

Municipality of Anchorage



P.O. Box 390
Girdwood, Alaska 99587
<http://www.muni.org/gbos>

David Bronson, Mayor

GIRDWOOD VALLEY SERVICE AREA BOARD OF SUPERVISORS
Mike Edgington & Briana Sullivan, Co-Chairs
Jennifer Wingard, Amanda Sassi, Guy Wade

April 17, 2023 **GBOS Regular Meeting** **Minutes Final**

7:00 p.m. via Microsoft Teams & Girdwood Community Room

This hybrid meeting is taking place via Microsoft Teams & at the Girdwood Community Room, 250 Egloff Rd:

The Girdwood Board of Supervisors, its committees, and subcommittees are subject to the Alaska Open Meetings Act as found in Alaska Statute 44.62.310 and Anchorage Municipal Code 1.25 - Public Meetings.

The Girdwood Board of Supervisors operates under the Girdwood Public Meetings Standards of Conduct.

Call to Order 7:00 p.m. Briana Sullivan, Co-Chair

Roll Call: Attending are Mike Edgington (ME), Briana Sullivan (BS), Guy Wade (GW), Jennifer Wingard (JW) Amanda Sassi (AS)

Disclosures: None

Agenda Revisions and Approval

April 17 2023 meeting agenda approved	ME/GW	5-0 Assent Vote
March 27 2023 & April 10 GBOS LUC Joint meeting minutes approved	ME/GW	5-0 Assent Vote

Announcements:

- Final Racial Equity Forum hosted by Alaska Humanities Forum is scheduled for April 25 6-8PM in the Girdwood Community Room
- GVSA is hiring! Seasonal Parks Caretaker 1 and 2 are now posted on the MOA jobs page.
<https://www.governmentjobs.com/careers/moa/jobs/3896235/girdwood-parks-caretaker-i-girdwood-range-7-171>
<https://www.governmentjobs.com/careers/moa/jobs/3924934/seasonal-parks-caretaker-ii-range-10-171-girdwood>
- DOT is conducting outreach for the Safer Seward Highway project. See project website for details and to provide comment: <https://safersewardhighway.com>. Comment period ends April 20.
- Alaska Trails is seeking support for Alaska Long Trail Projects for inclusion in the FY 2024 state budget. Project list is available here: https://www.alaska-trails.org/files/uqd/76c42e_2b8be61cc9f54c389f320f5377029e75.pdf Information on how to provide comment is available here: [Funding for the Alaska Long T... | Alaska Trails \(alaska-trails.org\)](https://www.alaska-trails.org)

Introductions, Presentations and Reports:

1. Cyber-bullying concerns: Tommy O'Malley states that PSAC will be making recommendation at their next meeting for assistance funding a program in the fall facilitated by a Homer Police Dept officer. Girdwood PTA is offering a program at the school on May 3. See meeting packet for links and information.
2. Legislative Report – Sen. Cathy Giessel updates that the budget passed by the house is not fully funded, a \$250M shortfall remains, leaving schools, pensions and dividend to be addressed by Senate. Senate is looking at new revenue sources, including increasing oil taxes & reducing tax deductions (expected to attain \$300-\$500M per year), Assessing corporate income tax on "s" corporations, which are currently untaxed. S corporations are sole proprietors, llc's, but include some large corporations, such as Hillcorp. This is expected to gain about \$200M/year. Internet sales and education sales tax are also under discussion.

GBOS Meeting Agendas and minutes are available on line: <http://www.muni.org/gbos>

Assembly members – R. Sulte, S. LaFrance
Randy Sulte joins later in the meeting.

Mayor's Office – no representative

Anchorage School Board Liaison – Andy Holleman

Also addresses Base Student Allocation rate and need for funding of this and retirement in order to keep teachers and education quality. No update yet regarding Girdwood PTA request for in-school learning on snow days in Girdwood when possible. Encourages participation in the discussion regarding school start times; decision would not impact 2023-24 school year but could go into effect for 2024-25. He also encourages public to be in touch with legislators, governor regarding legislative funding issues, bill re: parental rights.

3. Supervisor Reports

Edgington: LUC adopted Land Acknowledgement at their last meeting. Suggests that GBOS consider this also.

Wade: items on agenda later

Wingard: none

Sassi: PSAC/GBOS attending ceremonial contract signing with Whittier tomorrow evening.

Sullivan: none

4. Service Provider Reports (5 mins)

Fire – Chief Weston: GFD has a few Fentanyl test strips. Narcan kits available around town. EMT1 test in progress, GFD completed 48 hour extrication training, all of the tools will arrive shortly and be in service for summer.

Police – Chief Achee: increase in traffic enforcement at PSAC request. Ready for Spring Carnival. APD is also planning increased enforcement on the Seward Highway over the weekend and will have some officers in Girdwood as well.

