

## **Rabbit Creek Community Council Meeting Minutes for Thursday, October 8, 2020 – For November Meeting Review**

Location: Internet Zoom Meeting

Board Roll Call - Present: Ann Rappoport (Co-Chair), Ky Holland (Co-Chair), David Sterling (Secretary), Keith Guyer (Co-Treasurer), Paul Gionet (Co-Treasurer), Judy Michael, Dianne Holmes, Mike Kenny, Bert Lewis, Jess Grunblatt

Absent: Joel Cladouhos,

Board Member Co-Chair – Ann Rappoport and Ky Holland - Opened the meeting at 7:00 pm. 10 board members and a total of over 65 attendees, of which over 60 are RCCC members. Ann Rappoport had each person introduce themselves attending via Internet Zoom. Declared a General Meeting. Advised of recording the meeting. Working on vote taking method being tried out tonight. Will be establishing an election committee later in meeting.

- **Agenda** – October Agenda – Available on screen or via website, on Google enter Rabbit Creek Community Council, link on right hand side gets to the agenda. Add Defend Alaska folk's presentation. Other documents being presented will also be available at RCCC website. Polling question about attendance, details, and instructions provided. Agenda approved.
- **September Minutes – Motion to Approve via poll method** – To approve as written.
  - Vote by Zoom method: Yes=27; No=1; Abstain=10. Motion passes.
- Attendance - Total with ±65 RCCC members and guests in attendance on internet via Zoom. Declared a General Meeting.

### **Announcements & Legislative Reports:**

- **Assembly Members for RCCC Area -**
  - **Suzanne LaFrance** – Contact info: Cell Phone: (907) 351-7199, Voicemail: (907) 343-4122, E-mail: [LaFranceS@muni.org](mailto:LaFranceS@muni.org) – Not Present tonight. Kurt Parkan speaking on her behalf. Co-sponsoring resolution to move \$10 million from Cares Act to Small Business Relief. Opportunity for public site visit of Sullivan Area homeless shelter. At full capacity 376 people. Contact Suzanne and she will arrange. ML&P sale on track. Bonding for body cameras for police. City budget hearing on Oct 27<sup>th</sup> & Nov 4<sup>th</sup>.
  - **John Weddleton** – e-mail: [WeddletonJ@muni.org](mailto:WeddletonJ@muni.org) – (907)-770-6875 – On line tonight. Current Covid 19 Emergency Response declaration is set to be over on Oct 16<sup>th</sup>. Assembly will vote on extension. Jamie Allerd wants special meeting for Emergency Response. Will see what happens. Mountain Air project funding was approved for a study. Still deep in Building Code issue getting ready for scheduled vote on Oct 27<sup>th</sup>. One main issue is fire sprinkler requirement. Portions of that have been in the code for quite some time but has been ignored. Not in favor of adding this requirement which would cost \$20k to \$30k and is not a reasonable solution. Assembly chambers are open for public testimony. Also offering public testimony by phone, which he hopes will continue as a policy forever. Stormwater Commission has met twice and are reviewing Stantec contract to act as Engineering Rep. Looking at Conditional Use Requirement for homeless shelters.
    - **Comments:** Dianne Holmes and Ann R sent letter to MOA about sprinkler and Climate Action Plan. Received a 3-page response from Anchorage Fire Marshall and Public Works, Mr. Dahl. Letter posted on website. Unclear about exact issues but agree that sprinklers can be a benefit. Is it worth the cost? Tankage at 400 to 800 gal necessary. Electric pump or pressurized system. Other options besides sprinkler listed in codes. General fire code unamended says you will have adequate water supply to fight fires. Proposed amendments: 1) Fire hydrants, 2) Provide water supply system, i.e. water storage tank. 3) Construct Urban Interface – Builders say there is no definition of what that means, and they don't know. So, building official added the fire sprinkler requirement. Builders say MOA has never enforced 507.1. John therefore interprets the new part is that the building officials and fire Marshall now intend to enforce this requirement. Lots of discussions from attendees.
  - **State Representatives – Jenifer Johnston** - Not present tonight. **Senator Cathy Giesel** – Not present tonight. Emma Jackson acting as Rep, here for questions and taking notes.
  - **Candidates for Offices and Ballot Measures -**
    - **Carl Johnson** - Democratic Candidate for State Senate for this District 10. Michelle Turner acting on behalf of her husband – Described some of his experience and things he wants to accomplish, if elected.
    - **Ballot Measure 2 –**
      - Alaskans for Better Elections – Alex Murphy – Gave her many reasonings to vote Yes on 2.
      - Kristin Mellinger - Gave her many reasonings to vote No on 2.

