


Last Modified November 19, 2004

TO: Federation of Community Councils

THRU: Merten Bangemann-Johnson
President

FROM: Linda R. Kovac 
Secretary

SUBJECT: **Chugiak Community Council - Approved Minutes for Oct. 21, 2004 Meeting**

CALL TO ORDER

The Vice President called the meeting to order at 7:04 PM.

Roll Call

Present: David Baldwin, Vice President
Linda Kovac, Secretary and Treasurer
Gale Armstrong
John Arzie
Charlie Cox
Marty Parsons

Excused: Merten Bangemann-Johnson, President

Unexcused: Mick Fischback

APPROVAL OF MINUTES

A motion was made and seconded to accept the minutes from the September 16, 2004 meeting. Motion was approved unanimously.

REPORTS

CBERRRSA Road Board – Ted Kinney (688-2477), Chris Hudson/Alternate (696-1037) – Ted reported:

- The gravel upgrade on Brownie Drive has ended for the season (off Eagle River Road).
- Gravel upgrades have been deferred to next summer for Fire Lake Drive (off Old Glenn) and Darn Drive (off Oberg).
- Hiland Drive is very slick.
- A request to fix the culvert located at the Old Glenn Hwy and Fire Lake Drive intersection is on hold until ADOT&PF and CBERRRSA can determine who is responsible to perform the work.
- Possible capital road projects will be discussed at CBERRRSA's November meeting.
- The current road maintenance contract will be divided up into certain tasks and will be put out to bid in its new format in December. The effective date of the resulting contracts will be mid-April.

Federation of Community Councils (FCC) – Merten Johnson (688-6575), Dave Baldwin/Alternate (688-6158) The FCC's hours 8am-5pm, Mon-Fri. Phone: 277-1977. Address: 401 E. Northern Lights Blvd.; Suite 204. Merten was unavailable but Dave Baldwin reported that we need to continue requesting the Assembly to completely fund the FCC.

Eagle River/Chugiak Parks & Recreation Board – Ray Burger (688-3835) – Ray and John Rodda reported:

- The water supply is almost completed for the Beach Lake Chalet at Beach Lake Park. The chalet will have a grand-opening before year-end.
- The ski club will perform trail grooming at Beach Lake Park.
- Possible capital park projects will be discussed at the Council's November meeting.
- An update on an irrigation well for Loretta French Park is expected at the Council's November meeting.

Chugiak Community Council Treasury – Linda Kovac (688-5356)

- Linda reported that there was \$1,562.93 in the savings account which included a \$4 donation from members attending the September 16th meeting.
- A motion was made and seconded to reimburse the Treasurer \$16.00 from the savings account for postage expenses. Motion was approved unanimously.

PRESENTATIONS

Birchwood Section 25 NW ¼

Assemblymember Anna Fairclough presented initial plans and maps for future gravel extraction from the northwest quarter of Section 25 in Birchwood (off of South Birchwood Loop, southwest of Chugiak High School).

In June 2004, management authority of this area was transferred from the Heritage Land Bank to the Eagle River-Chugiak Department of Parks, Recreation and Community Development. ADOT&PF holds a gravel permit for part of the area and has pursued an aggressive schedule since the management transfer. Preliminary plans include core-sampling and future extraction of hundreds of tons of good quality gravel. The gravel might be utilized for current Chugiak/Eagle River State road projects and Anchorage Port development. Possible gravel transportation routes include using the railroad (likely) or trucking gravel via Powder Ridge (Eklutna Park Road), old MEA power transmission line easement, Pioneer Drive, or Hillcrest Drive. Once the gravel extraction is completed, the area would change from "designated park land" to "dedicated park land" and perhaps become part of Beach Lake Park.

Title 21 Update, Municipal Land Use and Zoning Code Rewrite

Tom Nelson, Director of the MOA Planning Department, presented an overview of the proposed changes to Title 21 and answered questions from the audience. Mr. Nelson stated that the Title 21 Update is a comprehensive rewrite of the MOA's zoning and subdivision land use regulations and is needed to consolidate/reformat existing code and add new design standards.

The update process, thus far, has included critiquing existing code with input from MOA Staff, consultants, chambers of commerce, architects, engineers, landscape architects, community councils, etc. A diagnostic report was produced in November 2002 for the Assembly which concluded that the MOA was way behind in its development standards. An annotated document was produced in April 2003 outlining the new code. Subsequently, the job of rewriting the code was outsourced to Clarion Associates of Denver, Colorado.

Clarion Associates has completed a public draft which, generally, proposes more uses by property right, more and stricter standards to protect surrounding properties, and an easier permitting process. A significant amount of the new code is directed toward future Anchorage Bowl redevelopment and in-fill development as well as future "mixed-use" zoning. Some regulations are not yet completely defined. These include regulations governing the nonconformities that would be created if this new code were adopted and the resulting fees that could be imposed on nonconformities.

The public draft is undergoing public review. As the amount of code is so large, the Title 21 Update was broken into three modules to facilitate its review:

Module 1 – Administration The initial public comment period is over for this module.

Module 2 – Districts and Uses The initial public comment period is over for this module.

Module 3 – Development Standards and Other Chapters This module is currently out for public comment and several individuals and committees from the Chugiak/Eagle River area are reviewing it including the following Chugiak residents:

Name	Phone	Email
De Caprio, Dave	688-3919	oscstmbt.ddecaprio@gci.net
Kinney, Ted	688-2477	tkinney@mtaonline.net
Kovac, Linda and Pomeroy, Glen	688-5356	lkovac@chugiakcouncil.org

Secretary Note: The public comment period on Module 3: Development and Design Standards has been extended to Friday, January 21, 2005.

