

# **Assembly Amendments** to *Anchorage 2040 Land Use Plan*

Adopted on September 26, 2017

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**Constant Amendment #1 to AO 2017-116**

**AN ORDINANCE ADOPTING THE ANCHORAGE 2040 LAND USE PLAN AS AN ELEMENT OF THE COMPREHENSIVE PLAN; AMENDING ANCHORAGE MUNICIPAL CODE TITLE 21, LAND USE PLANNING (OLD CODE), SECTION 21.05.030, ELEMENTS; REPEALING AMC SECTION 21.05.050, LAND USE CLASSIFICATIONS; REPEALING AMC SECTION 21.05.060, RESIDENTIAL DENSITIES; REPEALING AND RE-ENACTING AMC SECTION 21.05.080, IMPLEMENTATION—ANCHORAGE 2020 ANCHORAGE BOWL COMPREHENSIVE PLAN; AND AMENDING AMC TITLE 21, LAND USE PLANNING (NEW CODE), SECTION 21.01.080B., TABLE 21.01-1 (PLANNING AND ZONING CASE NO. 2016-0127), PLANNING DEPARTMENT/LONG-RANGE PLANNING DIVISION.**

**Submitted by:** Assembly member Christopher Constant

<b>PROPOSED AMENDMENT</b>
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**Purpose/Summary of amendments:** Additional language to clarify the concerns of neighborhoods adjacent to Merrill Field.

<b>TEXT OF AMENDMENT</b>
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On page 54 of the Plan, in third column, add the following to the end of the last paragraph:

“The Comprehensive Plan supports the continued development of the transportation facilities in a coordinated, mutually beneficial manner with the surrounding communities. The airports have occasionally added new parcels to their land inventories at their interfaces with residential neighborhoods, such as Merrill Field Airport’s western boundary with Fairview Neighborhood. This has concerned the neighborhoods, which seek predictable, stable airport boundaries. This Plan does not anticipate significant future airport additions into residential neighborhoods.”

<b>Will there be any public or private economic effect to the proposed amendment?</b>
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<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO (check one) <b>If yes, please detail below.</b>
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Constant Amendment #2 to AO 2017-116

AN ORDINANCE ADOPTING THE ANCHORAGE 2040 LAND USE PLAN AS AN ELEMENT OF THE COMPREHENSIVE PLAN; AMENDING ANCHORAGE MUNICIPAL CODE TITLE 21, LAND USE PLANNING (OLD CODE), SECTION 21.05.030, ELEMENTS; REPEALING AMC SECTION 21.05.050, LAND USE CLASSIFICATIONS; REPEALING AMC SECTION 21.05.060, RESIDENTIAL DENSITIES; REPEALING AND RE-ENACTING AMC SECTION 21.05.080, IMPLEMENTATION—ANCHORAGE 2020 ANCHORAGE BOWL COMPREHENSIVE PLAN; AND AMENDING AMC TITLE 21, LAND USE PLANNING (NEW CODE), SECTION 21.01.080B., TABLE 21.01-1 (PLANNING AND ZONING CASE NO. 2016-0127), PLANNING DEPARTMENT/LONG-RANGE PLANNING DIVISION.

**Submitted by:** Assembly member Christopher Constant

**PROPOSED AMENDMENT**

**Purpose/Summary of amendments:** Include additional neighborhoods in the action item for “live-work” industrial mixed-use.

**TEXT OF AMENDMENT**

On page 92 of the Plan, in Action 9-9, amend the action statement as follows:

9-9. Allow innovate forms of “Live-work” industrial mixed use in parts of Downtown, Ship Creek, Fairview, Mountain View, etc.

**Will there be any public or private economic effect to the proposed amendment?**

☐ YES ☒ NO (check one) **If yes, please detail below.**

### Constant Amendment #3 to AO 2017-116

**AN ORDINANCE ADOPTING THE ANCHORAGE 2040 LAND USE PLAN AS AN ELEMENT OF THE COMPREHENSIVE PLAN; AMENDING ANCHORAGE MUNICIPAL CODE TITLE 21, LAND USE PLANNING (OLD CODE), SECTION 21.05.030, ELEMENTS; REPEALING AMC SECTION 21.05.050, LAND USE CLASSIFICATIONS; REPEALING AMC SECTION 21.05.060, RESIDENTIAL DENSITIES; REPEALING AND RE-ENACTING AMC SECTION 21.05.080, IMPLEMENTATION—ANCHORAGE 2020 ANCHORAGE BOWL COMPREHENSIVE PLAN; AND AMENDING AMC TITLE 21, LAND USE PLANNING (NEW CODE), SECTION 21.01.080B., TABLE 21.01-1 (PLANNING AND ZONING CASE NO. 2016-0127), PLANNING DEPARTMENT/LONG-RANGE PLANNING DIVISION.**

**Submitted by:** Assembly member Christopher Constant

#### PROPOSED AMENDMENT

**Purpose/Summary of amendments:** This amendment updates and corrects the plan's discussion of the Knik Arm Crossing and two other potential street projects.

#### TEXT OF AMENDMENT

On page 9 of the Plan, in third column, second paragraph, delete the last sentence in the paragraph and replace it with a new sentence that reads:

*"The Knik Arm Crossing was removed from consideration in the 2040 Metropolitan Transportation Plan."*

Additionally, on page 14, insert the same new sentence into the bottom paragraph, to become the second sentence in the paragraph.

