

# **Rabbit Creek Community Council Meeting Minutes for Thursday, November 8, 2018**

## **DRAFT for Approval by General Membership**

Location: Golden View Middle School Library

Board Roll Call - Present: Chair – Frank Pugh (Chair), Matt Cavanaugh (Vice Chair), Paul Gionet (Treasurer), David Sterling (Secretary), Nancy Pease, Janie Dusel, Ky Holland, Dennis Miller

Excused: Larry Keil, Greg Wika, Bert Lewis

Board Member Chair – Frank Pugh - Opened the meeting at 7:21 pm. Declared a General Membership Meeting. Current Board followed by new members all introduced themselves. Detailed description about eligibility and voting requirements.

- **Agenda** - Agenda provided will be followed to the best extent.
  - **Motion Ky Holland & 2<sup>nd</sup> Jesse Grunblatt** - To approve agenda. Agenda approved as written.
- **Minutes** – October Minutes – **Motion Keith Guyer & 2<sup>nd</sup> Paul Gionet** - Motion to approve the minutes. One amendment that Dianne Holmes requested regarding Stream setback was approved. David Sterling to re-write that portion of the minutes. Minutes approved with that one amendment.
- Attendance - Total ± 110 people in attendance. A new attendance record. General Membership Meeting.

## **Announcements & Legislative Reports:**

- **Assembly Members** -
  - Suzanne LaFrance – our assembly member for RCCC area - Contact info: Cell Phone: (907) 351-7199, Voicemail: (907) 343-4122, E-mail: [LaFranceS@muni.org](mailto:LaFranceS@muni.org) - Fire department trucks Engine 12 at Dimond and Engine 14 at Stuckagain Heights have been cut from Fire Department. ML&P sale scheduled for December 4<sup>th</sup> meeting. Health policy committee meeting going on Nov 21<sup>st</sup>. Hopefully funding to be provided for Detox Center. Plastic bags issue amendment for pre-bought bags by merchants will be on exemption list along with other issues.
  - John Weddleton – e-mail: [weddletonj@muni.org](mailto:weddletonj@muni.org) – Reporting on: Budget final public hearing yesterday amendments in a couple weeks. Homeless issues. Email requests to both of on issues you want them to be aware of. Bear problem solved because it is winter, but may come back. Need to educate residents next year. Considering increasing bear hunts in Chugach Park and JBER. Lots of info on website about ML&P. Plastic bag issue Jan 9<sup>th</sup> meeting at Chamber of Commerce Board Room.
  - **State Representatives** - Cathy Giesel not present tonight. Jenifer Johnston not present tonight.

## **Updates, Announcements, & Presentations**

- Dianne Holmes voiced concern about voting in regards to situation for a corporation or non-profit entity that is written in the bylaws. After review of the bylaws, it was determined that one vote by a representation of a business or non-profit is allowed. Dennis Miller was in agreement with the bylaw after reading through.
- Members can vote if they attended a meeting in the last 12 months.
- Joel Gaines – Moen Park issue about vegetation described at October meeting. Joel called the mayor's office who referred him to the Municipal Arborist. Results were that the brush was cut back as requested, all done. Took about a week to accomplish. Much easier than anticipated, the MOA came through perfectly.
- Nancy Pease concern about absent Board Members Greg Wika 7 out of 11 and Larry Keil 9 out of 11. Terms end soon.
- Ky Holland – Sponsoring a program Alaska Startup Week, which happens this week. Events going on all week in numerous locations around the state. Look on line for website by googling Alaska Startup.
- Judy Michael–Crime Report–Advised of a new criminal activity. People are stealing license plates off vehicles, then using them for various criminal activities. Be careful about that and report missing license plates.

**Annual RCCC Board Election** – As members entered the Library, those eligible to vote were confirmed by the membership committee folks, then handed 2 each official ballots, 1 ballot for two year term and 1 ballot for one year term nominees. Frank Pugh described the election situation regarding terms available, and that there were some Board Nominated individuals already printed on the ballots. There are 4 individuals remain on board fulfilling their two year terms.

