
TURNAGAIN COMMUNITY COUNCIL

Council Meeting | November 3, 2016 | 7:00 – 9:00 p.m.
Lake Hood Elementary School, 3601 West 40th Avenue
Chaired by Jonathan Tarrant, TCC President

WELCOME & APPROVE AGENDA, MINUTES

- The meeting was called to order at 7:02 p.m. About 40 people (members and guests) attended.
- The agenda was reviewed.
 - **Motion by Dan Gleason, second by Gloria Manni to approve the October agenda.**
- **Amendments**
 - Move item TCC elections earlier, following Mayor's Report
 - Under Committee Reports, add an item (c) for Safe Routes to Schools Committee
 - Move item ASD update earlier, following Mayor's Report and TCC Elections
 - **Vote on motion: all yes, 0 no. Agenda approved as amended.**
- The October 6 and October 17, 2016 meeting minutes were available for review and approval.
 - **Motion by Dan Gleason, second by Cathy Gleason to approve the October 6 and October 17 minutes.**
 - **Vote on motion: all yes, 0 no. Minutes approved.**
- Announcements: *See Attachments flyer available as a handout in the meeting and on the TCC website.*
 - Please vote on November 8, or vote early!

EXECUTIVE BOARD REPORT

- Check Turnagain CC's presence on Facebook and NextDoor! Join the Facebook group "Turnagain Community Forum."
- If you have not already done so, sign up for e-mail updates from TCC and other community councils. There was a flyer available at the meeting providing instructions on how to sign up.
- **Special TCC Meeting on Sydney's Shortcut, October 17:** Approximately 70 people attended the special meeting regarding Sydney's Shortcut. The property owner and his attorney attended, as well as neighbors adjacent to the property and elsewhere in that neighborhood. The council passed a resolution in support of the Municipality taking further action to "persuade or compel" the property owner to restore access from Marston Drive to the Coastal Trail.
- **West Anchorage Candidates Forum, October 24:** About 55 audience members, and 10 candidates, attended the event. Candidates answered questions from the community councils, each other and audience members. Thanks to everyone who helped organize this event!
- **Federation of Community Councils:** Cathy Gleason reported on items from the Oct 19 meeting:
 - The FCC has formed a committee dealing with the organization's bylaws and policies.
 - The FCC Outreach Committee has been working on a Civic Engagement Forum.
 - The Hillside and Mid-Hillside Community Councils have proposed merging, this will be before the Assembly for formal approval. Additionally, the North Star and Midtown Community Councils are considering merging.
 - Public Safety updates:
 - The Municipality CAP team has a form that residents can fill out if they know the location of a homeless camp, and the Muni will follow up and clean out these camps.
 - There will be an online training for the Community Crime Map for those interested.
 - There have been various community events about public safety.
 - Budget updates:
 - The Municipality has a \$30 million budget deficit (including potentially \$2 million in new marijuana tax revenue).
 - The FCC currently receives \$85,000 for staffing all of the community councils.

- No cuts are proposed to the Anchorage Police Department at this time.
- The Municipality and Anchorage School District are discussing shared services.
- The Anchorage District Attorney attended that meeting, shared updates about SB 91 (the comprehensive criminal justice reform bill) including changes to penalties.
- **President's Report | Jonathan Tarrant**
 - No updates.
- **Vice President's Report | Cathy Gleason**
 - No updates.
- **Secretary's Report | Anna Brawley**
 - No updates.
- **Treasurer's Report | Gloria Manni**
 - No updates.
- **Member at Large's Report**
 - Kennis Brady has moved to the Sand Lake neighborhood; this position will be temporarily vacant until the new officers' term, rather than holding a special election also.

