

Rabbit Creek Community Council Meeting Minutes for Thursday, December 10, 2020

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Location: Internet Zoom Meeting

Board Roll Call - Present: Ann Rappoport (Co-Chair), Ky Holland (Co-Chair), David Sterling (Secretary), Keith Guyer (Co-Treasurer), Judy Michael, Dianne Holmes, Mike Kenny, Bert Lewis, Jess Grunblatt. Along with future board members that start duties in January: Carl Johnson, Michelle Turner, and Nowlin Withers.

Absent: Joel Cladouhos, Paul Gionet

Board Member Co-Chair – Ann Rappoport and Ky Holland - Opened the meeting at 7:02 pm. 9 board members and a total of over 38 attendees, Declared a General Meeting. Ann Rappoport thanked outgoing board members Ky Holland, Bert Lewis, Joel Cladouhos. Described Board meeting of 12/9/20 where we selected Officers, as follows:

- Co-Chairs: Ann Rappoport and Carl Johnson
- Vice-Chair: Michelle Turner
- Co-Secretary: David Sterling and Judy Michael
- Co-Treasurer: Paul Gionet and Keith Guyer
- Resilience Committee: Ky Holland
- HALO & FCC Representative: Mike Kenny and Nikki Rose
- Social Media: Open for volunteer.

Ann had each person sign-in on the Zoom Chat for attendance and introduce themselves verbally. The attendance list is attached. Advised of recording the meeting. Described methods to vote on issues for this meeting. People calling in on telephone will need to text to Nic Kinsman's cell phone 202-306-5736 for voting and sign-in. Described voting eligibility.

- **Agenda** – December Agenda – Available on screen or via website, on Google enter Rabbit Creek Community Council, link on right hand side gets to the agenda. Other documents being presented will also be available at RCCC website. Polling question about attendance, details, and instructions provided. Agenda approved.
- **November Minutes – Motion to Approve Bert Lewis & 2nd Ky Holland** – To approve as written.
 - Vote by general request for anyone opposed. None made, Motion passes.
- Poll Question described by Ann Rappoport requiring attendees to vote online.

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 – Online tonight, after attending other Community Council Meeting. Title 28 Elections introduced last Tuesday and Dec 22nd public comments. Intended to review and update the code. Electronic transmissions and numerous other changes that can be reviewed online. Every year there are folks who vote twice. Often older or disabled folks. These are most often mistakes, not intentional.
- **John Weddleton** – e-mail: WeddletonJ@muni.org – (907)-770-6875 – Online tonight, after attending CC Meetings.
- **State Representatives – Jenifer Johnston** – Not present tonight. **Senator Cathy Giessel** – Not present tonight.
- **Candidates for Offices -**
 - **Dave Bronson** - Candidate for Mayor on April 6th Ballot - Introduced himself and added some information. Website: bronsonformayor.com. Dianne Holmes asked how he would honor the Hillside District Plan? Unfamiliar with that document, so will get informed.
 - **Mike Robbins** - Candidate for Mayor on April 6th – Introduced himself and discussed some issues. Cell phone and website on chat. If his cell phone is off, he is underwater. Dianne Holmes asked about Hillside District Plan? He will work with the plan and get informed about the HDP.

New Business

- **Land Use & Transportation Committee** – Meets first Thursday of each month.
- **Sky Ridge Subdivision (PZC Cases 2020-007 & 008)** – Proposal to rezone two R6 lots to R7 and extend sewer area, 20 acres total. Located just SE of Lake Otis and O'Malley. Nancy Pease offered written comments and summarized: It is important for RCCC to comment at the request of O'Malley Hillside Community Council in support of Hillside District Plan. Developer's proposal to rezone from R6, Rural Residential, to R7 zoning, takes 1 acre lots down to ½ acre lots, which is not consistent with HDP. HDP main purpose is to maintain the low density rural residential character of the Hillside. HDP has 7 re-zone criteria that must all be met. This re-zoning change does not provide for low density rural character; it does extend, or exacerbate a land use plan that is inconsistent with the comprehensive plan, being the HDP. Concerned about little pockets of land being rezoned around the Hillside, contrary to HDP. Recent Muni allowance of ancillary dwellings could end up doubling the houses intended for the Hillside. The re-zone mentioned the lack of and need for additional housing in Anchorage. Dianne Holmes discussed a 2000 economic study that concluded, for property tax purposes, that larger lots not on water and sewer pay for themselves, smaller lot houses do not. Want larger lots on two sides and a vegetative buffer.
- **Motion Ky Holland & 2nd Carl Johnson** - To support the written comments developed by the Land Use Committee as presented by Nancy Pease and Dianne Holmes. With friendly amendment that this area has established traffic and pedestrian corridors.
 - Discussion: Ky Holland recognizes and supports HDP, but recognizes that this area is an existing high-density area with established traffic and pedestrian corridors. Dianne Holmes advised that if RCCC wants to comment that we are also not in favor of similar development by creeping up through the Hillside without precedents.
 - Vote by Zoom method: Yes=14; No=1; Abstain=6. Motion passes.
- **Establishment of Local Landmark Register – Case 2021-0005** – Initially presented at RCCC July meeting at Moen Park. A new voluntary program established as a way to recognize Cultural, Historic, and Natural Resources as Local Landmarks that can be proposed by the public. Examples in our area could include: Old Moen Trail; Andesite Dike on

East back side of Potter Marsh; Potter Marsh itself. Comments due before January RCCC Meeting. Concur with establishing the program and its voluntary nature, permission being required by landowner. Will be at P&Z.

