

10-Year Review of Community  
Council Boundaries

**White Paper #2:  
Boundary Study  
Areas**

**FEBRUARY 27, 2023  
INITIAL DRAFT**

# White Paper #2

## BOUNDARY STUDY AREAS

### INTRODUCTION

This **White Paper #2** applies boundary review criteria to a set of 39 boundary “study areas” identified by the public. Each study area is a boundary section under review that could merit change. The first section of this White Paper summarizes the results of the online survey questionnaire responses from the public, as well as email comments received, as the sources of the 39 boundary study areas.

The second section of *White Paper #2* is organized into the 39 study areas, proceeding in order from Chugiak-Eagle River, Turnagain Arm, and then through the Anchorage Bowl, generally from north to south. For each study area, *White Paper #2* will:

- Summarizes the issue raised and proposed changes, based on public comments;
- Applies the applicable boundary review criteria from *White Paper #1*; and
- Identifies options for resolution.

“Option A” is usually the suggested preferred option, based on the information available. In some study areas, Options A and B are presented as equal alternatives. Option C follows in a decreasing order of preference.

Each boundary study area identifies the affected community council districts, refers to a set of corresponding maps showing existing boundaries and proposed options for change, and references the questionnaire responses and other source comments documented in Appendix A.

This February 27 initial draft of *White Paper #2* is provided for initial feedback on its information and format. A revised draft, forthcoming, will evaluate the study areas and potential boundary changes.

After consultations with the Boundary Advisory Committee, *White Papers #1* and *#2* will provide a foundation for a public hearing draft *Report and Recommendations* that will be released for two months of public comment and then submitted to

the Planning and Zoning Commission for a public hearing.

### PUBLIC COMMENTS IDENTIFYING BOUNDARY STUDY AREAS

The Planning Department solicited comments regarding community council district boundaries from the community councils’ officers and members from November 4 through February 17. This included an online survey questionnaire that the Community Councils Center distributed in two public information alerts in November and February to its mass contact list of approximately 9,500 email addresses. Public comments were also received via email, through February 26.

**Appendix A** documents the questionnaire responses and other comments received.

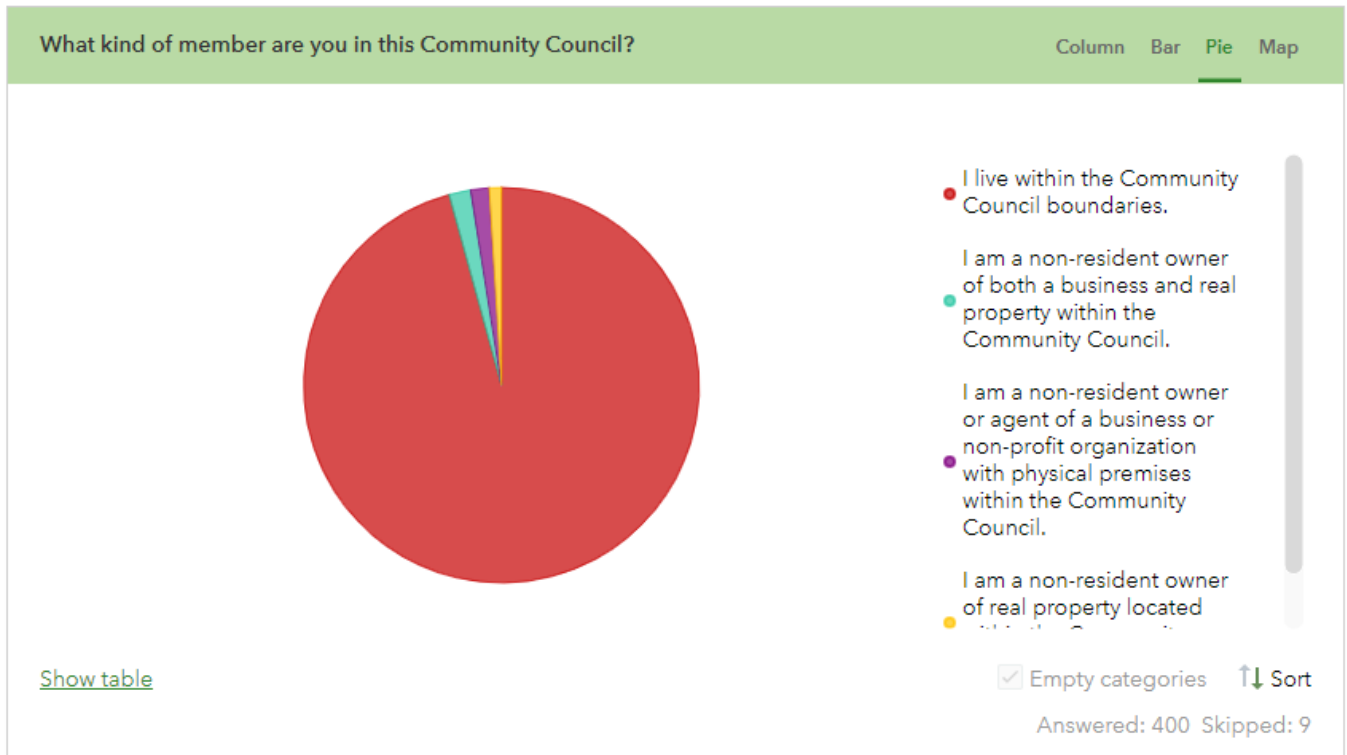
The public feedback and information came from community council members, community council officers, individual Assembly members, the municipal Ombudsman, and the Community Councils Center. As shown in **Appendix B**, this feedback provided the basis for the “boundary study areas” – i.e., where there is an identified issue or a suggested change to a community council district area or its boundary with a neighboring community council – to be considered in the 10-Year Review of Community Council Boundaries project. This feedback also identified where respondents were satisfied with their existing community council boundaries.