COMMITTEE REPORTS

- **Land Use Committee: Airport Zoning District:** Cathy Gleason, Anna Brawley, Gloria Manni met with staff of the Municipality Current Planning Division and a representative from the Airport about the proposed Airport Zoning District, talking in more detail about the proposal shared in the October 6. The group did not discuss specific recommendations or changes to the draft ordinance, but TCC shared concerns about the narrow width of the buffer area between the neighborhood along the eastern boundary of the Airport, particularly around Turnagain Bog. Land Use committee members are planning to meet and discuss recommended changes to the zoning district this month, in time for the November 21 comment deadline.
- **Land Use Committee: Anchorage 2040 Land Use Plan Map:** Cathy Gleason introduced the background to the draft comment letter, submitted for approval by TCC tonight. The comment letter addresses two parcels that were not part of the original comments submitted by TCC, both in the Huntington Park area: a series of lots on the west side of Forest Park Drive, and the single parcel that is currently a mobile home park at Hillcrest Drive at Esquire. Both of these areas were proposed to be designated higher density residential than the current land uses there.
 - *Comments about the mobile home park:* The committee asked whether the Planning Department has talked with the current home owner, and expressed concerns about the potential increase in traffic in a busy school and commuter area.
 - *Comments about the Forest Park lots:* Marnie Isaacs shared her and other neighbors' concerns about the character of the lots, previous zoning actions and traffic along Forest Park.
 - **Motion by Dan Gleason, second by Jean Bielawski, to approve the letter as written and presented as a handout in the meeting.**
 - **Vote on motion: 19 yes, 0 no. Letter approved.**
- **Safe Routes to Schools Committee:** Dan Gleason shared that the committee met with Beth Nordlund, director of the Anchorage Park Foundation, about two pathways to West High from Arlington Drive and Belmont Drive that are in currently poor condition. Beth is working with the Municipality to determine when and how that could be accomplished. Additionally, the Municipality has implemented three of the recommendations brought by this committee, and sent a thank you letter to the Muni.
 - Tim Steele commented that he is tracking the status of the two pathways, as is City Manager Mike Abbott, who has been involved in the project.

AIRPORT REPORT | JOHN PARROTT

- See airport updates on the handout provided at the meeting or online at: www.anchorageairport.com

- **Lake Hood Seaplane Base Master Plan:** The public review draft of the Lake Hood Seaplane Base master plan is available at the website: lhdmasterplan.com, and comments will be accepted through January 16, 2017.
- **New Alaska Airlines Hangar:** Alaska Airlines is planning to build a new hangar at Old International Airport Road and 50th, where Specialty Services used to be located. The hangar will be able to hold two Boeing 737-max planes.
- **Regulation Updates:** The Airport is considering changes to regulations concerning tie downs and float slip use of Lake Hood, most relevant to those who make use of those slips. There will be a meeting for anyone interested in learning more about these regulations on Friday, November 18, 1:00 to 3:00 p.m. at the Airport Badge Office.
- **Questions and Comments**
 - *Louke Ellenbroek* whether the new planes, such as the Boeing Max planes, are louder or quieter than those in operation now? In general, new planes are becoming quieter and more fuel efficient than older planes.
 - *Jonathan Galin* asked whether the Airport would increase the number of floatplane slips available at Lake Hood? The plan does allow for potential expansion of the number of slips in the future.
 - *Mark Worcester* asked about whether the Airport's new regulations, or any other policy, would address the noise of private pilots flying over the neighborhood? The airport has limited control over the behavior of the pilots, who are primarily subject to FAA rules. However, the airport is updating its Fly Friendly guidelines, and continues to emphasize that pilots should consider their impact on the neighborhood and using good flight practices to limit unnecessary noise.
 - *Gloria Manni* asked that given that pilots are under FAA jurisdiction when in flight, is there someone at FAA who can give more insight on this issue? A member followed up, who else can be spoken to about the noise associated with landing? John suggested that contacting the FAA Regional Office first, but some other aspects of pilots' activity are regulated by the control towers and other divisions.

LEGISLATIVE REPORT | SEN. MIA COSTELLO AND REP. HARRIET DRUMMOND

- **Rep. Matt Claman**
 - Vote on Tuesday, November 8th or vote early!
 - Things have been quiet in the Anchorage Legislative Information Office (LIO) in advance of the election; there may be remodels during session, when legislators are in Juneau.
 - If you have thoughts or concerns about the snow dump issue between the Municipality and the Airport, please contact his office and share your thoughts.
- **Staff person for Sen. Mia Costello**
 - Thank you for attending the Public Safety summit in October!
 - She and her staff are working on their calendars before heading to Juneau. Between now and the start of session, they will be holding "office hours" to share thoughts.
- **Questions and Comments**
 - *Dan Gleason* shared that he is concerned about the reduction in sentencing in SB 91, including no jail time for first offenses. He would like the Legislature to reconsider some portions of this law, and increase funding for halfway houses. Rep. Claman agreed that it is challenging, but also too many prisoners are returning to prison, perpetuating a cycle and adding burden on the state's budget as well. There may be some changes to make but we need to give the bill time to work, and certainly more funding for other services is important.
 - *Cathy Gleason* commented that the state DOTP&F uses the snow dump as well as the Municipality, and it is currently being maintained by the Municipality. She believes that the Airport should not receive full "fair market value" because it is being used by the state as well. Rep. Claman agreed that there is limited use for the land which limits its fair market

value, and he feels that it is not the best use of public resources to negotiate among public entities for use of public land. He is working on a letter to the FAA regarding this issue.

