

Chugiak-Eagle River Advisory Board Resolution 2022-2
October 15, 2022

Meeting Re: Discussion Re: Pro and Con about joining the Anchorage Building Safety Service Area.

WHEREAS, the Chugiak Eagle River Advisory Board (the Board) is established in Title 21 by Section 21.10.030.B and is constituted in order to review and make recommendations on actions regarding potential changes in land use issues that impact multiple Community Council areas in the Chugiak Eagle River area; and

WHEREAS, the Board, with local representation present from South Fork, Eagle River Valley, Chugiak, Eklutna Valley, Eagle River and Birchwood Community Councils, met on October 15, 2022 to hear local testimony and to discuss the above issue; and

WHEREAS, The Board heard testimony and discussed the cost impact of using municipal building inspectors on local projects. We were told by builders that even allowing for costs of voluntary plan review and construction inspections in the CER, costs for home construction could increase by at least \$5,000 because of permit costs, and

WHEREAS, the Board heard testimony from individuals who had personal experience with local poor quality home construction and who desired more stringent buyer protections, and many other individuals who had highly positive comments about local building construction, and

WHEREAS, the Board heard testimony and discussed a possible correlation between stronger inspection services and increased community safety in events like the 2018 earthquake, and

WHEREAS, the Board believes that if the citizens of Chugiak and Eagle River wish to strengthen requirements for plan review or construction inspection, there may be more cost-effective ways of achieving that than inclusion in the Building Safety Service Area, and

WHEREAS, the Municipal Charter provides that a Service Area may not be created nor abolished, nor its boundaries modified without the affirmative votes of a majority of the voters directly affected by such change,

Now, therefore, the CHUGIAK EAGLE RIVER ADVISORY BOARD RESOLVES that Chugiak-Eagle River does not support inclusion into the Anchorage Building Service Area and requests that the municipal attorney clarify that such inclusion cannot occur without authorization by a majority of Chugiak and Eagle River citizens casting an affirmative vote as required by the Anchorage Municipal Charter.