only without great details for the scope of work on the project. Dianne passed around a copy of the list of projects for voting by everyone in attendance by placing colored dot next to the projects they think should be ranked first, second, third. Go through and add or delete and rank the projects.
  - MOA Projects
    - Little Rabbit Creek Flooding Glaciation Improvement
    - Golden View Drive/Bufalo Elmore 145<sup>th</sup> Chip Seal Surfacing
    - Golden View Drive Connection West Romania to Potter Valley Road
    - Chugach State Park Access Improvements
    - 145<sup>th</sup> Ave Metz Area Drainage
    - **Motion Mike Kenny & 2<sup>nd</sup> Joan Diamond** – Delete Golden View Drive Connection from list. Objection heard, discussion followed. Voted 11-2 in favor of deletion.
  - State of Alaska DOT&PF Projects
    - Elmore Road at Rabbit Creek Intersection Safety
    - DeArmoun Road Upgrade Phase 2 140<sup>th</sup> to Hillside Drive.
    - Abbott Rd/Hillside Dr. Trail – Rabbit Creek to Seward Hwy
    - Rabbit Creek Road Upgrade Seward Hwy to Golden View Drive.
    - Old Seward Rabbit Creek to Potter Valley Road
    - Old Seward Hwy Repair Potter Valley to RC Road
    - **Motion Dianne Holmes & 2<sup>nd</sup> Joan Diamond** - Projects Add Mountain Air Drive to MOA List and Intersection of Golden View Drive and Rabbit Creek Road to State DOT&PF List. Voice vote: ayes have won. Projects added onto respective lists.
- Parks & Recreation

- Campbell Creek Greenbelt
- Forest Health
- Dog Park Site selection
- Section 36
- Wayfinding
- Tony Knowles coastal trail erosion
- Community garden site selection
- Coastal Trail Bridge Repair & Replacement
- **Motion by Nancy Pease & 2<sup>nd</sup> Joan Diamond** – Alternative Transportation Program to be under MOA list - Trails List of 7 projects for this year. Pedestrian Easement 10' to 20' wide walkways for access. Motion passed.
- Discussed way to vote by RCCC members for sheets - 3 dots MOA + 3 dots State + 2 dots Parks & Rec. Everyone can vote.
- Adam Lees advised that MOA is planning for any available funding to go to the dock upgrade. Which means there are not much and likely no available funding for any of these project.
- **Anchorage Bowl – Land Use Plan Map** – Nancy Pease showed map. Last update 1982, this version will be good through 2040. 2 parts, text and map. RCCC committee put together that has been going through for a month. People like Vivian Mendenhall spent up to 40 hours reviewing and developing the written changes. The committee has a major list of verbiage modifications to the proposed text and Land Use Plan Map. A quick review lists these items. The major information is on the RCCC website for review.
  - Goals-Things have changed since last update. Listed on the document.
    - Natural water flow into standard habitat, not diverted elsewhere.
    - Minimal contribution to climate change.
  - Updating plan – Minimize rezoning. Other issues listed in document.
  - Zoning colors on map is confusing. Refer to 2010 Hillside District Plan for zoning densities.
  - Legacy Pointe planning says go to R3 zone, RCCC says no.
  - Point Woronzof Park be kept as MOA land not become airport property for new runway.
  - 17 Watershed no water outside normal watershed
  - 20-Conservation Type Subdivision is supported.
  - 22 – Open Space and Greenbelt – ways to protect critical wildlife areas as open space.
  - 24 – Do not let AWWU put city water service in areas where not intended.
  - 25 - Industrial Prioritization less urban sprawl.
  - 27 – Anchor institutions and facilities land exchanges minimal, like at the airport.
  - Input by committee that consisted of Dianne Holmes, Vivian Mendenhall, Janie Dusel, Adam Lees, and Nancy Pease.
  - All Community Councils are invited to submit input by the end of May.
    - Hillside District Plan cannot be trumped by this Land Use Plan Map, according to Planning Dept.
- **Motion by Nancy Pease & 2<sup>nd</sup> Dianne Holmes** to accept the information prepared by the RCCC committee and send them to the MOA. No opposition heard, so all items accepted.
- **Pedestrian Easements Update – Nancy Pease** – Did not finalize map. Will present at future meeting.

