

Chugiak Community Council Meeting Minutes of 5/15/2013

TO: Federation of Community Councils

THRU: Ted Carlson, President

FROM: Erin Dovichin, Secretary

SUBJECT: Chugiak Community Council Minutes for May 15, 2013

**CALL TO ORDER**

The start of the meeting was delayed for some time as the building was locked and no one possessed the appropriate key to unlock the door. After the door was unlocked, it was quickly apparent that there were too many people in attendance to use the standard room. Participants assisted the council in setting the meeting up upstairs. After all of this was complete, the Vice President called the meeting to order in the President's absence.

Roll Call

*Present:*

Randy McCain, Vice-President  
Erin Dovichin, Secretary  
Deborah Jones, Treasurer  
Maria Rentz  
Benjamin Sherburne  
Deborah Thorall

*Excused:*

Ted Carlson, President

**APPROVAL OF MINUTES**

A motion was made and seconded to accept the minutes from February 2013. Motion passed unanimously.

*Copies of Chugiak Community Council's meeting minutes and bylaws are available on the FCC's website at [www.communitycouncils.org](http://www.communitycouncils.org) (Click on Chugiak). These minutes are a summary form of the discussion and key decisions. Audio files of the full discussion are also available on the website.*

**REVIEW OF AGENDA**

McCain received a request last night from David Mallars to be added to the agenda regarding a conditional use permit request at Moosehorn Quarry. Dovichin noted that the Capital Improvement Prioritization must also be added to the agenda because it is due at the end of the month. Rentz asked if Mallars request was necessary tonight as the agenda is full. McCain confirmed with Mallars that he needs a decision before the Council recesses for the summer. McCain added Mallars to the agenda under new business. Sherburne motioned to approve the agenda additions. Dovichin seconded. Motion passed unanimously.

**REPORTS**

McCain noted to all the participants that the issue of the monofill has consumed the council at recent meeting and that we need to get through our Council business tonight before taking the issue up again.

**CBERRRSA Road Board** – R. McCain (229-6009).

Road Board will be expecting the Chugiak Council's Capital Improvement Prioritization. No further report.

**Eagle River-Chugiak Parks & Recreation Board** G. Armstrong (696-3543), R. McCain/Alternate (229-6009). McCain reported:

No report.

**Treasurer's Report** – D. Jones. Jones reported:

No Report

**Title 21/Consortium of Chugiak-Eagle River Community Councils** – R. McCain (229-6009).

McCain passed out copies of the new land use regulations for Chugiak under the new Title 21. He gave a very brief overview of the process

**Legislative Report** – Representative Saddler

Rep. Saddler gave a brief overview of the legislative session.

**FCC Update** –no report.

## **NEW BUSINESS**

### **Extension of Conditional Use Permit for Moosehorn Quarry**

Dave Mallars described his request to the Council to extend their 2008 support letter for the Moosehorn Quarry's conditional use permit (#2008-070) to an adjacent parcel of land that Mallars recently acquired. The parcel would be subject to the exact same conditions. They have operated for five years with no incidents, accidents or complaints that he is aware of. Mallars read his request letter to the Council for non-objection or support and the accompanying Council letter of support. Dovichin requested Mallars describe the conditional use permit. Mallars gave an overview of his operations and the conditional use permit and described the subject parcel which is a 4-5 acre parcel between Moosehorn and Rock Alaska. The parcel is essentially an island between the two. They could be operating for 10-20 years. The ultimate goal is to build a Moosehorn business park. Estimated truck traffic would be well under the conditions under the existing permit.

Sherburne motioned to continue the Council support for the conditional use permit and extended it to the adjacent parcel. Jones seconded. McCain asked if there was opposition. One participant spoke in opposition. She said that Chugiak used to be a very pretty place and with all the things happening that is no longer the case. Too much of the land and trees and natural beauty are being destroyed. McCain called for the vote. Motion passed with two opposing.

### **Capital Improvement Prioritization**

Dovichin gave a brief overview of the CIP process and passed out the draft prioritization. There was a brief discussion of whether or not the Council could move the monofill discussion up in the agenda. McCain said that issue was already addressed when we did the agenda review and we need to complete this prioritization because it has already been delayed a month. Dovichin continued to describe the draft prioritization and suggested changes. There was discussion of a few key projects including whether or not there was sufficient funding for the Eklutna bridge (keep it high on the prioritization in case there isn't) and whether or not there was a need for a Peters Creek flood study (yes, move it up on the list),

Dovichin motioned that the Council pass the first set of the prioritization with the recommended changes. Sally Tilton seconded the motion. There was a question as to whether or not there is a proposed site for a cemetery. There is not. Residents have asked for one over the years. We want to keep this on the muni's radar screen. Motion passed unanimously.

Dovichin next turned to the second set -- State Roads projects. There was a discussion of a few key projects such as the Glenn Highway Eklutna overpass. Sherburne confirmed that it has been repaired. There was discussion about whether or not the Council would like to ask again for an asphalt study on the Glenn highway. We would rather see focus on the bottleneck in Eagle River. That is an enormous problem for commuters and much more important. Dovichin suggested we do not add it. The remaining additions are suggested to address the bottleneck in Eagle River. Though they are in the Eagle River council area, we

should address them because they affect residents in our council area. Dovichin motioned to accept the prioritization with the recommended changes. Motion seconded. Motion passed unanimously.