Lastly, on Page 67, middle column, clarify/update the top paragraph as follows:

*"Three potential major street connections [~~identified in the MTP~~] are not shown on the Land Use Plan Map because their timing, funding, design, and alignment are uncertain. However, they are significant due to their potential impacts on land use. They are illustrated in Figures 2-10 and 2-11 as white translucent dashed lines overlaid onto the 2040 LUP land use designations. The Seward-to-Glenn Highway connection (in Fig. 2-10) is identified in the MTP. Determining its route alignment is important to the desired land use patterns in the 2040 LUP. [~~and~~] The Knik Arm Crossing (Fig. 2-10) is removed from the MTP, unsupported by AMATS, and considered unlikely to occur in the 2040 timeframe. [~~appear in the first map.~~] The UMED Northern Access (Fig. 2-11) is identified in the MTP. [~~shown on the second map.~~]"*

**Will there be any public or private economic effect to the proposed amendment?**

☐ YES ☒ NO (check one) **If yes, please detail below.**

## Constant Amendment #4 to AO 2017-116

AN ORDINANCE ADOPTING THE ANCHORAGE 2040 LAND USE PLAN AS AN ELEMENT OF THE COMPREHENSIVE PLAN; AMENDING ANCHORAGE MUNICIPAL CODE TITLE 21, LAND USE PLANNING (OLD CODE), SECTION 21.05.030, ELEMENTS; REPEALING AMC SECTION 21.05.050, LAND USE CLASSIFICATIONS; REPEALING AMC SECTION 21.05.060, RESIDENTIAL DENSITIES; REPEALING AND RE-ENACTING AMC SECTION 21.05.080, IMPLEMENTATION—ANCHORAGE 2020 ANCHORAGE BOWL COMPREHENSIVE PLAN; AND AMENDING AMC TITLE 21, LAND USE PLANNING (NEW CODE), SECTION 21.01.080B., TABLE 21.01-1 (PLANNING AND ZONING CASE NO. 2016-0127), PLANNING DEPARTMENT/LONG-RANGE PLANNING DIVISION.

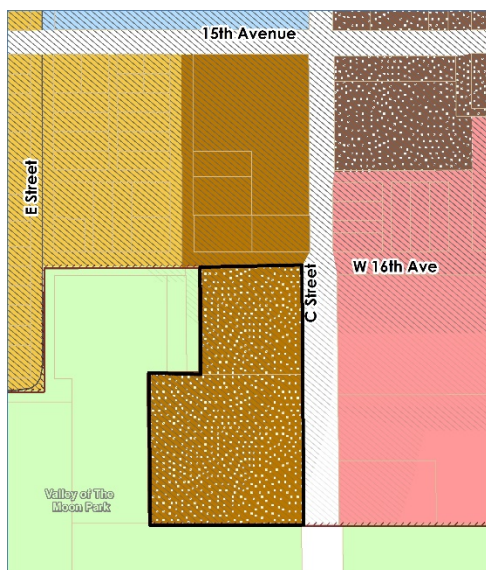
**Submitted by:** Assembly member Christopher Constant

### PROPOSED AMENDMENT

**Purpose/Summary of amendments:** To be provided by Christopher Constant.

### TEXT OF AMENDMENT

On the Land Use Plan Map, add the “Residential Mixed-use Development” white dot stipple overlay pattern to the area designated “Compact Mixed Residential – Medium” on the southwest corner of W. 16th Ave. C Street, as depicted in the inset map below. Retain the “Compact Mixed Residential – Medium” land use designation color beneath the white dot stipple overlay pattern.



**Constant Amendment #5 to AO 2017-116**

**AN ORDINANCE ADOPTING THE ANCHORAGE 2040 LAND USE PLAN AS AN ELEMENT OF THE COMPREHENSIVE PLAN; AMENDING ANCHORAGE MUNICIPAL CODE TITLE 21, LAND USE PLANNING (OLD CODE), SECTION 21.05.030, ELEMENTS; REPEALING AMC SECTION 21.05.050, LAND USE CLASSIFICATIONS; REPEALING AMC SECTION 21.05.060, RESIDENTIAL DENSITIES; REPEALING AND RE-ENACTING AMC SECTION 21.05.080, IMPLEMENTATION—ANCHORAGE 2020 ANCHORAGE BOWL COMPREHENSIVE PLAN; AND AMENDING AMC TITLE 21, LAND USE PLANNING (NEW CODE), SECTION 21.01.080B., TABLE 21.01-1 (PLANNING AND ZONING CASE NO. 2016-0127), PLANNING DEPARTMENT/LONG-RANGE PLANNING DIVISION.**

**Submitted by:** Assembly member Christopher Constant

<b>PROPOSED AMENDMENT</b>
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**Purpose/Summary of amendments:** This amendment is an update to the language about “phasing.” The purpose is to prioritize phasing of high density development incentives into targeted areas.

<b>TEXT OF AMENDMENT</b>
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On page 20 of the Plan, in third column, third paragraph, the text is amended as follows:

The Municipality must also balance priorities to phase infrastructure investments. Phasing allows for flexibility in the location and timing of public service upgrades. If the city grows more slowly than expected, phasing allows the city to spur substantial progress in at least some mixed-use centers and public transit corridors. The number of areas seeing improvement will be in synch with the location and rate of economic and population growth and will be in harmony with neighborhood specific plans.

<b>Will there be any public or private economic effect to the proposed amendment?</b>
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<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO (check one) <b>If yes, please detail below.</b>
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**Constant Amendment #6 to AO 2017-116**

**AN ORDINANCE ADOPTING THE ANCHORAGE 2040 LAND USE PLAN AS AN ELEMENT OF THE COMPREHENSIVE PLAN; AMENDING ANCHORAGE MUNICIPAL CODE TITLE 21, LAND USE PLANNING (OLD CODE), SECTION 21.05.030, ELEMENTS; REPEALING AMC SECTION 21.05.050, LAND USE CLASSIFICATIONS; REPEALING AMC SECTION 21.05.060, RESIDENTIAL DENSITIES; REPEALING AND RE-ENACTING AMC SECTION 21.05.080, IMPLEMENTATION—ANCHORAGE 2020 ANCHORAGE BOWL COMPREHENSIVE PLAN; AND AMENDING AMC TITLE 21, LAND USE PLANNING (NEW CODE), SECTION 21.01.080B., TABLE 21.01-1 (PLANNING AND ZONING CASE NO. 2016-0127), PLANNING DEPARTMENT/LONG-RANGE PLANNING DIVISION.**

**Submitted by:** Assembly member Christopher Constant

<b>PROPOSED AMENDMENT</b>
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**Purpose/Summary of amendments:** This amendment adds “urban agriculture” to Land Use Policy 5.4.