- **2-Year Term Election** - Frank Pugh opened and accepted nominations from the floor. The floor nominated folks included: Judy Michael and Joel Gaines. Peter Crimp advised he wanted to be moved to a 1-year seat nomination. Frank Pugh had all nominated people to introduce themselves and state why they are interested in a board seat. Had individuals write in Floor Nominated individuals onto ballots. Proceeded with the vote for 2-Year Term Nominees. Selected a group of folks to go to the back of the room and count. Election Results were announced, as follows:

RCCC Two-Year Term Election Results on 11-8-2018 Four Seats Open for Selection			
Results Position	Nominee Name	Votes Received	Status
1	David Sterling	77	Selected
2	Ky Holland	53	Selected
3	Ann Rappaport	48	Selected
4	Bert Lewis	45	Selected
5	Judy Michael	38	
6	Dennis Miller	32	
7	Joel Gaines	30	

- **1-Year Term Election** - Frank Pugh opened and accepted nominations from the floor, including offering any unselected 2-year nominees to be included as Floor Nominated 1-Year Term. Floor Nominated folks included: Tom Smith, Nicole Besecker, Judy Michael, Dennis Miller, and Joel Gaines. Frank Pugh had all nominated people to introduce themselves and state why they are interested in a board seat. Had individuals write in Floor Nominated individuals onto ballots. Proceeded with the vote for 1-Year Term Nominees. The same selected group of folks went to the back of the room and counted ballots. Election Results were announced as follows:

RCCC One-Year Term Election Results on 11-8-2018 Three Seats Open for Selection			
Position	Nominee Name	Votes Received	Status
1	Jesse Grunblatt	47	Selected
2	Keith Guyer	46	Selected
3	Peter Crimp	44	Selected
4	Judy Michael	27	
5	Kelly Becker	21	
6	Tom Smith	18	
7	Nicole Besecker	13	
8	Joel Gaines	11	

- **Remaining 2-Year Board Members** - Board Members from 2017 election that have 1-year remaining to serve include: Frank Pugh, Paul Gionet, Matt Cavanaugh, Greg Wika.

**1959 Telephone Book Challenge** – Paul Gionet Membership Coordinator – Last year 75 voting members. This year 175 voting members and 77 voting members are present tonight. Offered a 1-ounce silver dollar coin to the first person that can find their name or their parent's name where they grew up in the 1959 Anchorage Telephone Book. First person that can tell Paul Gionet their phone number and it is in the Phone Book, gets the coin. Results happened quickly. Telephone Book compliments of William Stoplosa, old timer from Spenard, found in his basement after he passed.

## **RCCC Reports**

- **Chair Report** – Frank Pugh –
  - FCC attended meeting. Not much activity.
- **Outreach & Transportation & Land Use** – No report
- **Treasurer's & Membership Report**: Finance Paul Gionet – Membership 150 voting members. Savings \$315.83 + Checking \$478.84 = \$794.67 total. Advised that no fee to become a member, but that donations are accepted. A hat was passed for donations which garnered \$385.55 from the audience.
- **Outreach** - Janie Dusel – Nothing to report.
- **Communications** – David Sterling – Nothing to report.
- **Correspondence** – Matt Cavanaugh – Nothing to report.
- **FCC** – October meeting. Not much happened.
- **HALO** – No report.
- **Land Committee** – No report.

## **Ongoing Business –**

- Jesse Grunblatt - Rumble Strips –
- **Keno Hills Subdivision Block 3, Lot 1** – Want to Vacate a 60' building setback.
- **HCC: Case 2018-0099 – Rezone Appeal, Land South of DeArmoun** - did not discuss at this meeting.