**Summary of Public Feedback.** Following is a summary of the questionnaire responses and email comments received.

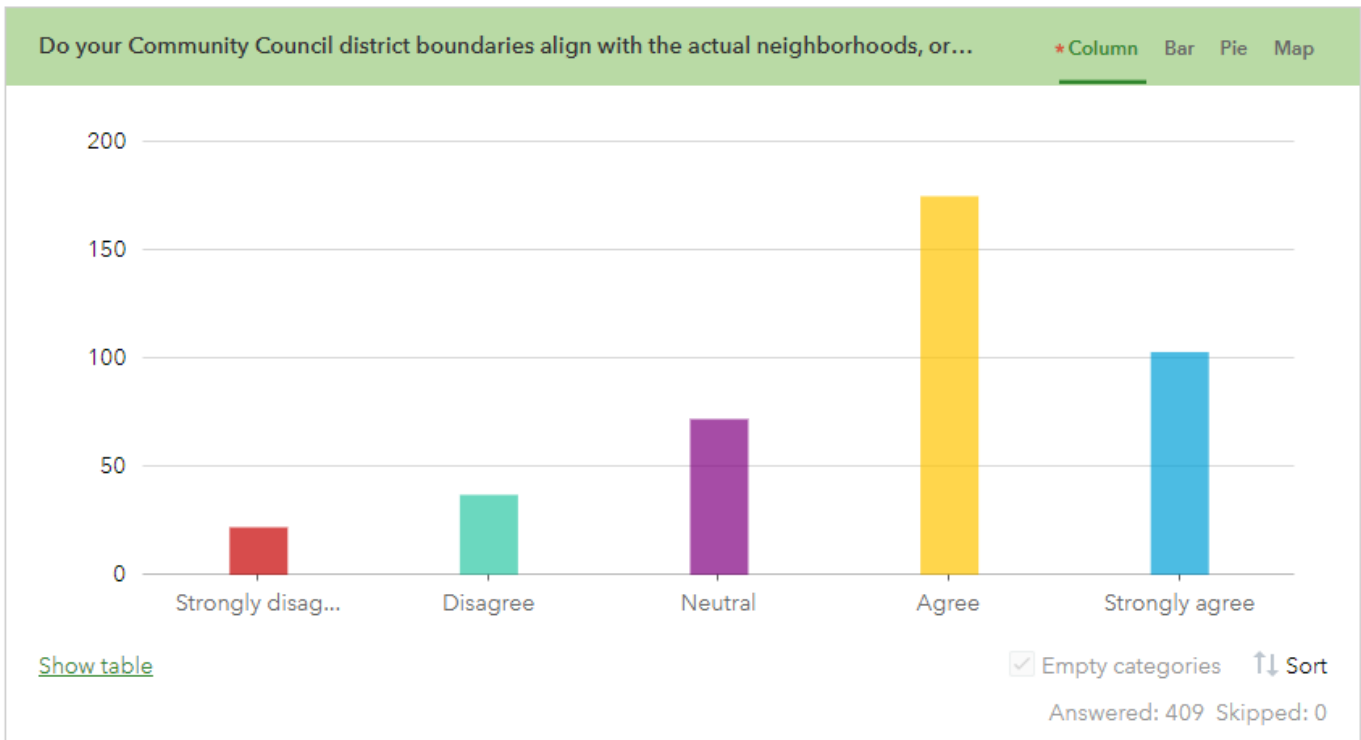
- There were 409 responses to the online survey questionnaire. (Appendix A)
- Approximately 100 responses, or one-quarter, indicated dissatisfaction with existing district boundaries or suggested boundary changes be considered. (Appendix B)
- 12 additional comments were received via email and one in a phone conversation.
- 8 of the emails indicated dissatisfaction with existing districts and suggested boundary changes to be considered.