<b>TEXT OF AMENDMENT</b>
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On page 21 of the Plan, in the second column, LIUP 5.4, the text is amended as follows:

LUP 5.4. Incentivize developments to incorporate “low-impact development” techniques such as reuse or filtration, and use of on-site storm water and wastewater, energy efficiency and renewably energy, urban agriculture, and parking and congestion management strategies.

<b>Will there be any public or private economic effect to the proposed amendment?</b>
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<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO (check one) <b>If yes, please detail below.</b>
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**Constant Amendment #9 to AO 2017-116**

**AN ORDINANCE ADOPTING THE ANCHORAGE 2040 LAND USE PLAN AS AN ELEMENT OF THE COMPREHENSIVE PLAN; AMENDING ANCHORAGE MUNICIPAL CODE TITLE 21, LAND USE PLANNING (OLD CODE), SECTION 21.05.030, ELEMENTS; REPEALING AMC SECTION 21.05.050, LAND USE CLASSIFICATIONS; REPEALING AMC SECTION 21.05.060, RESIDENTIAL DENSITIES; REPEALING AND RE-ENACTING AMC SECTION 21.05.080, IMPLEMENTATION—ANCHORAGE 2020 ANCHORAGE BOWL COMPREHENSIVE PLAN; AND AMENDING AMC TITLE 21, LAND USE PLANNING (NEW CODE), SECTION 21.01.080B., TABLE 21.01-1 (PLANNING AND ZONING CASE NO. 2016-0127), PLANNING DEPARTMENT/LONG-RANGE PLANNING DIVISION.**

**Submitted by:** Assembly member Christopher Constant

<b>PROPOSED AMENDMENT</b>
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**Purpose/Summary of amendments:** This amendment is an update to the language about how the Metropolitan Transportation Plan interacts with the 2040 Land Use Plan.

<b>TEXT OF AMENDMENT</b>
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On page 22, second column, second paragraph is amended to read:

~~For example, completing the Seward to Glenn Highway connection project is vital to achieving the long-term development aspirations for much of the Bowl.~~

<b>Will there be any public or private economic effect to the proposed amendment?</b>
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<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO (check one) <b>If yes, please detail below.</b>
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**Croft Amendment #1 to AO 2017-116**

**AN ORDINANCE ADOPTING THE ANCHORAGE 2040 LAND USE PLAN AS AN ELEMENT OF THE COMPREHENSIVE PLAN; AMENDING ANCHORAGE MUNICIPAL CODE TITLE 21, LAND USE PLANNING (OLD CODE), SECTION 21.05.030, ELEMENTS; REPEALING AMC SECTION 21.05.050, LAND USE CLASSIFICATIONS; REPEALING AMC SECTION 21.05.060, RESIDENTIAL DENSITIES; REPEALING AND RE-ENACTING AMC SECTION 21.05.080, IMPLEMENTATION—ANCHORAGE 2020 ANCHORAGE BOWL COMPREHENSIVE PLAN; AND AMENDING AMC TITLE 21, LAND USE PLANNING (NEW CODE), SECTION 21.01.080B., TABLE 21.01-1 (PLANNING AND ZONING CASE NO. 2016-0127), PLANNING DEPARTMENT/LONG-RANGE PLANNING DIVISION.**

**Submitted by:** Assembly member Eric Croft

<b>PROPOSED AMENDMENT</b>
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**Purpose/Summary of amendments:** This amendment will clarify that the small-scale commercial sites identified in the West Anchorage District Plan still apply.

<b>TEXT OF AMENDMENT</b>
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On Page 36, in second paragraph, insert the following text before the last sentence:

For example, the West Anchorage District Plan's Land Use Plan Map shows a red asterisk \* over several of its residentially designated areas, to provide for small-scale commercial uses. These asterisk designations still apply in the 2040 LUP.

<b>Will there be any public or private economic effect to the proposed amendment?</b>
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<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO (check one) <b>If yes, please detail below.</b>
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## Croft Amendment #2 to AO 2017-116

AN ORDINANCE ADOPTING THE ANCHORAGE 2040 LAND USE PLAN AS AN ELEMENT OF THE COMPREHENSIVE PLAN; AMENDING ANCHORAGE MUNICIPAL CODE TITLE 21, LAND USE PLANNING (OLD CODE), SECTION 21.05.030, ELEMENTS; REPEALING AMC SECTION 21.05.050, LAND USE CLASSIFICATIONS; REPEALING AMC SECTION 21.05.060, RESIDENTIAL DENSITIES; REPEALING AND RE-ENACTING AMC SECTION 21.05.080, IMPLEMENTATION—ANCHORAGE 2020 ANCHORAGE BOWL COMPREHENSIVE PLAN; AND AMENDING AMC TITLE 21, LAND USE PLANNING (NEW CODE), SECTION 21.01.080B., TABLE 21.01-1 (PLANNING AND ZONING CASE NO. 2016-0127), PLANNING DEPARTMENT/LONG-RANGE PLANNING DIVISION.