- *Gloria Manni commented that she believes that the Municipality should consider contracting with a private entity for the snow dump. Additionally, she agrees that a snow dump is a logical use for that property.*

ASSEMBLY REPORT | MEMBER TIM STEELE

- Tim noted that the snow dump is a perfect location for its current purpose, and he would like to see this issue resolved. The Municipality is already taking on an additional burden of snow plowing, among other costs, that the State has shifted down to the local level. This will likely mean that snow plowing would take longer than usual, with more streets (including major streets) to plow.
- The Assembly has been focused on the budget, with work sessions happening this and next week. The overall story is mixed, with an approximate \$5 million increase from last year. There will be an additional cost (9.5% rate increase) for sewer service from AWWU to cover the cost of the Asplund treatment facility. There will also be an increase in the disposal charge from Solid Waste Services (SWS) to close a portion of the landfill.
- Tim has been working on the Spenard Road project, along with many other West Anchorage officials. The project design is almost completed, and construction will begin this summer.
- Additionally, the Turnagain Boulevard upgrade (\$8 million) is also included in the budget, taking care of the section between McRae and Spenard in 2018. Design work is still being done.
- There has been some progress on access from neighborhoods to Romig Middle School and West High School, and the Municipality continues to find ways to accomplish these improvements.
- **Questions and Comments**
 - *Marnie Isaacs asked about the status of the new bus route from Northern Lights to Romig? Is there a plan regarding this road, it is a very tight road?* Tim is not sure of the current status, but it is still in process. He is also concerned about the access from neighborhoods to Romig, as well as to Dempsey Ice Arena. Gloria Manni added that the ingress was created just for buses, traveling past Romig and to Dempsey. However, not all buses are using this route currently, others go through Forest Park both ways. Cathy Gleason added that the route seems to have improved past Dempsey, but not before then.
 - *Jonathan Galin asked about the status of the cell tower ordinance?* Tim was not sure about the final status of this issue.
 - *Sandy Rabinowitch asked about a notice he saw in the newspaper about a proposed tennis court facility near the ice rink?* Tim shared that the same individual who proposed public tennis courts previously, but they have received a great deal of feedback from the Airport Heights neighborhood on the proposal. It is a continuing process.

ANCHORAGE SCHOOL DISTRICT UPDATE | ELISA SNELLING

- Elisa Snelling introduced herself and noted that she is the West Anchorage representative on the Anchorage School Board. She will try to attend at least some of these monthly meetings in the future. You can also contact her by phone or email.
- ASD has published a dashboard of data about the district's academics, attendance, on track and behavior. The dashboard is user friendly, has a lot of information, and opportunities to ask questions.
 - Check out the dashboard here: www.asdk12.org/data
 - The district's graduation rate is currently 79%, with a five-year graduation rate of 86% (meaning, including those who do not graduate in four years).
- There will be bond measure(s) coming up in the near future, as the previous year's bond failed. ASD is considering what, how many, and how large the bonds should be, as well as what other funding sources may be available to address the budget gap. Unfortunately the state has short-funded the school district by 25% so the school board is working to figure out how to address the budget.
- ASD is working on improving the school lunches available in the district!

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- There are new emergency protocols and staff training is underway, to help staff and students respond if there is an emergency.
- **Questions and Comments**
 - *Tim Steele asked about issues in the Sand Lake area—he pointed out that Romig and Mirror Lake are two of the largest middle schools; he is wondering what can be done about overcrowding in some areas, such as Romig. Additionally, there is a new neighborhood dealing with flooding in that area. He is hoping that ASD would be able to be a partner in addressing flooding.* Elisa commented that she does not have specific information on the flooding issue, but that at this time the district-wide capacity is 80% for middle schools.