Roads/Parks & Rec – Kyle Kelley Interviewing for summer positions, campground hosts are confirmed. Working on Trails maps, purchase of benches, trash cans. Fundraiser in honor of Sladen Mohl generated \$17K for the ball field. Trail projects with Alaska Trails and GTC independent projects planned throughout the summer. Waiting for Assembly approval of the contract for design of the bridge to replace the hand tram. Now anticipated on the April 25 Assembly agenda. This project has been on hold for 2 months due to purchasing constraints at the MOA. Construction may occur through the MOA process or through the National Forest Foundation.

Roads: Spring breakup, working on peeling and widening roads. GVSA planning to complete fish passage culvert at Moose Creek this summer. Budgets are in line based on time of year.

PUBLIC COMMENT:

Linda Mankoff: Medicaid Unwinding – Everyone who is signed up for Medicaid must be reviewed. Nationwide 5-14M people will lose their existing Medicaid benefit. Call for assistance: 800-478-7778.

Krystal Hoke: Little Bears applied for a sub-grant for design and architecture work.

Erik Flora: APU cross country training center on Eagle Glacier will have construction this summer starting in June to address earthquake damage from 2019 quake.

OLD BUSINESS:

5. Update and possible action on PTA request TBA regarding school snow days (GBOS sponsor TBA): Item addressed by Mr. Holleman. No other update/action.

6. Update on current status of Alyeska Highway Interchange project (Roads Supervisor): No update from DOT. Item will be tabled until there is an additional report.

7. Update on Holtan Hills Questions (Land Use Supervisor)

Agenda Item LUC 2304-02: LUC recommendation the GBOS write a letter to HLB, HLBAC and Assembly Enterprise oversight committee requesting dissolving the Development agreement, and for information regarding the outcome of Sole Source contract, Status of Sewer Line, status of platting actions taken, and formal bifurcation of original investors/development agreement for the Alyeska Village project. Supervisors Edgington and Wingard worked on the letter included in the meeting packet. There are some amendments to make the letter stronger and clearer. One item that is not included in the letter is the status of the Sewer line, this item should be addressed with AWWU directly.

Motion:

GBOS moves to sent the letter as amended.

Motion by Mike Edgington, 2nd by Jennifer Wingard

Roll call vote 5 in favor, 0 opposed

Motion carries

8. **Agenda Item LUC 2303-06:** LUC recommendation for GBOS Letter of Request to HLB and Assembly to abandon/deem unusable the 2006 Crow Creek Neighborhood Land Use Plan for use as an Area Master Plan for development and request an update to the CCNLUP following the completion of the Girdwood Area/Comprehensive Plan. This may be included in letter requested under point #7 on this agenda. (Edgington & Wingard) Supervisors Edgington and Wingard drafted letter included in the meeting packet. Prior resolution touched on this issue, this one addresses the concerns more directly. Amendments are made to the Resolution to strengthen the language and seeking confirmation of date of the water line installation.

Motion: GBOS moves to approve amendments to the Resolution presented.

Motion by Mike Edgington, 2nd by Jennifer Wingard

Roll call vote 5 in favor 0 opposed

Motion carries

Motion: GBOS moves to approve amended resolution

Motion by Mike Edgington, 2nd by Jennifer Wingard

Roll call vote 5 in favor, 0 opposed

Motion carries

9. **Agenda Item LUC 2303-07:** LUC recommendation to hold a formal strategic planning facilitated workshop to set goals for a formal subcommittee to address long term housing needs (Land Use Supervisor)
GBOS concern that this cannot be funded currently by GVSA funds and GBOS cannot solicit funds from other sources. Detailing a scope of work is time consuming, and there is urgency in moving forward in addressing key points that are known: Review of the HLB land that is to be included in a report this month to address locations and methods to put attainable in place. This is a 2-3 year goal
Considering and acting on projects that can be undertaken immediately to address housing crisis, including emergency relaxation of code & policies to achieve temporary housing, a 1-3 year goal.
GBOS leans toward initiating the adhoc committee immediately with these goals.
Group discusses makeup of the committee: renter, legal background, finance background, code background, etc.

Motion:

GBOS moves to form an ad hoc committee of approximately 7 individuals with relevant experience who will serve for a term of 12 months to address Girdwood's immediate housing needs through:

review of HLB land inventory report to identify and act on possible locations for attainable housing

Review of temporary housing solutions and how to employ them in housing crisis to relieve housing emergency

Motion by Mike Edgington/2nd by Jennifer Wingard

Vote via roll call 5 in favor, 0 opposed

Motion carries

Item #9 is extended for 15 minutes past the 1 hour limit with Assent Vote to continue discussion.

Other motions are made and withdrawn regarding encouraging other entities to fund a facilitated workshop.

Concern that this does not address the desire of LUC to have the community meeting to set the initial goals for the group.

GBOS members state that the topics for the early efforts of the new committee are pretty clear and urgent. A more in-depth community conversation about the mid- and long-term goals of the committee will be of value. GBOS and LUC may need to meet to discuss this and other changes in structure now that Prop 7 has passed and the election will be certified in the next week.

Motion:

GBOS moves to go forward with plans to discuss a Housing Action Plan and how it will be funded.