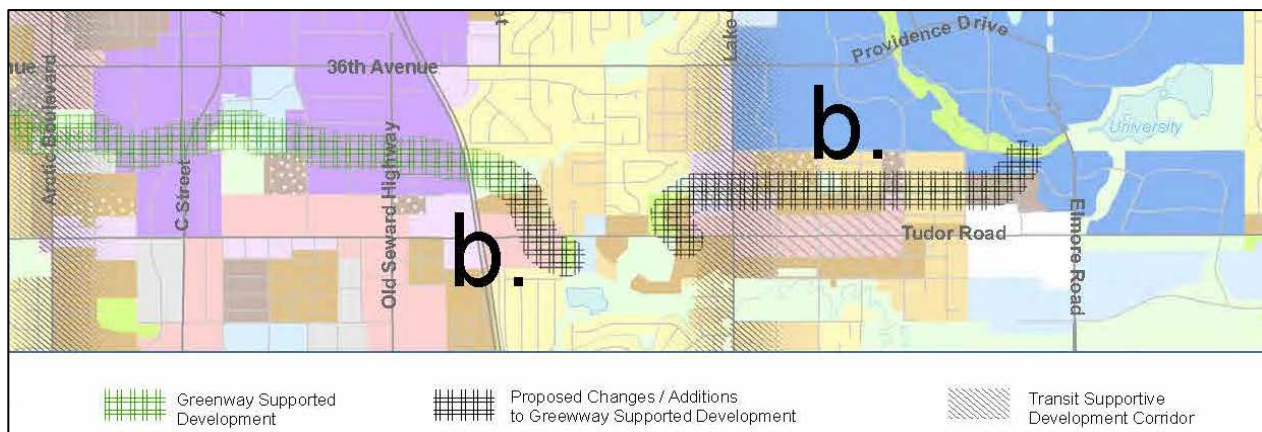
**Submitted by:** Assembly member Eric Croft

### PROPOSED AMENDMENT

**Purpose/Summary of amendments:** This amendment corrects a cartographic error on the Greenway-Supported Development Corridor Extension pattern (hatched) on the map. This was a recommendation of the Planning & Zoning Commission.

### TEXT OF AMENDMENT

On the Land Use Plan Map, correct the depiction of the Fish Creek *Greenway-Supported Development* corridor by extending the east end of the Fish Creek greenway corridor overlay from the Seward Highway down to Tudor Road; and by adding a second section of the Fish Creek greenway corridor that follows the original creek channel from just north of Tudor Road on the west side of Lake Otis Blvd., crossing Lake Otis eastward to generally follow East 42nd Ave. to Dale St. and then up to UMED District (depicted in black hatch pattern and labelled “b.” below):



**Will there be any public or private economic effect to the proposed amendment?**

☐ YES ☒ NO (check one) If yes, please detail below.

## Proposed Amendments to AO 2017-116

**AN ORDINANCE ADOPTING THE *ANCHORAGE 2040 LAND USE PLAN* AS AN ELEMENT OF THE COMPREHENSIVE PLAN; AMENDING ANCHORAGE MUNICIPAL CODE TITLE 21, LAND USE PLANNING (OLD CODE), SECTION 21.05.030, ELEMENTS; REPEALING AMC SECTION 21.05.050, LAND USE CLASSIFICATIONS; REPEALING AMC SECTION 21.05.060, RESIDENTIAL DENSITIES; REPEALING AND RE-ENACTING AMC SECTION 21.05.080, IMPLEMENTATION—ANCHORAGE 2020 ANCHORAGE BOWL COMPREHENSIVE PLAN; AND AMENDING AMC TITLE 21, LAND USE PLANNING (NEW CODE), SECTION 21.01.080B., TABLE 21.01-1.**

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**Submitted by: Assembly Member Croft**

<b>PROPOSED AMENDMENT #3</b>
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**Purpose/Summary of Amendment:** This amendment protects the Turnagain Bog “to remain as a natural buffer between Ted Stevens Anchorage International Airport (Airport) and surrounding neighborhoods,” as stated in AO 2000-151(S-2). As part of an Assembly-approved agreement with the Airport to allow Municipally-owned Klatt Bog as mitigation credits for Airport/leaseholders to fill portions of Turnagain Bog, portions of Turnagain Bog identified in Illustration 2 of AO 2000-151(S-2) as “Lands Not Permitted” are to undergo a public joint planning process between the Municipality and the Airport. Turnagain Bog wetlands are an important buffer between two incompatible land uses: long-established residential neighborhood and airport development and operations.

The current 2040 Land Use Plan Map shows areas of Turnagain Bog labeled “Potential Open Space Alternative” that correspond only with the “Scenic Easement” areas on Illustration 2 to AO 2000-151(S-2). This amendment enlarges the Potential Open Space Alternative to correspond with the “Lands Not Permitted” areas. Illustration 2 to AO 2000-151(S-2) is attached for reference.

<b>TEXT OF AMENDMENT #3</b>
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**Amendment #3** Enlarge the “Potential Open Space Alternative” map overlay of Turnagain Bog wetlands on the “Anchorage 2040 Land Use Plan Map” in Exhibit A, to reflect the “Lands Not Permitted” areas in Illustration 2 attached to AO 2000-151 (S-2).