WEST MARSTON DRIVE RE-PLAT | JOEY CATERINCHIO, CHUCK SPINELLI

- There are 8 lots along Marston Drive, near the AWWU lift station. The Municipality has purchased portions of some of the lots for this lift station already.
- There is a single lot behind the current lots on Marston Drive, between the water and the back of the existing lots, are owned in common with five owners whose properties abut the lot. When the land was originally platted in 1948, the survey map was imprecise and the properties platted in this area included a bluff and land that went to “mean high tide.” Following the 1964 earthquake, the land became usable (not just a bluff) and the land was now usable, but not properly platted. When AWWU wanted to purchase a portion of the land for the lift station in 2008, the Municipality determined that the land should have gone to mean high tide and should be re-surveyed. Chuck obtained a corrective survey in 2011 to show the extent of his property, but in 2013 began sending a tax bill for the entire “new” property, which originally (accidentally) included the lift station. He has attempted to secure a separate bill for only his property, but other property owners are not being billed by the Municipality; they are currently unofficially splitting the property tax bill among them.
- The owners have come to the community council to present this as required in Title 21.
- The owners may build on these lots in future, they have been granted electric and gas access. However, the owners present stated that they do not have specific plans to build at this time; Joy may build on her property in the future, but does not have current plans to do so as part of this replat.
- The only change being proposed is drawing lot lines, to match the owners’ existing lot lines, with no change in ownership, zoning or the boundaries of the current parcel.
- **Questions and Comments**
 - *A member commented about the mean high tide line, she feels that there are benefits for having the Coastal Trail because it acts as a natural dyke against. Additionally, she lives above on the bluff and was curious about the regulations about adding soil and raising the elevation of the property.*
 - *Another member asked whether the property owners have plans to restrict access to the beach along the Coastal Trail? Chuck and Joy pointed out that the location of the Coastal Trail across these lots, and further north beyond these lot lines, does not restrict access to the beach. Additionally, the property is already privately owned; the beach property (beyond the original mean high tide line) is publicly owned, by the Municipality.*
- No action is required on the part of the council; the presentation concluded.

TCC OFFICERS ELECTION FOR 2017 TERM

- Officers: President, Vice President, Secretary, Turnagain, Member at Large. The duties of the board and each officer are outlined in the TCC bylaws.
- Anna Brawley shared the process:
 - Elections were announced at the October meeting, and nominations requested.
 - Nominations will also be accepted on the floor during the November meeting.
 - Any member (a person who lives in the area, owns property there, or a business) can vote
 - Four nominations were received, one for each position except President.
- Slate presented, based on nominations received since last month:

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- President: (no nominations)
- Vice President: Cathy Gleason (incumbent)
- Secretary: Anna Brawley (incumbent)
- Treasurer: Gloria Manni (incumbent)
- Member at Large: Sandy Rabinowitch
- Nominations from the floor:
 - Dan Gleason was nominated for president, but declined the nomination.
 - Marnie Isaacs was nominated for president, but declined the nomination.
- Motion by Mark Worcester, second by Lisa Paesani to elect the slate as presented.
 - Vote: 22 yes, 1 opposed, none abstain. The 2017 officers will start their term in January.

TURNAGAIN BLVD. 65% DESIGN UPDATE | JUSTIN KEENE, CRW ENGINEERING

- Justin shared an update on the project: the team has shared the 65% design documents last month, including a copy shared with the council and available on request.
- The plan will be presented at the Urban Design Commission on December 14.
- The project will be included on the April 2017 transportation bond, which if passed will allow this project to start construction in May 2017.
- TCC submitted comments on the 35% design version that came before the Planning and Zoning Commission, and has incorporated the council's comments in the design. This includes a pathway up to McRae, the portion where the creek meanders closer to the road, with a retaining wall and some securing of easements to allow a walkway to continue through the length of the segment.
- Justin stated that the comments were generally incorporated, and he is happy to answer any specific questions. However, he cautions that there may be future changes at this point because all of the agencies are also reviewing the documents and there may be future changes.
- **Questions and Comments**
 - *Jonathan Tarrant asked whether the project has been put out to bid?* Not yet, completing design first and then will put out to bid prior to the bond,
 - *Jonathan Galin asked about time frame for completion?* Would be completed in 2018, with construction starting in summer 2017.
 - *The group was confused about comments from Tim Steele about construction, timing and funding status.*

