

Birchwood Community Council Meeting Minutes of February 22, 2006

Chairman Bobbi Wells called the meeting to order at 7:00 p.m. in the Beach Lake Ski Chalet. Minutes from the previous meeting were reviewed and approved. No board reports were given. No feedback from members has been received concerning a community potluck.

Anchorage Waterways Council Stream Team is offering training for Creek Monitor Volunteers. Information is available in the council box at the library.

Old Business: Our three reps on the Comp Plan Citizen Advisory Committee will have one more meeting on March 8th thereafter the plan will have an eight week public review. At the February meeting the committee was presented with a completed implementation section but no land use maps neither updated or old ones. There are a number of issues that the Muni leaders want the whole committee to decide on by consensus not by vote. Maximum building height in the Chugiak-Eagle River area and particularly in downtown Eagle River are contentious issues. A height of 45 ft. for commercial and 35 ft. for residential is what most of the council committee members are in favor of, others involved in this process are in favor of a CMU zoning label allowing a building height of 60 ft. Original talks were in favor of a maximum of 20 units per acre but Eklutna, Inc. and the local Chamber of Commerce are pushing for a maximum density range of 11 to 35 residential dwelling units per acre. Industrial zoning will probably remain the same. Development Reserve, a new zoning category, has been applied to two of Eklutna, Inc. land tracts. There will be an areawide rezoning after the Comp Plan is finalized. Discussion was lengthy on Comp Plan update and overlapping rewrite of Title 21 as far as proposed land use changes in the Chugiak/Eagle River area. Most of the area councils have organized to lobby the Mayor for a separate chapter in Title 21 for all of Chugiak/Eagle River as the councils feel the communities needs and desires would be addressed more appropriately than to be included in the Anchorage regulations.

Eklutna Transmission Line Rebuild Project : Dryden & LaRue representatives, Matt Williams, Engineer, Dan Beardsley, Right-of-Way Manager, Del LaRue, President and Municipal Light & Power representatives, Chris Pederson and Mio Johnson. Matt Williams (spokesperson) says the purpose of this project is to replace the existing 50+ year old, 22.5 mile, wood pole line with a new double circuit steel pole line. The proposed reconstruction of the line will be a predominantly single steel pole double circuit line 115kV following the existing line to replace the wooden H-structures. The single circuit has three wires, the double circuit will have six wires. The line lies currently in a 75 ft. wide right of way and that is the same right of way that will be used in the rebuild. The project is anticipated to begin early in 2006 and to be complete within one year. The only re-route in this line would be at the beginning at the South Birchwood Loop and the Glenn Highway crossing south of Peters Creek. Please contact either Matt Williams, P.E. or Daniel Beardsley, SR/WA at Dryden & LaRue with any questions, phone number 349-6653. Michael Pauley, MEA representative, rendered the utilities opinion of the project as being a monumental waste of money due to many economical factors and from MEA's prospective being grossly overbuilt. MEA'S phone number is 761-9269 if you want additional information.

Sgt. Stanton/APD brought us 2004/2005 comparison on local crime stats. She also informs us that the Assembly voted to place on the upcoming ballot a charter amendment to use non-sworn muni employees to write parking tickets and assist in removal of cars that require towing.

Assembly Chair Anna Fairclough gave us information on how challenging and costly the Title 21 changes will be and the need to watch it very closely. She and Debbie need feedback on assisted living homes. Meeting adjourned at 9:04 p.m..

NKB