<p><b>Will there be any public or private economic effect to the proposed amendment?</b></p>
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<p><input type="checkbox"/> YES <input checked="" type="checkbox"/> NO (check one) <b>If yes, please detail below.</b></p>
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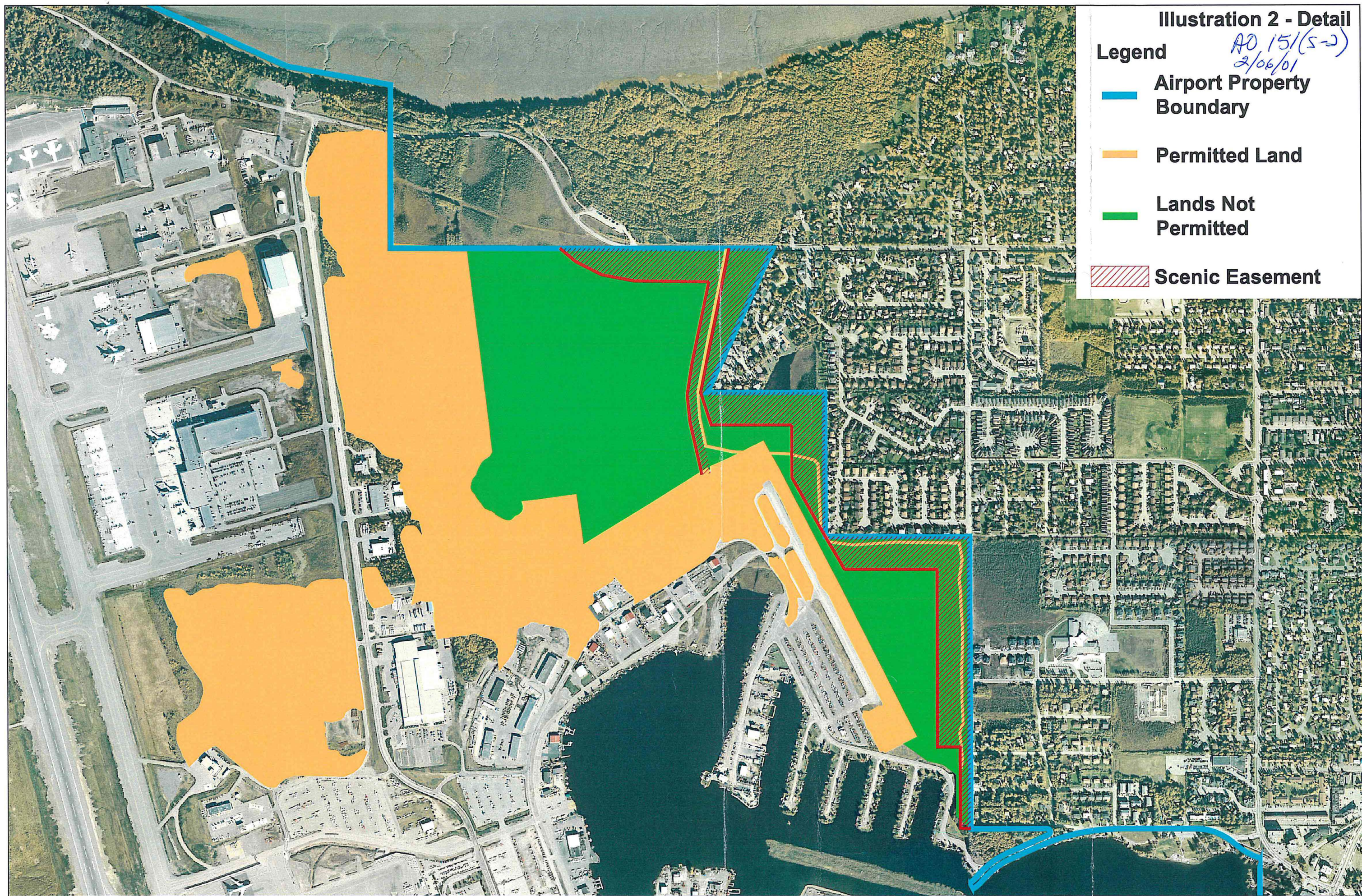


Illustration 2 - Detail

AD 151(S-2)  
2/06/01

Legend

-  Airport Property Boundary
-  Permitted Land
-  Lands Not Permitted
-  Scenic Easement





**Proposed Amendments to AO 2017-116**

**AN ORDINANCE ADOPTING THE *ANCHORAGE 2040 LAND USE PLAN* AS AN ELEMENT OF THE COMPREHENSIVE PLAN; AMENDING ANCHORAGE MUNICIPAL CODE TITLE 21, LAND USE PLANNING (OLD CODE), SECTION 21.05.030, ELEMENTS; REPEALING AMC SECTION 21.05.050, LAND USE CLASSIFICATIONS; REPEALING AMC SECTION 21.05.060, RESIDENTIAL DENSITIES; REPEALING AND RE-ENACTING AMC SECTION 21.05.080, IMPLEMENTATION—ANCHORAGE 2020 ANCHORAGE BOWL COMPREHENSIVE PLAN; AND AMENDING AMC TITLE 21, LAND USE PLANNING (NEW CODE), SECTION 21.01.080B., TABLE 21.01-1.**

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**Submitted by: Assembly Member Croft**

<b>PROPOSED AMENDMENT #4</b>
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**Purpose/Summary of Amendment:** This amendment preserves parkland at Point Woronzof Park. Created in 1994, this Municipally-owned HLB land was dedicated by the Assembly as “permanent” parkland, as a specific condition of a land trade between the Airport and the city. This trade exchanged Airport-owned land for other Municipal HLB land east of the Point Woronzof Park boundaries. In fact, park coastal tidelands are part of the Anchorage Coastal Wildlife Refuge, and this particular park is identified in the Anchorage 2020 Plan as Important Wildlife Habitat.

<b>TEXT OF AMENDMENT # 4</b>
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**Amendment #4** Remove from the “Anchorage 2040 Land Use Plan Map” in Exhibit A the “Potential Airport Expansion Alternative” dark green-blue diagonal line pattern map overlay. The removal of that designation is on Municipality-dedicated Point Woronzof Park, as well as Municipal land east of the sewage treatment plant where the Coastal Trail is located.

<b>Will there be any public or private economic effect to the proposed amendment?</b>
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<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO (check one) <b>If yes, please detail below.</b>
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## Dunbar Amendment #1 to AO 2017-116

AN ORDINANCE ADOPTING THE ANCHORAGE 2040 LAND USE PLAN AS AN ELEMENT OF THE COMPREHENSIVE PLAN; AMENDING ANCHORAGE MUNICIPAL CODE TITLE 21, LAND USE PLANNING (OLD CODE), SECTION 21.05.030, ELEMENTS; REPEALING AMC SECTION 21.05.050, LAND USE CLASSIFICATIONS; REPEALING AMC SECTION 21.05.060, RESIDENTIAL DENSITIES; REPEALING AND RE-ENACTING AMC SECTION 21.05.080, IMPLEMENTATION—ANCHORAGE 2020 ANCHORAGE BOWL COMPREHENSIVE PLAN; AND AMENDING AMC TITLE 21, LAND USE PLANNING (NEW CODE), SECTION 21.01.080B., TABLE 21.01-1 (PLANNING AND ZONING CASE NO. 2016-0127), PLANNING DEPARTMENT/LONG-RANGE PLANNING DIVISION.