For statistics regarding the 409 questionnaire responses, see the graphs on next page.

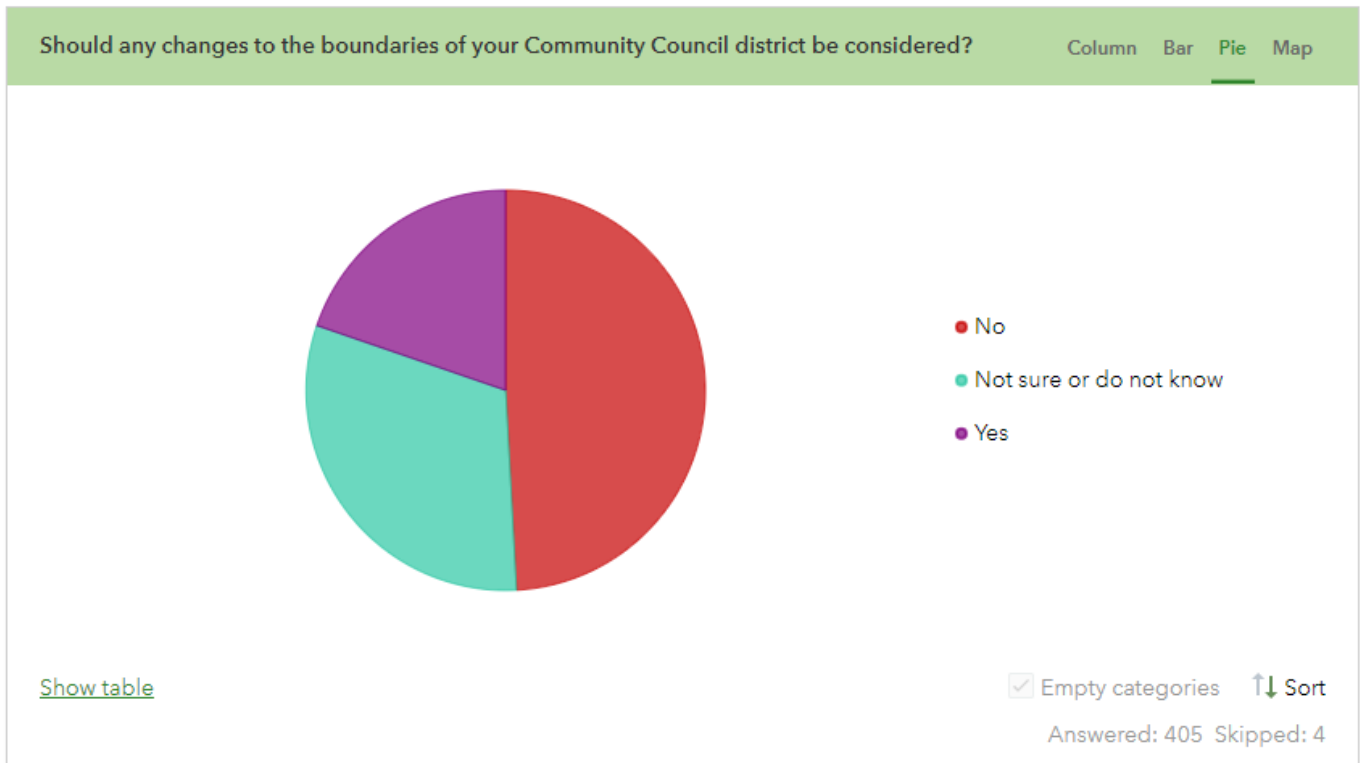
94% of questionnaire respondents are residents of the community council that they commented about:



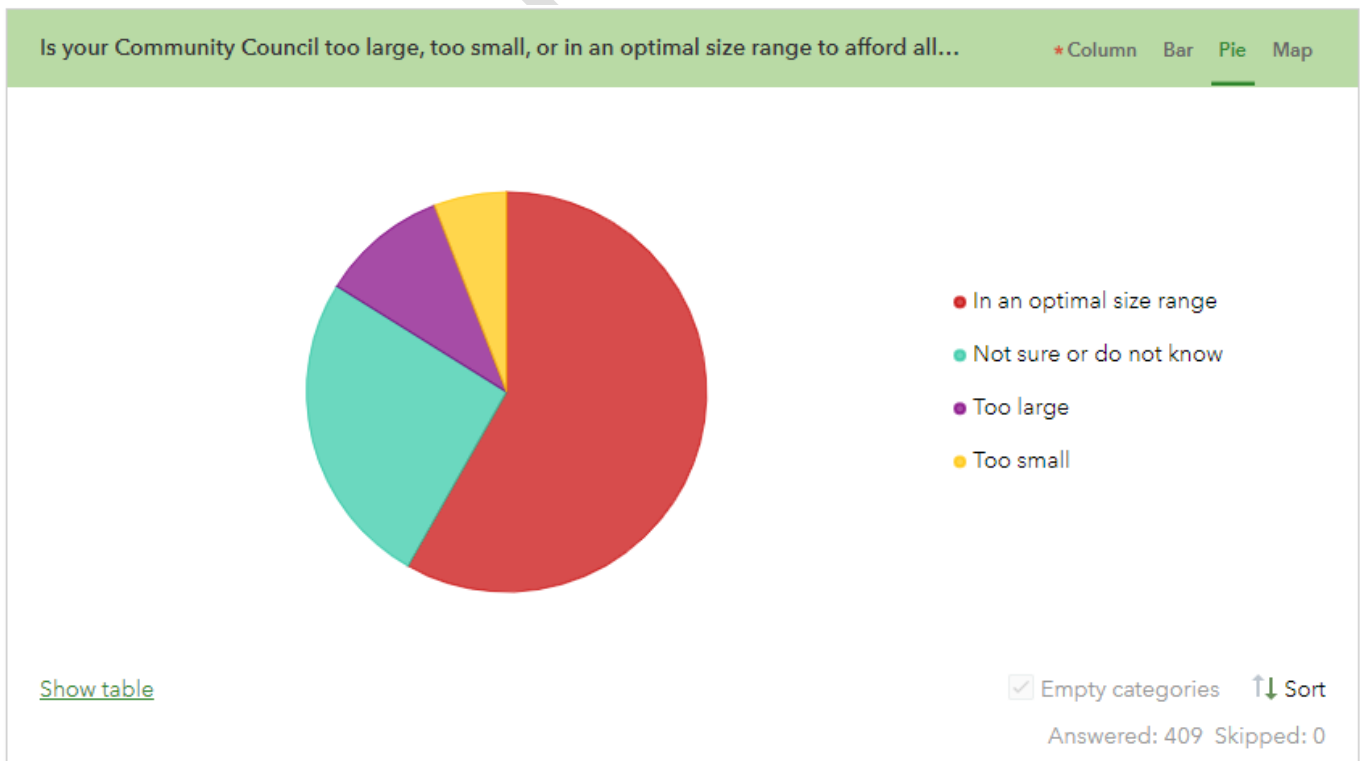
70% agreed that their community council aligns with the actual neighborhoods, or “natural communities:”



49% said no changes to boundaries should be considered while 20% said changes should be considered:



58% said their community council district is in an optimal size range, 10% said it is too large, and 6% said it is too small to afford all members with opportunity the for participation and representation.



