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Federation of Community Councils
Mountain View Community Council
401 E Northern Lights Blvd., #204
Anchorage AK 99503-2814
Citizens Building Better Neighborhoods

Mountain View Community Council News

January 2004

Mountain View Community Council Meeting
Mountain View Community Recreation Center

315 Price

Monday - January 12, 2004

7 PM

Council Meeting Agenda

7:00 Call to Order

Pledge of Allegiance
Approval of December Minutes
Approval of Treasurer's Report
Approval of January Agenda
Introduction of Special Guests

7:15 Committee Reports

Assembly Report - Allan Tesche
Legislative Reports - Sen. Guess/Rep. Gruenberg
Community Center Report - Rick Henderson
Zoning Report - Kerry Hawkins
Mountain View Patrol - Fred Schriener
Community Recreation Center Adv Comm. - Jean Palinski

8:00 APD - David Cook

8:15 Homeward Bound/ReBound - Lora Jorgenson

8:20 Mountain View Drive Plans - Jacques Boutet

8:45 Cook Inlet Housing - Paul Hansmeyer

9:00 SWS Code Enforcement - Robert Hall

9:15 Street Maintenance - Paul Vanlandingham

9:45 Old Business /New Business

10:00 ADJOURNMENT

Next Council Executive Meeting

Monday, January 26, 2004 at 7 PM

Mountain View Community Recreation Center

This is an open meeting - You are welcome

THIS NEWSLETTER WAS PAID FOR BY A GRANT FROM THE MUNICIPALITY OF ANCHORAGE

January 2004

Mountain View Community Center Open House

The Mountain View Community Recreation Center Advisory Committee will hold an Open House on January 10, 2004 from Noon - 4 PM. This is your opportunity to say what you think is working at the Center and what you would like to see in the way of programs in the future.

There will be a 9% cut in Municipal funds for the operation of this Center in 2004. Can you help raise funds, volunteer time, teach a class? Your help is needed to fill this gap. Call Rick Henderson at 297-5402 to volunteer.

Please come and share your views of what is working and what still needs to be done at our Community Recreation Center. This is YOUR Center and your opinion is important to the Commission and Staff.

Glenn Highway Update

The Alaska Department of Transportation and Public Facilities (ADOT&PF) is accelerating solutions to the traffic bottleneck between Ingral/Gambell and McCarrey. Environmental and engineering design work is underway. Money is identified in the Statewide Transportation Improvement Program (STIP) for the improvements which would include widening the existing corridor. The project team will be working with the public as we move forward. For more information contact: Anne Brooks, Public Involvement Coordinator at 272-1877 or via email comments@brooksandassociates.info

PUBLIC HEARING

Notice of Intent to Apply for a HUD CDBG Section 108 Loan Guarantee

The Community Development Division and the Housing and Neighborhood Development Commission will hold a public hearing on a proposal for a Section 108 Loan Guarantee and a Brownfields Economic Development Initiative (BED) grant from the U.S. Department of Housing and Urban Development (HUD) for Denali Family Services, Inc (DFS). DFS will use the funds for the acquisition and rehabilitation of the Sadler's Building located at 161 S. Klevin Street, Anchorage, AK 99508 (in Mountain View).

The public hearing will be held:

January 14th, 2004

Mayor's Conference Room (8th floor)

632 W. 6th Ave.

Anchorage, Alaska

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January 2004

FROM THE GRASS ROOTS OF MOUNTAIN VIEW

The Mountain View Community Council and all its members would like to take this opportunity to express our thanks for your contribution. Citizens like yourself make a big difference in our community.

We need more people like you!

Send to:

Mountain View Community Council President: Tom Blackbird
608 N Klevin 279-7535
Anchorage AK 99508-1438 Treasurer: Niki Burrows
274-1179

Name _____

Your donation in the amount of \$ _____ is Tax Deductible.