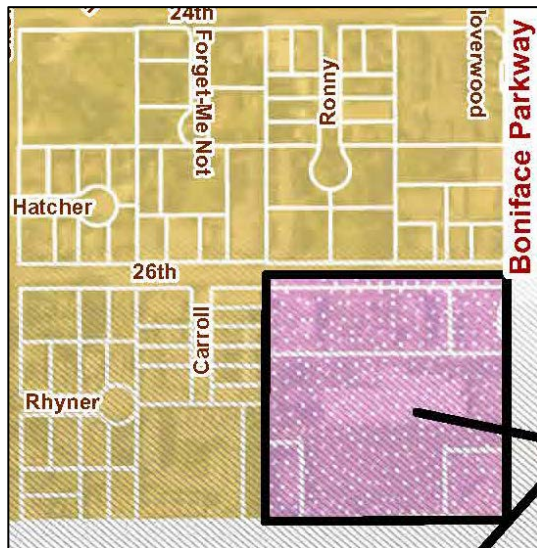
**Submitted by:** Assembly member Forrest Dunbar

### PROPOSED AMENDMENT

**Purpose/Summary of amendments:** This amendment corrects a cartographic error that left this area without a land use color. The amendment reflects PZC's recommended land use designation for this area.

### TEXT OF AMENDMENT

On the Land Use Plan Map, correct the land use designation shading of the area northwest of the Northern Lights and Boniface intersection, south of E 26th Avenue, from blank white to pink-shaded "Neighborhood Center" with the "Residential Mixed-use Development" white dot stipple pattern overlay, as shown below:



**Will there be any public or private economic effect to the proposed amendment?**

☐ YES ☒ NO (check one) If yes, please detail below.

## Weddleton Amendment #1 to AO 2017-116

AN ORDINANCE ADOPTING THE ANCHORAGE 2040 LAND USE PLAN AS AN ELEMENT OF THE COMPREHENSIVE PLAN; AMENDING ANCHORAGE MUNICIPAL CODE TITLE 21, LAND USE PLANNING (OLD CODE), SECTION 21.05.030, ELEMENTS; REPEALING AMC SECTION 21.05.050, LAND USE CLASSIFICATIONS; REPEALING AMC SECTION 21.05.060, RESIDENTIAL DENSITIES; REPEALING AND RE-ENACTING AMC SECTION 21.05.080, IMPLEMENTATION—ANCHORAGE 2020 ANCHORAGE BOWL COMPREHENSIVE PLAN; AND AMENDING AMC TITLE 21, LAND USE PLANNING (NEW CODE), SECTION 21.01.080B., TABLE 21.01-1 (PLANNING AND ZONING CASE NO. 2016-0127), PLANNING DEPARTMENT/LONG-RANGE PLANNING DIVISION.

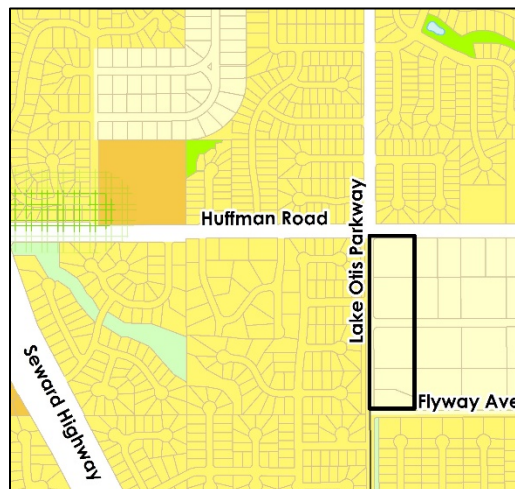
**Submitted by:** Assembly member John Weddleton

### PROPOSED AMENDMENT

**Purpose/Summary of amendments:** Changes an area's land use designation on the Land Use Plan Map to be consistent with the AWWU Wastewater Service Area and retain a more gradual transition in housing density in the Hillside.

### TEXT OF AMENDMENT

On the Land Use Plan Map, change the land use designation of the area on the southeast corner of Huffman Road and Lake Otis Parkway, north of Flyway Avenue, from “Compact Mixed Residential – Low” to “Large Lot Residential,” as depicted in the map below.



**Will there be any public or private economic effect to the proposed amendment?**

☐ YES ☒ NO (check one) **If yes, please detail below.**



## Weddleton Amendment #2 to AO 2017-116

AN ORDINANCE ADOPTING THE ANCHORAGE 2040 LAND USE PLAN AS AN ELEMENT OF THE COMPREHENSIVE PLAN; AMENDING ANCHORAGE MUNICIPAL CODE TITLE 21, LAND USE PLANNING (OLD CODE), SECTION 21.05.030, ELEMENTS; REPEALING AMC SECTION 21.05.050, LAND USE CLASSIFICATIONS; REPEALING AMC SECTION 21.05.060, RESIDENTIAL DENSITIES; REPEALING AND RE-ENACTING AMC SECTION 21.05.080, IMPLEMENTATION—ANCHORAGE 2020 ANCHORAGE BOWL COMPREHENSIVE PLAN; AND AMENDING AMC TITLE 21, LAND USE PLANNING (NEW CODE), SECTION 21.01.080B., TABLE 21.01-1 (PLANNING AND ZONING CASE NO. 2016-0127), PLANNING DEPARTMENT/LONG-RANGE PLANNING DIVISION.