- **Motion Keith Guyer & 2nd Ky Holland** - To support the written comments described above.
 - Discussion: Ky Holland wants to know about existing lists. Nominations will have a cost, around \$100 each. Suzanne LaFrance advised there is an existing group of Historic Preservation. Determined that they are involved.
 - Vote by Zoom method: Yes=18; No=0; Abstain=4. Motion passes.

Old Business & Committee Reports

- **Land Use & Transportation Committee** – Meets first Thursday of each month.
 - **New Seward Hwy Upgrades from O'Malley to Dimond Roads, including Scooter Drive Under Crossing** – Sean Baski DOT&PF Project Manager – website: sewardhighway.info. Seward Hwy Improvements over 20 years of projects from 36th Ave going south, this being phase 4 and the last, under that EIS. Described overall high-level project summary. 98% complete on design, which is on website. Start of construction in 2022 or 2023, to be completed in 2025, when Federal funding is distributed. Showed a video describing the project that is also on website. Basically: 4 lanes to 6 lanes, O'Malley Road Interchange to become a Diverging Diamond Interchange (DDI), Scooter Road Under Crossing. Complete with right of way purchasing.
 - Discussion: Nancy Pease – Academy Drive will now have an increase of 10,000 to 20,000 vehicles per day which goes on MOA docket to accommodate. Question the need for this Under Crossing project, since Dimond Center is no longer the one and only big shopping center in Alaska. Sean Baski advises that there is a federally funded project to upgrade the traffic route over to Abbott. Because of the closeness of Scooter Drive and Dimond, there are physical constraints in design for on/off ramps. No set guidelines in highway design for this situation, so they try to balance the needs into the design. Ann Rappoport asked, How about just a pedestrian underpass? SB reply: Topography and ground water issues warrant an under crossing. Because of prior tragedies around Anchorage, i.e. Lake Otis Middle School crossing, the design strategy for under crossings is to make them large and inviting to pedestrians. Sound barriers will be installed along the entire corridor. A connection from 94th to Scooter on west side of Seward Hwy and 92nd down to King Street will be part of an AMATS study currently underway. Nancy Pease brought up Long Range Transportation plans where RCCC sent in numerous comments that were basically ignored or put off to future planning. Also brought up several items that were suggested and sort of accepted on Long Range Planning. Response by DOT: Many of the smaller local projects advocated by RCCC are managed by AMATS representatives and these DOT representatives online tonight are not the right individuals to adequately respond. There is around \$29 million FHWA funds appropriated annually for road projects and lots of different projects are vying for those funds. DOT planning looks at trends and changes plans based on those facts.
 - **Non-Motorized Bike/Pedestrian Path along 156th Ave Right of Way from Golden View Drive to Bear Valley School**
 - Nancy Pease - RCCC wants to promote a dedicated Non-Motorized Bike and Pedestrian Pathway along developed and undeveloped portions of dedicated 156th Ave Right of Way and Section Lines from Golden View Drive up to Section 36 and Bear Valley School. A similar project happened last summer being a 1,400 lf walking access to Rabbit Creek Elementary School that was brushed out and graveled on an existing pedestrian green belt with local funds from Anchorage Park Foundation, MOA support. Need to get MOA and schools involved as partners. MOA does not have a process for designating existing but undeveloped rights of way into pathways. Also desire to include any and all adjacent property owners in the process. Draft letter written for community to review, discuss, and comment. Intent is to develop framework for communities to develop connection pathways between areas using existing and new corridors. Maintenance needs to be figured out.
 - **Motion Nancy Pease & 2nd Michelle Turner** – To send the Draft Letter as summarized in the above discussion.
 - Discussion: Ky Holland - There are long range issues that need to be addressed. Dianne Holmes concerned about 156th Ave being a platted road. Nancy Pease advised that the road is not on any long-range plans, has steepness and drainage issues and is probably not an issue. Might be developed to some extent when some subdivisions are platted. There are immediate benefits. Spruce Terraces subdivision plan does not include any development where they border 156th Ave. Ky Holland suggests part of RCCC website include information for this project. John Weddleton: Access to Campbell Lake via a pedestrian right of way is under discussion within the Muni and is a similar issue.
 - Vote by Zoom method: Yes=15; No=1; Abstain=2. Motion passes.
 - **Villages Scenic Parkway Violations Update** – Letter recently sent to MOA Zoning Enforcement asking to meet together for discussion. No response yet.
 - **Heritage Land Bank Work Plan (HLB)** – Meeting was today, and Ann Rappoport testified for RCCC following letter. Some comments were not addressed. Issue will go before the Assembly next month so will comment to them.
 - **River Hills Estate** – Comments from last month and testimony was made at their proposal review.
 - **Old Seward Hwy – Reduced speed and wildlife signage** – Progress between Nancy Pease and a State Planner person coming from Juneau in January to visit the site together to discuss our request for reduced speed limit.
 - **Moen Park Adult Exercise Equipment** – Funding update and will post link on RCCC website.
 - **HALO** – No report.
 - **Treasurer's Report** – Savings = \$316.33. Checking=\$1,313.30 Total = \$1,629.63. \$400 encumbered to digitize.

Action Items: Letters on Sky Ridge Subdivision; Communication with Transportation Planners, Signs.

Next Meeting – January 14th Probably will be another Zoom Meeting.

Meeting adjournment – Meeting adjourned at 9:02 pm.