**Summary of Boundary Study Areas.** The following table lists the Boundary Study Areas that staff has identified from on the questionnaire responses and other public comments. Appendix B shows how the individual survey responses were grouped into Boundary Study Areas.

**Appendix C** provides a summary description of the boundary study area and the public comments, and cross-references to individual questionnaire responses in Appendices A and B.

Boundary Study Area		Total Number of Comments
1	Chugiak Community Council District	1
2	Eagle River and Eagle River Valley Community Council Districts	9
3	North of Eagle River Loop Road to Eagle River (the waterbody)	2
4	Girdwood Community Council District	4
5	Portage Valley Community Council District	2
6	Northeast Community Council District	16
7	North of E. Northern Lights Boulevard to Foxhall Drive	2
8	West of Baxter Road South of Northern Lights Boulevard	8
9	Scenic Foothills Community Council District	2
10	University Area Community Council District	3
11	College Village	1
12	Tudor Area Community Council District	8
13	South of Tudor Road and East of Lake Otis Parkway	4
14	West of Reeve Boulevard	2
15	Penland Park and Brighton Park	3
16	Anchor Park	4
17	Eastridge	1
18	24th Avenue west of Lake Otis Parkway	1
19	Fairview North of 5th Avenue	1
20	Fairview East and West of Gambell-Ingra Corridor	2
21	Sitka Street Park	1
22	North of 15th Avenue between Ingra and I Streets	1
23	West of Cordova Street from 9th to 15th Avenue	4
24	A and C Street Corridor South of 15th Avenue	1
25	Northwest of 9th Avenue and L Street	1
26	North Star Community Council District	3
27	Romig Park near Hillcrest Drive	1
28	Midtown Community Council District	6

Boundary Study Area		Total Number of Comments
29	Spenard Community Council District	1
30	Turnagain Community Council District	1
31	West of Fish Creek to Wisconsin Street	1
32	Spenard Beach Park	1
33	South of Dimond Boulevard to 92nd Avenue	1
34	Bayshore/Klatt Community Council District	1
35	South of O'Malley Road to Klatt Road, East of C Street	3
36	Oceanview East of Old Seward Highway	1
37	East of Elmore Road from 104th Ave to De Armoun Road	1
38	Higher Elevations of Rabbit Creek Community Council	1

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**EXAMPLE STUDY AREA:**

**35. South of O’Malley Road to Klatt Road, East of C Street**

Three people recommended to transfer the area of C Street on the west, O’Malley Road on the north, New Seward Highway on the east, and Klatt Road on the south, from the Bayshore/Klatt Community Council district to the Old Seward/Oceanview Community Council district.

- *Reference Maps:* \_\_\_\_\_
- *Affected community council districts:* Bayshore/Klatt; Old Seward/Oceanview
- *Source of comment: questionnaire responses:* 241, 318, and 422.

Options:

- *Option A:* Transfer the areas east of “C” Street and south of O’Malley Road to Old Seward/Oceanview.
- *Option B:* Keep the areas east of “C” Street and south of O’Malley Road in Bayshore/Klatt.



Applicable Boundary Review Criteria:

Boundary Review Criteria	Option A: Transfer	Option B: No change
1. Preserve existing boundaries unless there is a reason to change		
2. Representation for each resident, landowner, and business		
3. Natural communities		
4. Easily identifiable boundaries such as physical or traffic barriers		
5. Community desires as to boundaries		
6. Optimal size range that facilitates member participation		
7. Boundaries that are conducive to sharing information.		
Conclusion		