Motion by Mike Edgington, 2nd by Guy Wade

Vote via roll call, 5 in favor 0 opposed

Motion carries

10. **Agenda Item LUC 2201-06:** Girdwood Industrial Park concerns (power, platting and others) (Land Use Supervisor)
Mike has surveyed the Industrial Park permittees and is eager to discuss path forward with HLB on Monday.

Staff states that this summer it is necessary to move forward with getting power to the GVSA Industrial Park lot. Previously \$18,000 was approved for completing the work. The first step is to complete design work and receive an engineering estimate. The Boutet Company has provided a proposal for this, at a cost of \$7180. Review and vote on this item will occur at the end of the MOA GBOS Meeting on Monday.

11. Discuss and update Girdwood Capital Projects list. Staff does not have more information to present at this meeting. It will be part of the discussion in the 2022 Budget Review meeting on Wednesday.

12. Girdwood Forest Fair 2023 Permitting (Karen Zaccaro)
GFF request for Resolution of Support once permit process is nearing completion.
GFF is completing documents and submitting them for MOA approval. Volunteer sign-up is now available on the website.
Girdwood Forest Fair will pursue Letter of Non-Objection at the May GBOS meeting.

Karen reminds the group that they have received a fee waiver in the past, and requests that waiver in 2023 as well.

Motion:

GBOS moves to acknowledge the waiving of fees for the 2023 Girdwood Forest Fair, as in past years.

Motion by Mike Edgington, 2nd by Guy Wade

Assent vote

Motion passes unanimously

13. Request to renew Resolution of Support for no parking signs at the end of Timberline and Virgin Creek Falls Trailhead (prior res 2021-12) (Kyle Kelley)
Prior resolution is presented in the meeting packet. No changes are needed, just renewal of support for these signs.

Motion:

GBOS moves to approve a re-write of Resolution 2021-12 to show continued need for the no parking signs.

Motion by Mike Edgington, 2nd by Jennifer Wingard

Roll call vote, 5 in favor, 0 opposed

Motion carries

14. **Agenda Item LUC 2404-05:** Alyeska Resort Short Plat Action input requested by May 5 for May 15 Director decision.
<https://www.muni.org/CityViewPortal/Planning/Status?planningId=17760>.
Community has expressed concerns to this subdivision of the lot due to loss of parking and impact to the neighborhood, and Safety of housing if lot is built on it as it is mapped an area moderately prone to avalanche.
It is discussed that a plat note could be added to the plat regarding the avalanche status.
Public is encouraged to add comments. Service Area Manager will be adding comments regarding the Road Service elements of concern, in particular reclamation of the fish culvert if no longer needed and parking concerns.
15. **Agenda Item LUC 2404-06:** Community council boundary study
Study of boundaries is required every 10 years. 5 responses to study were received related to Girdwood and several solutions to those responses are proposed. There are some misstatements in the study and in the possible solutions, which will be updated. GBOS will wait for a more accurate version of the study before making comment.

GBOS moves to extend the meeting to 10:30PM by Assent vote

16. **Agenda Item LUC 2404-07:** Assembly Short Term Rental Assembly STR Work session FRI 4/7/23 Video
here: <https://www.youtube.com/watch?v=DXgz1Oh5-oM>
Assemblyman Sulte presented to the Assembly regarding STRs. This presentation mainly focused on Anchorage, where the use is not as prevalent. An AO is currently with Assembly's legal dept. Given the difference in issue in Girdwood compared to Anchorage, it makes more sense for Girdwood to have a different code covering T21C9 specifically.
17. Finalize agenda topics for MOA GBOS Quarterly meeting, scheduled for April 24 4PM Via Teams and at the Girdwood Community Room
GBOS reviews agenda and removes topics 3 and 4 from original posted agenda. GBOS declines addition of the 3 other proposed topics. Item regarding vote to fund the engineering to the GVSA Industrial park lot is added.

NEW BUSINESS:

18. Timberline Road improvements to Alpina and Vail/Loveland intersection (staff/Roads Supervisor)
Study to determine design and cost of road improvements on Timberline. Service Area did apply for CTP grant funds for this project but it is unlikely to come about without design documents.
19. GFR request for new 2-place trailer for Fire Dept (staff/Fire Dept Supervisor)
Plowing contractor hit the snow machine trailer, which was valued at \$1500. New trailer cost is \$3200. GFR will request funds from their capital account to make up the difference and purchase a new trailer.

REPORTS:

20. Committee & Subcommittee Reports (see packet)
21. Other reports (see packet)
APL Gerrish Library Report – Please note that the Library Manager position is posted. Thanks to Ambler for stepping in while the position has been vacant.
Girdwood Service Area Report
Imagine!Girdwood

Action Item Updates as assigned:

Request for GBOS/LUC Joint meeting (3 held of 2 required in 2023): January 4, January 9, April 10

Request for GBOS/GFR Joint meeting (0 held of 2 required in 2023):

Request for Executive Session:

Other:

Adjourn 10:25PM