Although special provisions were made for Girdwood regarding the proposed Title 21 code, there are no special provisions currently proposed for the Chugiak/Eagle River area.

Both Mr. Nelson and Assemblymember Debbie Ossiander (Title 21 Update Chair) stated that these land use regulations should be based on future development plans. Given this requirement, the Chugiak-Eagle River Comprehensive Plan shall be updated on an expedited schedule and completed prior to the adoption of the Title 21 Update.

November 2nd Election

- Incumbent Bill Stoltze and John E. Angell, both running for Alaska State House of Representatives-District 16, presented their respective platforms and answered questions.
- Eligible voters were encouraged to vote. The Chugiak/Birchwood area had a very low voter turnout at the April election.

OLD BUSINESS

Old Glenn Highway Rehabilitation Project (ADOT&PF State Project No. 52515)

- To-date, the Council has not received any written replies to the list of Old Glenn Project recommendations that was distributed to elected officials last month.
- The Old Glenn Highway Citizen Committee will meet in the next few weeks to discuss a possible presentation to AMATS and/or the Assembly regarding the Council's documented recommendations regarding the project.
- CRW has updated their website for the Old Glenn Project: www.oldglennhighway.com.

Chugiak Website: www.chugiakcouncil.org

MTA is funding Chugiak Community Council's website but it still needs to be set up. The Vice President reported that the President asked for Chugiak High School student volunteers to create the website and there has been some interest. Resident Mike Cairy stated that his friend may still be interested in helping. Interested parties are asked to contact the President.

OPEN FORUM

Self-Storage Facilities and Vehicle Storage Operations

Assemblymember Debbie Ossiander encouraged interested residents to give public input to the Assembly next week on a proposed ordinance regarding self-storage facilities and allowable fence types.

On-Site Wastewater System Technical Review Board

Board Member Linda Kovac advised on-site septic system owners to witness when septic system pumpers pump out their systems. Verify that pumpers are pumping the solids out of the septic tank and not just the liquids. If solids are left but have been churned up by the pumping action, the suspended solids could travel and clog the owner's drainfield. The pumper should back flush the owner's septic tank to get all of the solids as well as vigorously move the hose around to get into all of the nooks and crannies.

ADJOURNMENT

There being no further business, the meeting adjourned at 9:41 PM.

NEXT MONTH

The next Chugiak Community Council meeting will be Thursday, November 18, 2004, 7PM at the Chugiak Benefit Association, at which time the Council will discuss possible Parks & Recreation capital projects.

BOARD INFORMATION

Term Expires	Name and Phone	Phone	Email Accounts	Area
12/05	Merten Bangemann-Johnson, President	688-6575	mertenbj@chugiakcouncil.org	At Large - Chugiak
12/04	David Baldwin, Vice President	688-6158	dbaldwin@chugiakcouncil.org	At Large - Chugiak
12/04	Linda Kovac, Secretary/Treasurer	688-5356	lkovac@chugiakcouncil.org	At Large - East Mirror Lake
12/05	Gale Armstrong	696-3543	armstron@mtaonline.net, garmstrong@chugiakcouncil.org	At Large - Chugiak
12/05	John Arzie	688-6035	jarzie@chugiakcouncil.org	East Peters Creek
12/05	Charlie Cox	688-1261	coxfamily@gci.net, ccox@chugiakcouncil.org	West Mirror Lake
12/04	Mick Fischback	688-6895		At Large - West Peters Creek
12/04	Marty Parsons	688-8020	mpar@alaska.net, mparsons@chugiakcouncil.org	Thunderbird Heights

Note: Chugiakcouncil.org email accounts are still in the process of being setup.

JOHN E ANGELL

My wife, Jan, and I raised and educated our four kids in Alaska. We are 28 year residents who are concerned by the actions of our state officials. We need a change in direction. If you also want a change I am willing to serve you as Dist. 16 Representative. Here's some information about me:

MILITARY: 3 years active duty U. S. Army Military Police (13 months patrolling Inchon harbor, Korea) 3 years Reserve duty. I hold life memberships in the VFW and Korean War Veterans Association.

POLICE OFFICER: 6 years in patrol and investigation. I have supervised regional police training center and managed a county department of justice services.

UNIVERSITY PROFESSOR: 30 years teaching and conducting extensive research on crime and justice; I co-authored a widely used police administration college textbook; I consult with national and local criminal justice organizations; I was a pioneer in designing and implementing community policing. I am proud to be **PROFESSOR EMERITUS IN JUSTICE, UAA.**

COMMUNITY SERVICE: I served on the committee that wrote the constitution and bylaws for the Chugiak Community Council, and held positions of Vice President and Parliamentarian on the Community Council; I was a member of the Board of Directors of AKPIRG that worked to save the permanent fund dividend in 1999; I donate my time, knowledge and expertise in police and justice matters to community groups and public organizations.

I will fight for integrity in government, term limits and a legislature for ALL Alaskans. If you share my concerns join me in sending a message to career politicians and the outside special interests who are funding them. **I welcome your advice and support. Phone me at 688 4024 or visit my website at www.johnangell.net.**

Thank you.
John E Angell

JOIN ME John E Angell



**IN SENDING A MESSAGE
to career politicians
who are threatening...**



JOHN E ANGELL
Candidate for Alaska House of
Representatives District 16
(Birchwood, Butte, Chugiak, Eklutna, Fairview,
Lazy Mountain, Snowshoe, Springer Loop)

Paid for by John E Angell for Representative Committee
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