



Huffman/O'Malley Community Council  
P.O. Box 113006, Anchorage, AK 99511  
[www.HuffmanOmalleyCC.org](http://www.HuffmanOmalleyCC.org)

## February 2003 Newsletter

RECEIVED  
Date: 2-11

The HOCC and all surrounding Community Councils have joined together to host a **Mayor's Forum** on March 3<sup>rd</sup> at 7pm. O'Malleys on the Green, 3651 O'Malley Road, has generously donated their facilities for the event.

Meet the candidates, hear their priorities, and pose the questions that are important to you and our community. It should be a nice evening and we're looking forward to seeing all of you there.

At the January HOCC meeting, we spent three hours discussing the possible **extension of the coastal trail**, hearing much testimony regarding eminent domain issues and the wildlife refuge. While the HOCC has received input from other sources, we haven't heard much from residents of the council district. Please see the bottom of this column for more information on getting involved with your council.

In specific, please address the following question:

Do you feel that, at all costs, the trail extension should be on the coast; or is a partially inland route acceptable?

The **Elmore Road** final landscape design review is been scheduled for Wednesday, March 12. If you have questions, please call Project Management & Engineering, MOA at 343-8173.

It's easy to get us your opinions and concerns, and the HOCC needs your input and involvement. You can send us email or post your comments to our bulletin board on our website: [www.HuffmanOmalleyCC.org](http://www.HuffmanOmalleyCC.org)

Or call the President, Ryan Stencel, anytime at 345-4316.

The **Pioneer Gravel Pit** rezoning is scheduled in front of the Assembly on March 4<sup>th</sup>. Please remember that all comments submitted for the original rezoning application (Planned Community version) are not applied to this case. All comments must be submitted for this application, case number 2002-176, by February 28<sup>th</sup>.

At our February meeting, if able, the developer will be giving a brief presentation regarding his plans.

As fought for by the HOCC and neighbors, the developer has been required to retain a geotechnical engineer, hydrologist, and air quality expert. Though, as the Ordinance is written now, those issues will not be addressed until the Platting phase of development (after Assembly).

As the Ordinance is written now, there is a maximum density of 270, with the final density to be determined at platting, by the final placement of the slopes, to be designed by a geotechnical engineer.

There is also a 10,000 sq. ft. open space required in addition to the slopes and terracing.

Mr. LeBaron, the developer, has represented to the HOCC that he intends on only platting the front section of the gravel pit now, and developing that portion over the next year, giving the group working on soccer fields, etc. a year to get a plan and financial structuring in place, if possible.

If you cannot personally attend the hearing, mail or e-mail your comments or concerns. The Assembly needs to see that you care. If e-mailing your comments, send them to Angela Chambers, Planning Department, at [ChambersAC@ci.anchorage.ak.us](mailto:ChambersAC@ci.anchorage.ak.us). Please also e-mail a copy to the HOCC at [AKStenc@aol.com](mailto:AKStenc@aol.com). The Planning Department's mailing address is P.O. Box 196650, Anchorage, AK 99519.

A big thank you to those who have contributed towards the geotechnical engineer's bill. The total for his services is \$ 1,495.00 and we've had a total of \$ 520.00 sent to date. If you wish to contribute, please send donations to the address at the top of the page.



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

**AGENDA FOR: February 20, 2003**

7 pm, Amazing Grace Church, corner of O'Malley & Elmore Roads

**OFFICERS:**

Ryan Stencel, Chair (345-4316)  
Melissa Schmeidt, Secretary

Angela Kuentzel, Vice-Chair (345-7583)  
Wayne Crayton, Treasurer

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

Corny Eastman( ) Vicki Eastman( ) Betty Evans, AMATS Representative( )  
Marvin Kuentzel( ) Steve Minatani( ) Tim Stevens, FCC Representative( )  
Tami Holt( ) Jim Pekar( ) Dave Rein( )

1. 7 p.m. Call to Order; Minutes of January 16, 2003 meeting; and Mail
2. Treasurer's Report
3. FCC Report
4. Legislator's Report
5. Assembly Report
6. New Business & Action Agenda (if applicable):
  - a. Writing of Coastal Trail Position
  - b. Under-age clubs
  - c. Tex Edwards with the Alaska Zoo regarding O'Malley Rd. upgrade
7. Continuing Business:
  - a. Lake Otis Gravel Pit, Case No. 2002-176
  - b. Furrow Creek Drainage
  - c. Dave Rein, Project Manager for the South Anchorage High School will give his monthly status report and answer any questions you may have.
  - d. Road upgrades- Elmore (Dave Rein), DeArmoun (Ryan Stencel), Huffman (Wayne Crayton), O'Malley (Ryan Stencel), and New Seward Hwy. Rabbit Creek to 36<sup>th</sup> Avenue.
8. Additions to Agenda
9. Working Subcommittees:
  - a. Elmore Road
  - b. South Anchorage High School