

Hillside Community Council
Board of Directors
1057 West Fireweed Lane, Suite 100
Anchorage, AK 99503

July 24, 2023

RE: AO 2023-66, An ordinance of the Anchorage Assembly, amending repealing portions of the Anchorage Municipal Code to create only two residential districts throughout the entire Municipality and waiving Planning and Zoning Commission Review.

Members of the Anchorage Assembly:

The Hillside Community Council (HCC) Board of Directors appreciates the opportunity to provide input on the above referenced, proposed ordinance.

Background: Hillside Community Council was on summer hiatus from May 4 until July 11. In order to provide feedback prior to the July 25 public hearing, HCC members in attendance at our July 12 meeting discussed AO2023-66 at length and received input from District 6 Assembly members that were present.

HCC members posed questions regarding:

- the short-and-long term impacts of the proposal on property values, neighborhoods, current property owners;
- the impacts on the property valuations process;
- how the proposal will affect the execution of the Board of Equalization's property assessment appeals process to determine fair and equitable resolution of appeals;
- the cost to implement and execute these proposed changes;
- the data to support the proposed changes, and more.

Limited information for this proposal was available on the municipal website, and many questions could not be answered. It was also noted that only one informational Town Hall had been held regarding this proposal, and many community councils are on summer hiatus until September. As a result, many residents have not had the opportunity to review AO2023-66 prior to the public hearing on July 25.

Therefore, please be advised:

- Anchorage residents and Assembly members should have a complete and thorough understanding of the short-and-long term impacts that the drastic changes proposed in this ordinance will have on residents, including the impacts to property values, neighborhoods and the Municipality overall, in order to make informed decisions and prior to any vote regarding the approval of this or any future related ordinance.

- Hillside Community Council members in attendance at the July 12 meeting unanimously indicated they do not support AO2023-66.

Respectfully submitted,

Hillside Community Council Board of Directors