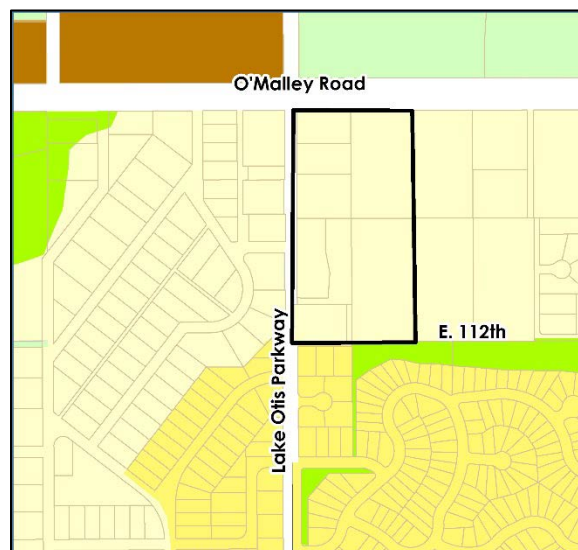
**Submitted by:** Assembly member John Weddleton

### PROPOSED AMENDMENT

**Purpose/Summary of amendments:** Changes an area's land use designation on the Land Use Plan Map to be consistent with the large lot development pattern and topography east of Lake Otis along south side of O'Malley Road.

### TEXT OF AMENDMENT

On the Land Use Plan Map, change the land use designation of the area southeast of O'Malley Road and Lake Otis Parkway, north of E. 112<sup>th</sup> Avenue extended, from "Single-Family and Two-Family" to "Large-Lot Residential", as depicted in the map below:



**Will there be any public or private economic effect to the proposed amendment?**

☐ YES ☒ NO (check one) **If yes, please detail below.**

## Weddleton Amendment #4 to AO 2017-116

AN ORDINANCE ADOPTING THE ANCHORAGE 2040 LAND USE PLAN AS AN ELEMENT OF THE COMPREHENSIVE PLAN; AMENDING ANCHORAGE MUNICIPAL CODE TITLE 21, LAND USE PLANNING (OLD CODE), SECTION 21.05.030, ELEMENTS; REPEALING AMC SECTION 21.05.050, LAND USE CLASSIFICATIONS; REPEALING AMC SECTION 21.05.060, RESIDENTIAL DENSITIES; REPEALING AND RE-ENACTING AMC SECTION 21.05.080, IMPLEMENTATION—ANCHORAGE 2020 ANCHORAGE BOWL COMPREHENSIVE PLAN; AND AMENDING AMC TITLE 21, LAND USE PLANNING (NEW CODE), SECTION 21.01.080B., TABLE 21.01-1 (PLANNING AND ZONING CASE NO. 2016-0127), PLANNING DEPARTMENT/LONG-RANGE PLANNING DIVISION.

**Submitted by:** Assembly member John Weddleton

### PROPOSED AMENDMENT

**Purpose/Summary of amendments:** Additional language for LUP Policy 1.7. which will provide greater clarity of the Plan's recommendation for acquiring additional lands within the Municipality.

### TEXT OF AMENDMENT

On page 17, in first column, amend Policy LUP 1.7 as follows:

"LUP 1.7. Pursue strategies and actions to acquire additional lands within the Municipality and facilitate land assembly by the Municipality to create parcels large enough to be economically feasible for [urban] development."

**Will there be any public or private economic effect to the proposed amendment?**

☐ YES ☒ NO (check one) **If yes, please detail below.**

## Weddleton Amendment #5 to AO 2017-116

**AN ORDINANCE ADOPTING THE ANCHORAGE 2040 LAND USE PLAN AS AN ELEMENT OF THE COMPREHENSIVE PLAN; AMENDING ANCHORAGE MUNICIPAL CODE TITLE 21, LAND USE PLANNING (OLD CODE), SECTION 21.05.030, ELEMENTS; REPEALING AMC SECTION 21.05.050, LAND USE CLASSIFICATIONS; REPEALING AMC SECTION 21.05.060, RESIDENTIAL DENSITIES; REPEALING AND RE-ENACTING AMC SECTION 21.05.080, IMPLEMENTATION—ANCHORAGE 2020 ANCHORAGE BOWL COMPREHENSIVE PLAN; AND AMENDING AMC TITLE 21, LAND USE PLANNING (NEW CODE), SECTION 21.01.080B., TABLE 21.01-1 (PLANNING AND ZONING CASE NO. 2016-0127), PLANNING DEPARTMENT/LONG-RANGE PLANNING DIVISION.**

**Submitted by:** Assembly member John Weddleton

### PROPOSED AMENDMENT

**Purpose/Summary of amendments:** Amends two of the LUP Goal 5 policies to more explicitly include green infrastructure.

### TEXT OF AMENDMENT

On page 21 of the Plan, in second column:

a) Amend Policy LUP 5.1 as follows:

“LUP 5.1. Implement recommended land use patterns and growth in context with existing infrastructure capacity and planned improvements, for utilities, streets, trails, public transit, parks, green infrastructure, and schools.”

b) Amend the last line of Policy LUP 5.4 by adding text as follows:

“...management strategies, and protection of riparian corridors and natural open spaces.”

