


Last Modified August 19, 2004

TO: Federation of Community Councils

THRU: Merten Bangemann-Johnson
President

FROM: Linda R. Kovac 
Secretary

SUBJECT: **Chugiak Community Council - Approved Minutes for June 17, 2004 Meeting**

CALL TO ORDER

The President called the meeting to order at 7:10 PM.

Roll Call

Present: Merten Bangemann-Johnson, President
Linda Kovac, Secretary and Treasurer
Gale Armstrong
John Arzie
Charlie Cox
Marty Parsons

Excused: David Baldwin, Vice President

Unexcused: Mick Fischback

APPROVAL OF MINUTES

A motion was made and seconded to accept the minutes from the May 20, 2004 meeting. Motion was approved unanimously.

REPORTS

CBERRRSA Road Board – Ted Kinney (688-2477), Chris Hudson/Alternate (696-1037) – There was no road board report as Ted was unavailable.

Eagle River/Chugiak Parks & Recreation Board – Ray Burger (688-3835) – Ray reported that the landscaping at Loretta French Park is ahead of schedule and the completion of two new ball fields is planned for the end of next summer. The Parks Board is also soliciting suggestions for capital improvements. Suggestions included a new skateboard park, moving the parking lot of Peters Creek Community Park should the Old Glenn Highway Rehabilitation Project require its removal, and obtaining Eklutna lands for parks in the proposed residential development area north of the Mouth of Peters Creek Park. Ray also announced that the Harry J. McDonald Memorial Center was celebrating its 20th anniversary on June 21st.

Federation of Community Councils (FCC) – Merten Johnson (688-6575), Dave Baldwin/Alternate (688-6158) – Merten reported that there was no meeting in June but that there would be one in July. An organization of Anchorage's community schools that, like the FCC, lost their funding through the Anchorage Assembly, is planning to move into the FCC's office in order to reduce office costs for both organizations.

FCC employee, Betty Kremer, currently works 8am-noon, Mon-Fri. It is planned that an additional employee, Laura Gelo, will begin working 8am-5pm, Mon-Fri. Phone: 277-1977. Address: 401 E. Northern Lights Blvd.; Suite 204.

Chugiak Community Council Treasury – Linda Kovac (688-5356) – Linda reported that there was \$1,538.86 in the savings account which included a \$10 donation from members attending the May 20th meeting. No expenses were reported.

PRESENTATIONS

Anchorage Police Department Presentation

A presentation from APD was cancelled.

Eklutna Development Presentation

Jim Sawhill, P.E./Lounsbury & Associates, Inc. (272-5451), representative for Eklutna, Inc. is conducting master planning for Eklutna. Mr. Sawhill gave a status of Eklutna's plans for future residential developments north of Mirror Lake Middle School, an area comprising approximately 1000 acres. The single-family homes would include acre-sized lots, city water, on-site septic systems, and strip-paved streets.

Mr. Sawhill described the proposed road plan stating that a few existing local roads would be extended northward, for example, from Oak Knoll Drive. Proposed collectors would include extensions of Oberg Road and Lake Hill Drive. Due to legal challenges, there are no firm plans to extend a collector northward to the Mirror Lake Interchange as it would run through the Edmonds Lake Regional Park. Eklutna may be willing to trade lands with the MOA to obtain Edmonds Lake Regional Park land; however, 60% of a public vote would be required to allow such a trade.

Mr. Sawhill estimated that there would be upwards of 700 new homes at full build-out which could contribute 6,600 vehicle trips per day. An estimated 90% of the trips would need to use Lake Hill Drive to get to and from the North Peters Creek Interchange. Eklutna is currently evaluating the capacity of Lake Hill Drive. Many Chugiak residents voiced concern that Lake Hill Drive could not handle such traffic to/from the New Glenn Hwy and Mirror Lake Middle School. Residents suggested that the Old Glenn Hwy be extended northward from Mirror Lake Middle School to handle the anticipated traffic as is recommended in the Chugiak-Eagle River Long-Range Transportation Plan.

Mr. Sawhill stated that the topography is variable and may be suitable for separated paved paths along collectors as well as unpaved hiking trails elsewhere.

Eklutna intends to perform the development over the course of 10 to 15 years, in five phases consisting of 150 lots each, building 30 lots at a time. After about a year of obtaining approvals, Phase 1 could possibly start next year with building quality lots along Mirror Creek. Phase 4 would include the Oberg Road tie-in. Phase 5 would be the area adjacent to the Mirror Lake Middle School.

Mr. Sawhill stated that Eklutna is planning to rezone the proposed development area from T (Transition) to PC (Planned Community) in the next couple of months.

Mr. Sawhill also stated that Eklutna may be willing to sell some land in the proposed development area to the MOA should it be needed for additional schools, fire stations, parks, etc.

The Council may discuss a resolution concerning the proposed residential development at our next meeting.

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

Dave Yanoshek, P.E./CRW Engineering Group, LLC. (Phone 562-3252, Fax 561-2273, Email dyanoshek@crweng.com), Ken Chapman/DOT&PF (269-0586), Carl Nelson/DOT&PF (269-0595), and Al Burton/DOT&PF ROW (269-0689), Allen Hartig/DOT&PF ROW (269-0693) and Sandra Cook/DOT&PF Area Planner (269-0522) answered questions on the proposed design of the Old Glenn Hwy Rehabilitation Project. The Old Glenn Hwy is an arterial that links Eagle River and Peters Creek. This project would clear right-of-way (ROW), repave the road, and add a paved trail for the length of road running from Fire Lake northward to Ski Road. The future road would remain two lanes with approximately the current road alignment and curves. The design includes an additional turning lane at the three main intersections (South Birchwood Loop, North Birchwood Loop, Ski Road.) Lanes would be 12 ft wide with 4 ft shoulders and ditches with one separated 10 ft paved pedestrian/bike trail. Most current driveways would be retained. Lighting would be minimal but there would be lighting at the three main intersections. The speed limit would remain at 45 mph. The project would also rebuild the bridge across Peters Creek on the Old Glenn Hwy.