There was a brief discussion of the Eklutna 770 and a study of an exchange for it. Tim Potter described the Eklutna 770, its location and its relationship to the Eklutna monofill.

There was discussion of the North Birchwood entrance onto the highway going North and how it needs safety improvements. There was a motion to add this to the prioritization list. Motion was seconded. Motion passed unanimously.

## **Board Elections**

Pat Tilton and Virginia Walker volunteered to be considered as candidates for the open seat. Both candidates shared their background and interest. The vote was held for the seat. Voting in favor of Tilton (20) and in favor of Walker(13). Tilton elected to the Board.

## **OLD BUSINESS**

### **Eklutna Monofill**

Tim Potter of DOWL, and Stewart Jacques and Shane Durand of Central Recycling Solutions (CRS) gave a quick overview of the project again and then focused on changes to their proposal since the last meeting, including removing many of the uses from the master plan that had raised concerns for residents. Potter read those uses that had been extracted.

There was a motion to extend the meeting because we were about to pass 9pm -- the close time of our meetings according to our bylaws. Seconded. Motion passed unanimously.

Jacques described the next major change which is that CRS will provide water monitoring of the site even though it is not required. There will be 3 upstream monitoring wells and 2 downstream wells.

Extensive discussion and debate ensued on monitoring, leachate, groundwater flow, lack of a lining, water quality and potential effects on local drinking water wells. This discussion progressed into an extensive discussion on the many issues and concerns that residents have including appropriateness of the site, conflicts with park uses, potential for smell and dust, and truck traffic. Extensive discussion then centered on whether or not the Anchorage landfill should be the receptacle of this type of waste instead of establishing a new landfill. Residents would be much more comfortable with this waste being put in that landfill. CRS said they have had trouble working with the landfill on this type of waste stream and that there was a 2008 report recommending establishment of a C&D landfill to keep that waste stream out of the Anchorage landfill.

Dovichin stated that there are two resolutions before the Council and she motioned that we now consider the two resolutions -- one that the Council does not object to the master plan and landfill and one that the Council objects to the master plan and landfill. Motion was seconded. Motion passed unanimously.

Discussion turned to CRS' proposed Palmer facility and residents concerns about the citations that CRS and Durand received. Durand gave an overview of their operations. Durand says that he was blamed for trash that was not theirs and that they tried to clean up anyway and there is a difference of opinion on whether a conditional use permit was required for a recycling operation in which Durand was trying to develop and test a structural fill product

Dovichin motioned to extend the meeting 15 minutes. Motion seconded. Motion passed unanimously. As the discussion continued, several motions, seconds and unanimous votes were made in 15 minutes increment to extend the meeting per the bylaws. Discussion focused again on concerns about the aquifer. There was discussion about how little information there is on the aquifer--there does not appear to be a map. Terrastat is reviewing the existing information and attempting to map. Currently, however, there is no map of the aquifer.

Jake Horazdovsky provided CRS and DOWL with a petition from the community objecting to the landfill and master plan and asked CRS to look for another site elsewhere. He gave a brief overview of the many reasons delineated why community members do not want it here. Many participants demonstrated a great

deal of support for Horazdovsky's request. Discussion then turned to residents' desire for third party inspection of the operation and then a general discussion about the waste end of recycling and the challenges in disposing the remaining material once recycled materials are withdrawn from it.

Dovichin asked CRS whether or not there is anything the Municipality could do better to address disposal or use of this material instead of creating a new landfill. CRS continues to research how to use this material for other purpose and what rules would be needed just as they did for crushed recycled glass. Dovichin suggest that perhaps there are ways the Chugiak Council and residents could help to get regulations passed to address CRS's challenge instead of creating a landfill.

Dovichin proposed that we call the question on the resolution from DOWL/CRS and then consider the second resolution. Sherburne read the resolution, which was a resolution of non-objection. The vote was 3 in favor with an overwhelming number in opposition. Motion failed.

The Council then turned to the second resolution of objection. McCain proposed simplifying the resolution because of his concerns about whether or not each whereas could be substantiated. There was extensive discussion of whether or not and how to change the resolution, what the process was next in terms of planning & zoning and the assembly. Ultimately, participants arrived at a new draft of the resolution that focused on the statement of objection and providing three supporting items of whereas that referenced the petition and identified the list of the concerns of residents as bullet points under one whereas. The resolution was read. Dovichin called the question. The vote was overwhelmingly in favor with two opposed. Motion passed.

Sherburne motioned that we adjourn for June, July and August. Jones seconded. Motion passed unanimously

#### **ADJOURNMENT**

Meeting adjourned.

#### **NEXT MEETING**

The next meeting will be Thursday, September 19, 2013, 7:00 pm at the Elsie Oberg Community Center.

*The Chugiak Community Council serves Fire Lake, Chugiak, Peters Creek, Mirror Lake, Thunderbird Heights and Eklutna. We meet at 7pm on the third Thursday of the month at the Chugiak Benefit Association's North building, the Elsie Oberg Community Center (18606 Old Glenn Highway).*