



**Huffman/O'Malley Community Council**  
**P.O. Box 113006, Anchorage, AK 99511**  
**www.HuffmanOmalleyCC.org**

**AGENDA FOR: November 18, 2004**

7-9 pm, Christian Church of Anchorage corner of Lake Otis and O'Malley

**OFFICERS:**

Tim Stevens, President (345-6467) ( )                      Ryan Stencel, Vice-President ( )  
Katie Nolan, Secretary ( )                                      Tami Holt, Treasurer ( )

**STEERING COMMITTEE: (Please notify President if you cannot attend the meeting.)**

Betty Evans ( )	Wayne Crayton ( )
Jim Pekar ( )	George Arcand ( )
Paul Rasmussen ( )	Joanne Ackerman ( )
Laddie Shaw ( )	Deborah Baines ( )
Beverly Landes ( )	Pete Nolan ( )

AMATS Rep. – Paul Rasmussen                      FCC Rep. – Tim Stevens

1. 7 p.m. Call to Order, Minutes of July 15, 2004 and October 21, 2004; New Mail
2. Treasurer's Report
3. FCC Report and discussion of FCC's future and budget
4. Assembly Report
5. New Business:
  - a. Teri Albrecht and Jim Lamson, MOA Capital Projects
  - b. Case 2004-127, rezoning from R1-SL to R1-SL to change the special limitations. Turnagain View Estates, DeArmoun & Cange, 1.23 acres, P&Z denied Nov. 1, the property will be developed with the intended 40-foot buffer. Thank you to the Turnagain View Homeowner's Association for all your hard work and time.
  - c. Case 2004-137, Large Animal Facility Ordinance, in subcommittee, need council's opinions.
  - d. Case 2004-130 AWWU Water Tower Rezone to PLI – Passed by P&Z for fence to be 40-foot inside property line; Awaiting Assembly for final hearing and approval. Fence has been installed at property line despite agreement with council and P&Z.
  - e. Results of community poll and plan for addressing concerns. Number one concern, by far, is speeding and traffic.
6. Continuing Business/Watching:
  - a. Chugach Electric re: proposed 138kV electrical transmission line (Tim is representative). Chugach needs to add a high voltage line to complete the circuit. Choices are: up Lore Rd., Abbott Rd., Huffman Rd., or O'Malley Rd.; into subcommittee for decision.
  - b. SAHS Traffic and Leyden Gate Use, letter has been circulated by Chuck Fannin, status of signage is presently unknown.
  - c. DeArmoun Phase II, Huffman, and O'Malley upgrades
  - d. Lake Otis Gravel Pit
  - e. Case 2004-021 Master Parks Plan Review. Hearing Dec. 13
  - f. Case 2004-070 re: undergrounding of utilities. P&Z approved Nov. 1. Awaiting Assembly.
  - g. Case No. 2004-132, Huffman Rd. Rezone, 2201 & 2237 Huffman Rd. (east of Gregory St.) from R-6 to R-1. Approved by P&Z without council and neighborhood requested provisions; Awaiting Assembly.
  - h. Case 2004-133 Gregory Subdivision Rezone from R-6 to R-1, including forcible rezone on surrounded property. Approved by P&Z without council and neighborhood requested provisions; Awaiting Assembly hearing.
  - i. Case 2004-155 Amendment to Title 21 re: lodging definitions. Hearing Nov. 1

- j. Case 2004-158, .73 acres from R-6 to R-1, property adjoining Lake Otis Gravel Pit on Mona Street (west side of Lake Otis). P&Z approved November 1<sup>st</sup>. Awaiting Assembly. Spot zoning and need for protection/buffers for adjacent R-6 properties.
- k. Case 2004-159 Amendment to 21.40.030D to add offices of non-profit organizations as a conditional use in R-1 and R-1A (single-family) zoning districts; Thankfully, proposal pulled by administration.
- l. Case 2004-164 Amendment to 21.55 re: Nonconforming lots of record. Continued hearing with Assembly on November 16<sup>th</sup>.
- m. Case 2004-168 Amendment to 21.40.020B re: temporary uses in PLI (public lands and institutions) districts. Hearing December 6.
- n. Case 2004-171 Amendment to Title 21 re: standards for conditional uses and site plan reviews. Hearing December 6<sup>th</sup>. This case is actually to allow P&Z to approve liquor licenses in restaurants rather than current practice of Assembly approval (one of our complaints with MOA is that titles don't match the contents, this is a great example.)
- o. Case S11317, to plat & subdivide 2 tracts into 21 lots & vacation of 60' road easement, Colony Builders, Gregory Subdivision, hearing Wed. Dec. 1

There are so many active cases right now that we did not have time to put together an official newsletter for this month. In place of the newsletter, the agenda has been extended to include a brief summary of current status for each case. We apologize and promise to get you fully updated next month.

Please, if you have a couple of hours a month to spare and would like to be involved in your community, please contact us or come to the next meeting to find out how you can make a difference to your council.