Received by: _____

Date: _____

Treasurer

Received by Treasurer

MOUNTAIN VIEW COMMUNITY COUNCIL
1989 USA NEIGHBORHOOD OF THE YEAR

DONATION DISTRIBUTION

Received By: _____

Date: _____

Name: _____

Address: _____

City: _____ State: _____ Zip: _____

Home Phone: _____ Work: _____

\$ _____ **As Needed** \$ _____ Machine Maint/Repair

\$ _____ Patrol Account \$ _____ Awards

\$ _____ Office Supplies \$ _____ New Copier

\$ _____ Computer Supplies \$ _____ Sunshine Account

\$ _____ Phone

E-Mail Address _____

Donation Needs

\$ 124.60	Neighborhood Planning
<42.48>	Office Supplies
148.86	Computer Supplies
251.01	Phone
206.87	Awards
171.50	Machine Maint/Repair
82.03	Sunshine Account
138.00	New Copier
1382.90	Patrol Account
11.79	Fun Day
11.59	CleanUp
\$ 2586.67	Total

Thank you for meeting our needs every month. You are the best community in the Municipality by far! No other Council gets such participation and support. Your Executive Committee truly appreciates you!

As your Treasurer, I really appreciate those "As Needed" donations - it makes my job so much easier to be able to put the money where we need it at the time!! **THANK YOU!**

Mountain View Drive Update

The draft design study for the Mountain View Drive Reconstruction and Landscaping Improvements is complete.

The design team is hosting an Open House to present the design alternatives, answer questions, and receive comments. Residents and interested parties, please join us on Thursday, January 8, 2004 at the William Tyson Elementary School Multipurpose Room, 2801 Richmond Avenue, in Mountain View. The doors will open at 6:30 PM, with a brief presentation at 7:00 PM. We will have poster displays and handouts and be available for discussion until 9:00 PM.

Come talk to Jacques Boutet, Municipal Project Manager; Jim Sawhill, Lounsbury & Assoc., Design Manager; Loren Becla, Lounsbury, Design Engineer; Terry Schoenthal, Land Design North, Landscape Architect; Mike Spackman, Land Design North, Landscape Architect; and Anne Brooks, Brooks & Assoc., Public Involvement Coordinator. Please stop by and get the latest information and give your comments. **Mountain View Drive Project Web site:** <http://theboutetcompany.com/projects/mvview/draftdst/>

The public hearing will take place during the regularly scheduled Housing and Neighborhood Development Commission meeting which begins at 4:00pm and extends no later than 6:00pm.

Written comments will be accepted on the draft application until January 23, 2004. The public will have additional opportunities to comment on the application during the Municipal Assembly's public hearing on the project, projected for February 17th, 2004.

LOAN SUMMARY

BORROWER: Denali Family Services, Inc.

LOAN AMOUNT: \$2,000,000

GRANT AMOUNT: \$ 238,750

PURPOSE OF LOAN: Finance acquisition and rehabilitation of the Sadler's Building, to be renamed the Randy Smith Center, for office, retail, and artist workshop space.

LOAN TERMS: 20-YEAR TERM - Rate is approximately 5.00%

LOAN SECURITY: The loan will be secured by Deed of Trust for the land and building and a Promissory Note by the DFS.

CDBG PROGRAM RISK: There is some risk to the Municipality of Anchorage's CDBG program that has been mitigated by:

1. The projected total loan amount is 67% of the building's value; and
2. The leases provide a 1.23 debt service coverage ratio (DSCR) which confirms sufficient lease payments to cover required debt payments; and
3. The Municipality will utilize BED1 grant funds to fund a loan loss reserve which reduces risk.

Appraisals are being completed for the project to confirm its value.

The draft application materials are available on the internet at <http://www.muni.org/CDBG> or at the Community Development Division of City Hall (632 W. 6th Ave), or can be obtained by contacting Dolores Debus, at (907) 343-4881. She can also be reached via e-mail at debusdj@muni.org.

The Community Development Division, Municipality of Anchorage, has established an e-mail list to notify the public, non-profits, and other agencies of important meetings, reports, and other information relating to Affordable Housing, Homelessness, Public Housing, and Other Community Development Needs. If you would like to be removed from this list, just reply with the word Remove.