## **New Business**

- **Stewart Homestead Road** – Many in attendance to speak on this issue.
- Summary – Stewart Homestead Road open for many purposes. Located at southern end of Steamboat. Gates and signage recently installed. Greatland Trust been trying to use that road for access to Chugach. MOA wrote and asked for access of owner, who said no. Been in public use for so long. New owner of property installed ominous security features and enlargements to red gate, including barbed wire. Adam Lees opened for public comment from audience as follows:
- Frank Pugh – Owner - Owned property for 3 years. Old road is a driveway, private easement, a gate been there since 1996 when Stewart installed. First tract in 2012. Recently decided to close to the public, but open to neighbors. Went overseas for 2 year 2012 to 2014. People all over the place and loud and causing problems. Tried to control the situation. Had enough when a neighbor accosted him. Made the access harder with gate and fence. Hardly anybody has tried to contact him to gain access.
- Jim Sitkiewicz – Been using the road there since early 80's, moved close by there 10 years ago. Since the 60's public access with utility access that is now blocked. Maybe 4 to 6 cars on a beautiful day. Road is traditional public access. Since the Cease and desist letter the gate got larger. Consider the new gate a hazard.
- Frank Pugh – Neighbors are welcome if they make contact and ask for access.
- Jim Rogers – Next lot is parents' subdivision, lives in keno hills. Complaints about too many cars. Not a platted easement. Does not want another Flattop parking lot.
- Ruth Glenn – Been using the area since was only a trail. Believes English law and it is a historic public right of way. Had Dave (name missed) and Oral Stewarts permission to use the area.
- Mike Zidek - Been here since 1986 and respects the fact that the access has been limited.
- Frank Pugh – Received letter from City attorney

- Jeff Yoetz - Been here since 1985. Area and road could get loved to death. Keep the area open.
- Frank Pugh – Not many people have respect for private property.
- Bob Coolidge – Frank is his friend. Appreciates use of area. When fence went up he respects not to use.
- Dianne Holmes – 3 issues – 1. Parking issues 2. Other adjacent property owners need access. 3. Established trail.
- Dennis Miller - Miller family established homestead in 1958. Miller family has not nor will sign easement across private property. State tried to push an easement through and lost.
- Charlie Barnwell – 1982 used trail for 35 years. Enjoyed it. No legal establishment to make a trail. It is private property. Oral Stewart put up the gate in 1986 because of vandalism. City and state need to get together to establish a trail.
- Frank Pugh – Should solve as a bigger issue. State has tried to solve by extortion.
- Chris Reynolds – Used trail for 15 years. Talked with Frank numerous times. Laws on the books that speak to this situation. All kinds of easements that go through private land.
- Jim Rogers – Lots of different access points to this property.
- Leslie Harrison – Has used the trail numerous times. Lives at Stroganoff now.
- Jim Sitkiewicz - The only reason he can stay here in Anchorage is gaining access to Chugach Park for hiking.
- Frank Pugh – Not interested in people driving from far away. Not plugging or stopping access by neighbors.
- Nancy Pease – There is an access problem getting into Chugach Park.
- Frank Pugh – Received letter under legal threat.
- Mindy Willis – Appreciated public comments, did note that time was
- Curt Lewis – Moved here several years ago. Moved to this area to use the access to mountains by the Stewart trail. Thought RCCC would work to allow non-motorized access. Thank Frank for letting people access.
- Judy Michaels – Understands both side. Homestead property is not public property. Owns a homestead and people walk through often. Homestead law is federal government law. Need to respect owners of property. Should they choose to allow access, that is a privilege. .
- Alyssa Miller - wife of Dennis Miller – Fortunate to have playground in back yard. Neighbor kids came to ask permission to use her playground, she never said no. Don't allow access without permission. Many people put time and effort into homestead and paid taxes, made upgrades. Would like to be asked permission. Millers have been to court many times controlling their homestead property.
- Charlie Barnwell - People that live there want to use the area because it is so beautiful.
- Joan Diamond – RCCC approached Kelly and Rusty Becker came to RCCC to asking for help because of numbers of people walking across their property. RCCC could not figure out what to do to help.
- At 8:52 pm - Adam Lees expressed belief that RCCC cannot take a position on any legal matters, though was unsure. Until that question resolved, RCCC can respond with letter structured along the lines of recurring issues, like for ARR, Park Access, and other similar issues.
- **Motion by Judy Michaels & 2<sup>nd</sup> Keith Guyer** - Table this Stewart Homestead Road Issue until June meeting as ongoing business. Motion passed unanimously.

## **Reports**

- **Chair's Report – Adam Lees** – No time to discuss. HALO not much.
- **Treasurer's Report** - For April bank amounts are: Checking \$228.55 + Savings \$295.09 = \$523.64.
- **FCC Meeting – Mindy Willis** – No time to discuss.
- **HALO – Pat Abney** – No time to discuss.

## **Wrap up assignments**

- As stated above.

**Motion to adjourn by Dianne Holmes & 2<sup>nd</sup> Janie Dusel** - Passed unanimously. Meeting adjourned at 8:59 pm.