

Open House Questions and Comments / MOA responses

- How do we define downtown? People's definition of downtown has changed over the years. Will there be the option for boundary expansion or change?
Yes, Step 2 will look at the planning area boundaries. Step 3 will look at Downtown Zoning District boundaries, so there may be revisions in Step 2 and Step 3.
- Will there be a difference between "core "and other districts? Central vs. larger DT area?
Yes, as noted above.
- There is a need for more investment in East Downtown.
- Are you going to show a table of changes?
Yes, there will be a Table of Changes. Additionally, the annotated Exhibit B in Planning & Zoning Commission Case No. 2020-0002 indicates the changes made and why.
- How long is the public comment period open? Step 1 public comments opened November 4, 2019.
Commenters wishing to have their comments included in the Planning & Zoning Commission packet need to submit their comments no later than January 17, 2020 for the February 3, 2020 Commission public hearing.
- Does the Central Business District and the Downtown Business Improvement District boundaries link up? How do the boundaries overlap?
The boundaries have some overlap. We can provide a map in the future to indicate this information.
- Does snow storage address how snow is piled in the right-of-way?
Title 21 only regulates snow storage of private property.
- Business owners are interested in better biking through downtown and perhaps removing metered parking on some streets to create bike lanes. Discussions with Anchorage Downtown Partnership include a bike lane through Downtown - how does this play in together? And bike storage/ access.
This will be a great discussion item in Step 2.
- Is the design amenity table changing? Curious if the bonus categories for certain design elements will remain the same.
Step 3 will be when or if the Design Amenity Table may change.
- Is open space a requirement in the stage?
The adopted Downtown Zoning Districts standards are being brought over, so open space requirements will remain the same with Step 1.
- Is snow storage only on parking, or also sidewalks?
Snow storage does not occur on sidewalks in downtown.
- Is tourism and seasonal changes something that will be addressed in code, especially in downtown?
Title 21 may not address this. However, the Downtown Comprehensive plan update may during Step 2.
- Visit Anchorage anticipates more visitors that will require more curb space and more pedestrian amenities. There will be more coaches that pass through or need to park adjacent to Downtown.
This is great news and great information for Step 2.
- Transportation and access through and within Downtown is a big concern.
We understand the concern and look forward to more discussion in Step 2.
- Are you doing a housing market study for Step 2? Or a parking study?
Yes, to a marketing study. We will also do a utility survey. A parking study is not yet planned but may be done.
- Utilization of parking is also important.
- What is the plan to include census data?
We will use the latest available census data.
- Are you speaking with developers who use this code?
Yes, and it is ongoing.
- Are you part of the Town Square Park redevelopment?
The Anchorage Parks and Recreation has a plan approved for Town Square Park. Parks is in the funding phase. Steve Rafuse explained in more detail the projects and timeline for Town Square Park.
- What is the timeline for the [Downtown] Comprehensive Plan [update]?
The OUR DOWNTOWN deadline for completion is 2022. The Downtown Comprehensive Plan will be updated in Step 2. Step 2 will be initiated in April 2020.

Step 1 Discussion and Questions from Municipal staff:

Parking standards—*Are you having issues parking? Current code is geared towards larger vehicles.*
Public's Comment: ADA parking is often full and unavailable.
We need to hear from developers on this project.