## **New Business**

- **RCCC Area Property Subdivision Short Plat Kiersten Lastufka** – Kerstin Lastufka introduced husband Peter Brandorff friend and partner Chris Dyke and wife Ann Amos, and Tony Hoffman Land Surveyor & Expert. The 4 of them purchased property about 2 years ago. Property located east of Prominence Pointe, South of Shangri-La Subdivision, and North of McKinley Estates Subdivision. Of the previous two owners the first wanted 50 to 60 homes in the area and the second entity FNBA was planning for 32 or 40 homes on the property. They happened to be at the right place at the right time and were able to purchase the property. Their plan is simple, split the property into 3 tracts, 2 tracts to allow for two dream homes and a 3<sup>rd</sup> tract for public space. Grew up along Rabbit Creek Road on 4 acre property and husband on large dairy farm in Washington State. When they started process they knew very little T21 HDP and RCCC. One large 100 acre tract being divided into 3 tracts at 58.6 acres + 25.4 acres + 15.7 acres. Only two houses. They are not developers, not interested in cutting up property. No re-zone contemplated. Creating public use easement at 50' wide plus 10' wide for a trail for a total of 60' wide, running north-south connectivity. That equals almost 30 acres of property. Access comes out on paved access on Lost Horizon, which still puts access on Golden View Drive, for now. That access someday in the far future may connect to Rabbit Creek Road.

- Mike Kenny concerned about drainage. Loves the idea. Prominence would not allow drainage through that subdivision. Water goes to two different drainages. 164<sup>th</sup> St on north. Dedicating public use easement 60' wide and 10' wide for a trail running north and south.
- Nancy Pease and Dianne Holmes concerned about ensuring access. Access to Bear Valley. HDP map says connections are required in east-west direction. Summit Point is essentially isolated. Suggest South border extend to Prominence Pointe roads and trails. Kiersten stated the third tract is required because of the public use easement and where the two families want to position their homes. Nancy-Area zoned R7 so could subdivide. Kiersten advised two families, two homes, the third tract will remain empty. The other Public Use Easement on southeast corner is what is known as the Hansen Drive access.
- David Sterling - Some previous owner illegally mowed down acres of trees in their anticipated subdivision layout, then were red tagged by MOA and the Corps of Engineers. Why aren't you following that cleared ground roadway? Cleared lot going back to forest. Cleared area does not match where they need to put the easement for their plan.
- Frank Pugh advised of time issue. **Motion Dianne Holmes & 2<sup>nd</sup> Paul Gionet** - To extend the meeting to 9:15 pm. No objections.
- Anne Rappaport –
- Paul Gionet – Read off a written proposed a draft letter to MOA from RCCC as follows: RCCC listened to the presentation from Kiersten Lastufka regarding a proposed preliminary plat of 99.7 acres, zoned r&, to be separated into 3 separate tracts, for construction of two single family homes. The presentation by Kiersten and Tony Hoffman after they had done their pre-op with the Municipality. The plat shows an offer of a north-south public easement and a trail of 3.2 acres to compliment the Hillside District Plan. There were suggestions from the audience suggesting an additional east-west trail. **Motion Paul Gionet & 2<sup>nd</sup> ?? to** - To draft this letter.
  - Nancy Pease propose an amendment as follows: “To change the last sentence be amended to say, support for location of pedestrian connection east-west as required by Hillside District Plan to connect grounding of subdivisions, neighborhoods, and pedestrian destinations.” Important to secure segments as they can be included. Dianne Holmes voiced support of pedestrian walkways.
  - Joe Burnham - Owns adjoining property. Requests east/west access for people to get out in an emergency. The Hansen Drive Public Easement has been on plats to allow for emergency access out of Bear Valley and McKinley View Estates.
  - European Gentleman – Disagrees about Europeans walking for health. Concerned about private property owners being required to build something for the public.
  - Nancy Pease - Map 446 in HDP All trails are preliminary while connections shown are required the exact route will be designed as more information becomes available.
  - Vivian Mendenhall – As far as whether people will walk, there is no comparison to Bavaria and Swiss Alps, they don't. They don't here either.
  - Dianne Holmes – We are not asking you to construct it and not asking for paved trails. Volunteers have built trails and people use them. Offered to take them on a tour.
  - Lady – Concerned about private property and liability issues.
  - Due to time constraints, Frank Pugh asked for motion to table the issue - **Motion Ky Holland & 2<sup>nd</sup> xx** – To table this issue. No objections.
  - Nancy Pease asked for Support the East-West connection as required by the Hillside District Plan. Joe Burnham asked for a road connection, not just a trail connection. Paul Gionet offered to modify his proposed letter.
  - Time was called by Frank Pugh for mandatory automatic adjournment. Announced that the meeting is adjourned.

**Meeting adjournment** – Meeting adjourned at 9:15 pm.