**Will there be any public or private economic effect to the proposed amendment?**

☐ YES ☒ NO (check one) **If yes, please detail below.**

## Weddleton Amendment #6 to AO 2017-116

AN ORDINANCE ADOPTING THE ANCHORAGE 2040 LAND USE PLAN AS AN ELEMENT OF THE COMPREHENSIVE PLAN; AMENDING ANCHORAGE MUNICIPAL CODE TITLE 21, LAND USE PLANNING (OLD CODE), SECTION 21.05.030, ELEMENTS; REPEALING AMC SECTION 21.05.050, LAND USE CLASSIFICATIONS; REPEALING AMC SECTION 21.05.060, RESIDENTIAL DENSITIES; REPEALING AND RE-ENACTING AMC SECTION 21.05.080, IMPLEMENTATION—ANCHORAGE 2020 ANCHORAGE BOWL COMPREHENSIVE PLAN; AND AMENDING AMC TITLE 21, LAND USE PLANNING (NEW CODE), SECTION 21.01.080B., TABLE 21.01-1 (PLANNING AND ZONING CASE NO. 2016-0127), PLANNING DEPARTMENT/LONG-RANGE PLANNING DIVISION.

**Submitted by:** Assembly member John Weddleton

### PROPOSED AMENDMENT

**Purpose/Summary of amendments:** Clarification of the appropriate implementation zoning districts listed in the Plan for the “Large Lot Residential” land use designation.

### TEXT OF AMENDMENT

On page 36 of the Plan, in third column, amend the second bullet under the “Zoning” header, as follows:

- “R-7 in areas ~~[Where]~~ designated in the *Hillside District Plan*, Map 2.1 Land Use Plan for *Low-Intensity Residential*, 1-3 dwelling units per acre~~[- R-7. Applicability of R-6, R-1A, and R-3SL is limited to where these zones already exist].~~”

**Will there be any public or private economic effect to the proposed amendment?**

☐ YES ☒ NO (check one) **If yes, please detail below.**

## Weddleton Amendment #7 to AO 2017-116

AN ORDINANCE ADOPTING THE ANCHORAGE 2040 LAND USE PLAN AS AN ELEMENT OF THE COMPREHENSIVE PLAN; AMENDING ANCHORAGE MUNICIPAL CODE TITLE 21, LAND USE PLANNING (OLD CODE), SECTION 21.05.030, ELEMENTS; REPEALING AMC SECTION 21.05.050, LAND USE CLASSIFICATIONS; REPEALING AMC SECTION 21.05.060, RESIDENTIAL DENSITIES; REPEALING AND RE-ENACTING AMC SECTION 21.05.080, IMPLEMENTATION—ANCHORAGE 2020 ANCHORAGE BOWL COMPREHENSIVE PLAN; AND AMENDING AMC TITLE 21, LAND USE PLANNING (NEW CODE), SECTION 21.01.080B., TABLE 21.01-1 (PLANNING AND ZONING CASE NO. 2016-0127), PLANNING DEPARTMENT/LONG-RANGE PLANNING DIVISION.

**Submitted by:** Assembly member John Weddleton

### PROPOSED AMENDMENT

**Purpose/Summary of amendments:** Include riparian corridors in the list of “green infrastructure” types to be inventoried in Action 5-3 of the Plan.

### TEXT OF AMENDMENT

On page 87 of the Plan, in the Actions Checklist table under Goal 5, amend the fourth line of Action 5-3 as follows:

“...as parks, wetlands, riparian corridors, and natural drainageways...”

**Will there be any public or private economic effect to the proposed amendment?**

☐ YES ☒ NO (check one) **If yes, please detail below.**

## Amendment to AO 2017-116

AN ORDINANCE ADOPTING THE ANCHORAGE 2040 LAND USE PLAN AS AN ELEMENT OF THE COMPREHENSIVE PLAN; AMENDING ANCHORAGE MUNICIPAL CODE TITLE 21, LAND USE PLANNING (OLD CODE), SECTION 21.05.030, ELEMENTS; REPEALING AMC SECTION 21.05.050, LAND USE CLASSIFICATIONS; REPEALING AMC SECTION 21.05.060, RESIDENTIAL DENSITIES; REPEALING AND RE-ENACTING AMC SECTION 21.05.080, IMPLEMENTATION—ANCHORAGE 2020 ANCHORAGE BOWL COMPREHENSIVE PLAN; AND AMENDING AMC TITLE 21, LAND USE PLANNING (NEW CODE), SECTION 21.01.080B., TABLE 21.01-1 (PLANNING AND ZONING CASE NO. 2016-0127), PLANNING DEPARTMENT/LONG-RANGE PLANNING DIVISION.

Submitted by:

### PROPOSED AMENDMENT

**Purpose/Summary of amendments:** Ensures that the I-2 Heavy Industrial-zoned properties in South C Street area that are designated by the 2040 LUP to become commercial or light industrial to continue to be allowed to have commercial uses until the targeted area rezoning of that area (Action 9-2 of the 2040 LUP) can be completed.

### TEXT OF AMENDMENT

Add a new Section 7 to AO No. 2017-116 that reads as follows:

**Section 7.** Anchorage Municipal Code (NEW CODE) section 21.04.050C.2.a., is hereby amended to read as follows:

#### **21.04.050C.2. District Specific Standards.**

- a. I-2 zoned lands along the C Street corridor right-of-way south of 100<sup>th</sup> Avenue [(AREA B)] which are located in the Action 9-2 “targeted area rezone” area on Map 2-1: Actions Map in the Anchorage 2040 Land Use Plan, [“INTERIM EXISTING ALLOWED USE AREA” DEPICTED IN THE “INTERIM EXISTING ALLOWED USE AREA” MAP,] shall remain, with regard to what uses are allowed, subject to the title 21 land use regulations that existed prior to the implementation of the Title 21 Rewrite Project (2002-2012) and were current as of December 31, 2013, until either Action 9-2 targeted area rezone is completed for the area or until December 31, 2019, whichever comes earlier.[UPDATED ANCHORAGE BOWL LAND USE PLAN MAP OR AN AREA-SPECIFIC LAND USE PLAN IS ADOPTED WHICH RECLASSIFIES AREAS WHICH ARE APPROPRIATE FOR REZONING TO A COMMERCIAL DISTRICT.]

**Will there be any public or private economic effect to the proposed amendment?**

☐ YES ☒ NO (check one) **If yes, please detail below.**