



Municipality of Anchorage, Alaska  
**Parks & Recreation Department**

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## MEMORANDUM

**Date:** February 2, 2017

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**To:** Parks & Recreation Commission

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**Cc:** Josh Durand, Parks Superintendent

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**From:** Tom Korosei, Park Planner

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**PRC 2017-07** Request for Recommendation of Approval of

**Project:** *Anchorage 2040 Land Use Plan* (Public Hearing Draft)

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### INTRODUCTION & BACKGROUND

The Planning Department, Long Range Planning Division staff, introduced this item at the Parks and Recreation Commission's January meeting and provided copies of the current draft of the *Anchorage 2040 Land Use Plan* (Public Hearing Draft) for review.

The attached memorandum from the Planning Department (1/12/16) provides an overview of the *Plan* and highlights elements of particular relevance to park and recreation issues.

As noted, the current draft incorporates comments made by staff and the Commission on the previous draft, including recommended expansion of the Anchorage Parks & Recreation Service Area boundary. The previous (community discussion) draft was presented to the Commission in June 2016.

The Planning Department memorandum refers to, among other portions of the plan, page 52 regarding land acquisition for public purposes including parks. It is noted that clarification of department responsibilities stated in the plan in that regard is warranted, and so is included as a proposed recommendation.

The Parks and Recreation Department staff believes that the *2040 Land Use Plan* is an essential part of the Municipality's Comprehensive Plan. The *Land Use Plan*, with clear, updated maps, facilitates inclusion of park, recreation, and open space needs along with other infrastructure needed by the Municipality to meet its citizens' as well as visitors' needs for the future.

### STAFF RECOMMENDATION

For the reasons noted above, the Parks and Recreation Department requests Commission adoption of the attached resolution of support for the *Anchorage 2040 Land Use Plan*.

Attachments

cc: Tom Davis, MOA Long-Range Planning



# Municipality of Anchorage

## Planning Department

### MEMORANDUM



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**Date:** January 12, 2016

**To:** Parks and Recreation Commission

**From:** Long-Range Planning Division staff

**Subject:** Review of Public Hearing Draft *Anchorage 2040 Land Use Plan (2040 LUP)*

The Planning Department requests the Parks and Recreation Commission's review and comment to the Planning and Zoning Commission (PZC) regarding the September 2016 public hearing draft *Anchorage 2040 Land Use Plan (2040 LUP)*. The *2040 LUP* is a high priority of the Administration and integrates public facilities and other uses into the first citywide land use plan map in more than 30 years. The Parks and Recreation Commission as well as Parks Department staff previously reviewed the February 29, 2016 community discussion draft of this plan. Parks comments were then incorporated into the September 2016 public hearing draft. PZC held a public hearing on the plan in November 2016. Four other boards and commissions including HAND, UDC, Watersheds, and Geotechnical have also reviewed and commented to PZC.

PZC is continuing its deliberations on the *2040 LUP*. Therefore, the request is for Parks and Recreation Commission to finalize its comments to PZC during its February 9 meeting, and document those in either a resolution or a letter from the Commission Chair. The Planning Department will submit the comments to PZC.

A starter draft of a Parks and Recreation Commission resolution is provided separately with this memorandum. Please consider this draft as technical support only. The Commission should add, delete, or change language so that the resolution says what it wishes to recommend regarding the *2040 LUP*.

The draft *2040 LUP* proposes changes in future land use and identifies focus areas for growth that would directly affect parks and open space needs of the city. The project also included extensive research of existing municipal parks, other open spaces, and a review of documented park deficiencies as documented in the attached informational background maps CI-6 and CI-7. Successful consideration and integration of parks as infrastructure into the policies and implementation of the *2040 Land Use Plan* will be important for its success.

**To save the Parks and Recreation Commission time in review, following is a list of ten sections in the 2040 LUP that most directly relate to parks and open space.** The Commission is not restricted to commenting on only the items listed or on strictly Parks matters. All comments will be forwarded to PZC. However, parks and open space is an important element in the *2040 LUP*, and Planning staff would be grateful for the Commission's consideration of this element.

Policy Guidance for 2040 LUP and its implementation strategies:

1. Pages 1,2, and 3: Overviews what this plan is. Page 2 reviews the guiding goals of *Anchorage 2020*, which are still in effect and remain relevant guidance today. Page 3 “Relationship to Other Plans” subsection references the Parks Plan.
2. Page 10, first column: Introduces the new Goals and Policies of the 2040 LUP, which are an addition to and will work alongside the *Anchorage 2020* goals and policies. Explains generally what are Goals, Policies, Strategies, and Actions in the 2040 LUP.
3. Page 13, third column through Page 16: Goals 5, 7, and 8 (Infrastructure, Neighborhood Compatibility, and Open Space) each have parks aspects in their discussion and Policies.