CRW and DOT&PF distributed a new set of preliminary drawings in color that showed existing and proposed ROW lines, slope limits, roadway surface, and proposed roadway and pathway improvements. Highlights of the subsequent discussion included:

- CRW/DOT&PF expected that vegetation would be removed 5 to 10 feet beyond the cut and fill lines shown on the distributed drawings.
- The specifications for the proposed lane widths, traffic speeds, vegetation clearing, etc. were based on criteria such as the fact that the Old Glenn Hwy is an arterial, projected future highway usage, road standards, etc. If anything, CRW/DOT&PF states they may have underestimated the amount of future use of the highway.
- CRW/DOT&PF stated that the existing ROW cannot be reduced without possibly losing the benefit of federal funding should the ROW need to be repurchased in the future. This could be an issue when Eklutna's "770" acres of high-density residential development are completed. In this case, the State of Alaska could be on its own to fund any widening or improvements on the Old Glenn Hwy. In addition to possibly losing future federal funding, any relinquished ROW would need to be sold by the ROW owner, not given to the adjacent property owner.
- CRW/DOT&PF stated that since the ROW lines have now been thoroughly researched and surveyed, the ROW must be enforced due to liability issues. This means that all encroachments must be removed whether the Old Glenn Highway Rehabilitation Project goes ahead or not. This includes encroachments at the Chugiak Benefit Association.
- Although the existing ROW goes right through the Latimer Fire Station on the Old Glenn Hwy, DOT&PF will try to allow the station to remain as it is an issue of public safety. The existing parking area may need to be removed.
- A flowerbed at the Chugiak Senior Center may be allowed to remain in the ROW.
- Should someone wish to obtain a permit to utilize the ROW for an encroachment, the application for such a permit can only be made after all existing encroachments have been removed and the project is complete. The list of allowable encroachments is minimal. Some permitted uses could be grass/flowers or parking in excess of what is required for the property. ROW utilization for commercial purposes is not permitted.

Please refer to attached June 17, 2004 minutes prepared by Dave Yanoshek/CRW for additional questions and answers.

The Old Glenn Highway Project Citizen Committee was setup in May to identify community issues and make recommendations to the Chugiak Community Council, DOT&PF, and CRW Engineering Group. The next meeting is scheduled for July 15th, 7PM, at the CBA building. If anyone is interested in joining the committee or attending the meetings, please contact someone on the list for details.

Name	Phone	Email	Mailing Address
Cairy, Mike and Stiner, Jennifer	694-8720	cairystiner@aol.com	P.O. Box 772633, Eagle River, AK 99577-2633
De Caprio, Dave	688-3919	oscstmbt.ddecaprio@gci.net	P.O. Box 670845, Chugiak, AK 99567-0845
Kinney, Ted	688-2477	tkinney@mtaonline.net	P.O. Box 671074, Chugiak, AK 99567-1074
Kovac, Linda	688-5356	lkovac@chugiakcouncil.org	P.O. Box 671271, Chugiak, AK 99567-1271
Mears, Bill and Meredith	622-4077	meredithmrs@aol.com	P.O. Box 770123, Eagle River, AK 99577-0123
Waddell, Dixie	688-2610	sprcreek@mtaonline.net	18915 Old Glenn Hwy, Chugiak, AK 99567

NEW BUSINESS

On-Site Wastewater System Technical Review Board Member

Merten Bangemann-Johnson announced that there was an opening for a board member for the On-Site Wastewater System Technical Review Board. This primary purpose of this group is to propose, review, and make recommendations to the Anchorage Assembly regarding proposed amendments to well and septic regulations. Linda Kovac volunteered for the position. Her appointment must first be approved by the Mayor and Assembly.

OLD BUSINESS

Chugiak Website: www.chugiakcouncil.org

The Chugiak Community Council's website is under development. The President hoped to have some drawings at the next meeting.

Chugiak/Birchwood Fact Sheet

Board Member Linda Kovac has not yet distributed the Fact Sheet to all residences and businesses in the Chugiak/Birchwood area.

OPEN FORUM

Fourth of July Parade Announcement

Dixie Waddell invited everyone to enjoy the annual Fourth of July Chugiak Community Parade with the American Flag as the theme this year. The parade starts at 2PM at the Latimer Fire Station, located at 17124 Old Glenn Hwy, and heads northward to the Chugiak Elementary School. The parade is hosted by the Chugiak Area Business Association and the Chugiak Volunteer Fire & Rescue Department. For parade information, contact Nancy Stahly at 688-2497.

ADJOURNMENT

There being no further business, the meeting adjourned at 8:57 PM.

NEXT MONTH

The Chugiak Community Council meets the third Thursday of each month except for July; therefore, we will resume having monthly meetings in August. The next meeting will be Thursday, August 19, 2004, 7PM at the Chugiak Benefit Association, at which time the Chugiak Community Council may discuss a resolution concerning the proposed residential development near Mirror Lake Middle School by Eklutna, Inc.

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	akbmwclub@alaska.net, 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	maflaf@hotmail.com, mfischback@chugiakcouncil.org	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.