### **New Business**

- **Land Use Transportation Committee** - Amendment to Two State DOT Projects as written in letter, which are:
  - Want to issue amendment for project Seward Highway from Dimond to O'Malley Road Upgrades, the Scooter Avenue Underpass. Had been opposed by citizens, MOA Assembly, RCCC, and others. DOT continued including this in the design. Want to go on record again as opposing the underpass.
  - Significantly reduce funding by 70% for projects that involved bicycles, pedestrian pathways past schools and other community improvements.
  - **Motion Bert Lewis 2<sup>nd</sup> Keith Guyer** – To move the amendment letter forward.
    - Nancy Pease – Wants to insert, "... and cost information, with the statement that this project is very modest in comparison to the road projects in the statewide budget." OK by Bert.
    - Vote by Zoom method: Yes=20; No=4; Abstain=0. Motion passes.
- **MOA Long Range Metro Transportation Plan** – P&Z comments due Oct 19<sup>th</sup>. Nancy Pease – 2040 Metro Transportation Plan required federal plan. Current plan follows previous plans from years past for various reasons based on an old model. MOA was unresponsive to previous comments. Went ahead and adopted their plan ignoring all comments. Reason being their plan is based on a model and if they made changes, they would have to revise the old model again, so they cannot incorporate any comments. Letter asks Planning and Zoning Commission to look again at the goals, performance measures on projects recently submitted. Two requests: 1) Special consideration to be listed for

MOA Climate Action Plan that lists greenhouse gases needing to be reduced by 40% by 2030. Want them to measure and monitor greenhouse gases. Then use results of monitoring data for determining projects. 2) Rethink what quality decision making is. They are currently making decisions on an old model and costs. Other comments requested: Scooter underpass could be a good bicycle and pedestrian underpass but hold off on vehicles. Reconstruction of Rabbit Creek Road asked for turn pockets but not a turn lane. Disability ramp at Rabbit Creek School over Seward Highway seemed superfluous. Massive amount of money for mid-town roads and MOA requests. Hearing Nov 9<sup>th</sup>. Road traffic will be changing in the future as experienced by many actions taken during this pandemic. Nancy Pease and Ann Rappoport will testify on this issue.