Is Your Dumpster/Trash Pickup Area Snowed In?

Please be as kind to the Solid Waste Services employees as you are to your mailman - you clear a path to your mailbox, don't you?

Cook Inlet Housing Authority (CIHA) Mountain View Revitalization Project

Cook Inlet Housing Authority has launched a new program focused on revitalizing some of Anchorage's older neighborhoods. To date over \$2.4 million has been spent in this effort, and it is anticipated that nearly \$10 million will be invested by the time the first phase of the revitalization project is complete.

CIHA has chosen the Mountain View neighborhood as its first target area for the revitalization program. Redevelopment plans in this neighborhood are a culmination of two years of participation in Community Council meetings and Neighborhood Planning meetings, as well as engaging with and listening to the wishes of community members based on a neighborhood-wide survey.

CIHA's approach is a redevelopment of older deteriorating housing stock within the neighborhood over the next five years that takes advantage of a variety of funding sources. Phase One plans include:

- The acquisition of dilapidated and deteriorating properties in need of demolition or substantial rehabilitation. For those properties which are to be demolished, new quality and affordable homes will be built. To date, 22 sites have been acquired with 2 additional sites to be purchased in the near future. Most of the structures on the acquired properties were built in the late 1940's and early 1950's. Four of the sites contain 4-plex or 5-plex structures built in the early 1970's. Subject to the receipt of critical project funding, when the first phase of the redevelopment effort is complete, the project will contain 4-4-plexes and 20 single family homes.

- Preservation of housing utilizing funding through a contract with the Municipality of Anchorage. While loans are made city-wide to rental and single family owners, through a Municipal contract, CIHA has low interest rate rehabilitation loan funds available to homeowners equal to 20% of the rehabilitation project cost (some conditions apply), while owners of multi-family properties must provide their own matching funds contribution.

Mountain View has the highest concentration of Alaska Native and American Indian households (1,437 or 26.5%) and is one of the lowest per capita income neighborhoods in Anchorage, making it an ideal choice for CIHA's initial neighborhood revitalization efforts.

CIHA's "Neighborhood Revitalization Program" will provide initial investment capital in targeted neighborhoods with the intent of attract-

ing private, local, state and other community investments necessary to improve the quality of housing in these neighborhoods, to help

- low-income families become homeowners
- reduce crime, and
- assist neighborhood organizations in achieving their community goals and managing their changing environments.

With the participation of many critical partners, such as, the Alaska Housing and Finance Corporation, Municipality of Anchorage, and other private and community organizations, CIHA can be a catalyst for much needed investment in the housing stock, and ultimately, in the quality of the living environment of Mountain View.

- Reprinted with permission from www.cookinlethousing.org

Homeward Bound's ReBound Project

Economic stability is the cornerstone of self-sufficiency. Without viable income options, people transitioning out of homelessness often experience difficulty succeeding. Recognizing this, Rural CAP's Homeward Bound Program has begun the development of a social enterprise: *ReBound*. Through the creation of a new business integrating the employment skills and interests of its workforce with a marketable service, *ReBound* will provide the chronically unemployed with work opportunities and the skills necessary to become self-sufficient.

ReBound will engage an untapped workforce and provide the chronically unemployed with the opportunity to become contributing members of the Anchorage community. To this end, *ReBound* will offer flexible work schedules designed to accommodate disability/medical challenges, creative transportation solutions and intervention strategies designed to address employee personal and professional growth as well as advocacy and or re-payment planning to those with significant debt.

A social enterprise which combines the professionalism and economic acumen of business with the patience and problem-solving skills of social services may have greater success reintegrating the chronically unemployed into the active labor pool. For that reason, *ReBound* becomes a viable solution for people experiencing chronic unemployment. The ultimate goal of *ReBound* is for the business to be not only self-sustaining, but owned and managed by its workforce.

For additional information, please contact Lora Jorgensen @ 279-7535.