ANCHORAGE MARIJUANA AMENDMENTS | ERIKA MCCONNELL, MOA

- Marijuana facilities must be a minimum distance from certain land uses (childcare centers, schools, etc.), stated in the ordinance as "500 feet, measured by the shortest practicable pedestrian route." The ordinance (AO 2016-3) passed in February, but this term was not well defined.
- Municipal staff have been interpreting the measurement per current municipal law, which says that streets can be legally crossed (except for limited access streets) at any point, whether or not an intersection is painted or marked.
- Erika shared that the industry has expressed concerns about the difficulty of finding space to lease, the impossibility of financing to build a new building.
- The proposed change in the rule applies to major arterials (e.g., Tudor, Benson, Northern Lights, International Airport Road, Minnesota) as set by the Official Streets and Highways Plan. For these major streets, the route would need to be measured at a marked crosswalk, since it is highly unsafe to cross mid-street.
- The issue with applying this rule is that it would allow, for uses along major roads, for a marijuana establishment to be directly across the street from protected land uses. This is a problem for both state and federal law, which defines drug-free school zones as well as requiring that marijuana be kept away from "areas where children congregate."

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- Erika provided two examples illustrating the measurement methods and how they differ, showing that changes to the rules regarding legal intersections of major streets.
- **Questions and Comments**
 - *What is the restriction for alcohol licenses?* Alcohol licenses must be 200 ft away from schools and places of religious assembly. The municipality follows this as well. Additionally, the state drug free school zone is 500 ft.
 - *Can a marijuana establishment be granted a variance to be located closer than 500 feet?* No, the 500 ft distance is in state regulation so the municipality cannot grant a variance closer.
 - *Cathy Gleason commented that she still feels that the 200 foot distance is too little, and does not follow the intent of the law because it could still allow businesses across the street.*
 - *Jonathan Galin commented that he feels this is excessive regulation.*
 - *Jonathan Tarrant commented that he feels it is not a major change, and seems to be an effective compromise between industry interests and community interest.*
- **Motion by Anna Brawley, second by Dan Gleason to support the Assembly memorandum (AIM) as presented in the meeting.**
 - **Discussion**
 - *A member asked how many establishments would be impacted by this change in interpretation?* Erika is only aware of two examples now, there are potentially others but she has not seen applications for any other businesses for whom.
 - **Vote on motion: 7 yes, 6 no. Letter approved.**

PUBLIC COMMENTS

- Chad Taylor shared that he and his wife own a landscape design company (Intrinsic Landscapes), and have received a challenge grant from the Anchorage Parks Foundation to design and build three benches; two of the three benches would be in Turnagain, one at Fish Creek Park and the other at mile 2.2 of the Coastal Trail at Earthquake Park.
- Fish Creek Park bench:
 - Their design concept is to emphasize passive recreation, with a “benches for all” approach and emphasizing use by a wide variety of users. The benches would be part functional, part public art that can be perceived or used in different ways.
 - The Fish Creek bench would be designed based on the Alaska Native history of a fish camp in that area, as well as responding to some of the natural features of Fish Creek.
 - The location was chosen to be well-lit, inviting, with good sight lines for safety, and intended to create a recognizable “node” in the community that is not the “cookie cutter” of a bench.
 - The benches would be durable metal.
- Coastal Trail bench:
 - Chad also presented the proposed design for this bench.
 - It will have similar design principles, something unique and fitting to the natural environment.
- Cathy Gleason that she was part of the Fish Creek Park design committee and had comments about the placement and design of the bench.
- Gloria Manni commented that she would like to retain the natural quality of trail system, and does not like the benches being installed in this area.
- **Motion by Dan Gleason, second by Mark Worcester to support the project as presented in the meeting.**
 - **Discussion**
 - Cathy Gleason suggested an amendment approving the concept, with additional discussion about design at next meeting. Amendment accepted.
 - **Vote on motion: 10 yes, 0 no. Motion passed.**

CLOSING

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- The meeting was adjourned at 9:30 p.m.
- The next regular meeting will be **Thursday, December 1, 2016.**

Minutes prepared and submitted by Secretary/Treasurer Anna Brawley on 11/6/2016
Minutes approved by the council at its regular meeting on 12/1/2016