- **Motion Nancy Pease 2<sup>nd</sup> Suzanne Mullane** – To move the above described amendment letter forward.
  - Vote by Zoom method: Yes=17; No=3; Abstain=5. Motion passes.
- **Seward Highway Project Scooter Road Underpass** – Submit a comment that RCCC is opposed to the underpass.
  - Add a comment – This underpass may require removal of low-income housing for construction. To make the underpass for bicycles and pedestrian traffic only may then not require destruction of the low-income housing.
    - Vote by Zoom method: Yes=24; No=7; Abstain=3. Motion passes.
- **Request for Corrective Action at Villages Scenic Parkway Sitework Construction Violation-** In July neighbors were voicing concern about sitework construction activity at a lot the end of Villages Scenic Parkway Road. Corrective action was requested. Inquiries were made. After not seeing any changes to activity, RCCC wrote a letter on Sept 4<sup>th</sup> to Zoning Enforcement. Still no action was noticed. Yesterday, Nancy Pease and Ann Rappoport discussed the situation with Rich Fern and Bradley Larson at MOA Code Enforcement. Nancy Pease update – Even though violations were noticed in July, it took until Sept 8<sup>th</sup> to post a stop work order on the property. Property owner of the 40-acre parcel, Greg Wika, had a permit for 5,000 cy of fill. Not sure how much has been filled, blasted, and graded. From the air, estimated at about 6 acres of disturbance. Steep slopes that have restrictions under code. Overall intent is to be minimum disturbance to build your home. Once the stop work order is posted, the owner has 14 days to submit revised information. Code enforcement said nothing has been received in writing. A portion of the fill work must be an engineered fill plan. In the RCCC letter, and again yesterday, Nancy and Ann asked for a listing of all the violations of the project, a timeline, what transpired this violation to get so large and go on for so long before code enforcement started to react. The only thing they have issued is a stop work order and they are waiting patiently for written response. Greg Wika has until Oct 9<sup>th</sup> or 19<sup>th</sup> to request an appeal. Code enforcement wants Wika to do the calculations, so they do not have to do the technical work. Suggest that code enforcement is not doing anything for a violation that is the largest in the Anchorage bowl. Want to write a follow-up letter to MOA Code Enforcement and ask for a response in 2 or 3 days. Code enforcement advises there is no safety or health threat and there are other pressing issues. This property has been so substantially reconfigured with flat areas that are buildable. It is not a timeliness concern. If the property were sold, the next owner could claim ignorance and not be required to make corrections. Concern about precedents being set here unless corrections are made. Land use code says on steep slopes like these, you are supposed to minimize the grading operation consistent with the natural character of the site. Other quantitative requirements listed by code, like on lots over 5 acres, one can develop 40,000 sf and so far, this development is 6 acres. This year MOA made a change in Title 21 to allow 50,000 cy at industrial lots. Oversight of Code Enforcement action has not been determined yet. Title 23 may play into this situation.
  - **Motion Ky Holland 2<sup>nd</sup> Vivian Mendenhall** – To elevate the concern of this violation above Code Enforcement personnel to MOA Department heads. Stating that our prior letter and concern is not receiving timely or complete attention.
    - Comments: Jerry Lewanski advises this issue has been going on for years. Prior comments were that the property is being turned into a landing strip. Soil material from this site has been mined and moved to other lots in the Potter Valley Subdivision area. Subsurface rights of DNR may have been violated. This is the second violation on the property.
    - Vote by Zoom method: Yes=28; No=3; Abstain=6. Motion passes.
- **Election Committee-** In November, Elections to be performed for RCCC Board Members 4 each 2-year terms and 3 each 1-year terms. Committee members - Ky Holland, chair+Keith Guyer+Mike Kenny + one non- board member TBD.

## **Old Business & Committee Reports**

- **Old Seward Hwy Reduced Speed Limit-** Letter was submitted to ADOT and posted on website, 9/10/20. Responded on 9/18/20 by Wolfgang Junge. DOT plans to repave this road in 2023 and will look at questions in that sense. Might be able to work with Fish & Game to expedite signage.
- **Windy Corner Road Renovation Proposition** – Letter to DNR and ADOT after August meeting. DNR report recently came out and blew off all our comments. Basically, they want to do it, need gravel, so live with it.
- **Request Trail Connectivity Planning** – No further advancement. A work in progress.
- **Solarize Anchorage** – 33 houses signed up in Solarize Rabbit Creek. Will get them all done this year.
- **Resilience Committee** – No report.
- **Treasurers Report** – Savings = \$316.33. Checking=\$1,313.10 Total = \$1,629.43. \$400 encumbered to digitize.

**Next Meeting** – Nov November 12<sup>th</sup>. Proposed Zoom Meeting as fallback. Will wait to see what Covid situation is at the time before finalizing.

## **Action Items –**

- Letters to get out on Long Range Transportation Plan and Seward Highway Improvement
- Elevate Villages Scenic Parkway

**Meeting adjournment** – **Motion to Adjourn - Ky Holland & 2<sup>nd</sup> Judy Michael** - Meeting adjourned at 9:01 pm.