2040 LUP Land Use Descriptions that will inform rezonings and implementation strategies:

4. Page 26 first column; page 30 middle column: Explains that small parks and open spaces are incorporated into the residential Neighborhood and mixed-use/commercial Centers land use designations.
5. Pages 36 third column through page 38: Defines the “Open Spaces” land use designations, which comprise the “Park or Natural Area” and “Other Open Space” designations. Page 38 defines the “Community Facility or Institution” land use designation which includes schools.
6. Pages 45-46: Greenway-Supported Development. This urban design concept builds on the importance of orienting future infill and redevelopment in mixed-use centers to revitalized urban creeks, public spaces, and pedestrian trails that will be added to/leverage these Centers. (Page 44 first column explains that this “Growth Supporting Feature” is not a land use category but rather overlays the base land use categories.)

Implementation Strategies and Actions:

7. Page 52 middle column: Addresses acquisition of land for public use; and Page 54: Strategies #2 and #3 would affect the location and provision of open spaces.
8. Starting on Page 60: Actions Checklist presents parks related actions including efforts to encourage infill and redevelopment in Action 2-2, provide infrastructure in Actions 5-1 through 5-3, and address parklands in Actions 8-5 to 8-8.
9. Informational Map CI-6, “*Parks and Open Space*”, from Appendix A of the LUP documents the existing types of parks and open spaces as an important land use planning factor. It overlays the adopted Park Plan’s park deficiency analysis.
10. Informational Map CI-7, “*Community Natural Assets*”, from Appendix A of the LUP documents natural assets in the Bowl, building on the *Anchorage 2020* conceptual natural open space map.



**Municipality of Anchorage, Alaska**  
**Parks & Recreation Commission**

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**Resolution No. 2017-01**  
**A RESOLUTION RECOMMENDING APPROVAL OF THE PUBLIC HEARING DRAFT**  
***Anchorage 2040 Land Use Plan***

WHEREAS, the Anchorage Parks and Recreation Commission serves in an advisory capacity to both the Mayor and the Assembly, having the responsibility to advise the Mayor, Anchorage Assembly, Planning and Zoning Commission, and other municipal entities on matters of park, recreation facilities, and open space management and administration; and

WHEREAS, the Anchorage Parks and Recreation Commission has the responsibility and duty to provide for the long term vision of our park system by ensuring that a balance of parks, natural resources, and recreation facilities provides for the health, welfare, and safety of all residents of the Anchorage Bowl; and

WHEREAS, a typical city comprehensive plan incorporates a land use plan map; and

WHEREAS, the land use plan map for the Anchorage Bowl is more than 34 years old and it has become necessary for the Municipality to produce an updated, comprehensive Land Use Plan Map that integrates neighborhood plans and functional plans, including the *Anchorage Bowl Park, Natural Resource, and Recreational Facility Plan*, on a Bowl-wide basis; and,

WHEREAS, that updated, comprehensive Land Use Plan Map would incorporate and reflect current development trends, updated projections, and future public lands and facility needs; and

WHEREAS, adequate public infrastructure, parks, open space, and compatible development are integral to land use planning and together help determine Anchorage's quality of life; and

WHEREAS, the municipal Planning Department produced a Community Discussion Draft Anchorage Bowl Land Use Plan Map for public comment in February 2016, which included several elements of interest to and relevant for the Parks and Recreation Commission, including recommendations for design and compatibility standards that address urban design features; and

WHEREAS, the Parks and Recreation Department staff and Parks and Recreation Commission reviewed the Community Discussion Draft, and provided comments to the Planning Department; and

WHEREAS, the Planning Department then produced a Public Hearing Draft Anchorage 2040 Land Use Map for public comment in September 2016, which included modifications and incorporated additional text based on comments from the earlier Community Discussion Draft, including those from the Parks and Recreation Department; and

WHEREAS, the Parks and Recreation Commission has reviewed the September 2016 Public Hearing Draft Anchorage 2040 Land Use Plan; now, therefore,

**BE IT RESOLVED** by the Anchorage Parks and Recreation Commission:

A. The Commission makes the following findings of fact:

1. The Anchorage 2040 Land Use Plan is an essential element of the Comprehensive Plan and is intended to guide land use and development standards for the next 25 years.

2. The Plan includes consideration of park features and incorporates implementation action items intended to ensure that these are factored into future infrastructure needs.

B. The Commission recommends that the September 2016 Public Hearing Draft Anchorage 2040 Land Use Plan be approved by the Planning and Zoning Commission and adopted by the Anchorage Assembly as an element to the Comprehensive Plan, with the following recommendation:

The Commission recommends Real Estate Department review of the land acquisition and preparation language on page 52 of the Public Hearing Draft, for accuracy, clarity, and consistency with the Municipality's real estate programs and capabilities.

PASSED AND APPROVED by the Anchorage Parks and Recreation Commission this 9th day of February 2017.

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Chair  
Parks and Recreation Commission

ATTEST:

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John H. Rodda, Director  
Parks & Recreation Department