

# 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*

## **December 19, 2022** **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 Briana Sullivan (BS), Mike Edgington (ME), Jennifer Wingard (JW), Guy Wade (GW) and Amanda Sassi (AS)

Disclosures: Amanda discloses that she works for the USFS, ref item # 17. No substantive conflict found.

### **Agenda Revisions and Approval**

December 21, 2022 Meeting agenda approval

Amend to move Item #14 in New Business to topic under Item #5. This action is time-sensitive.

	ME/JW	Roll Call vote	5-0
Revised agenda approval	JW/GW	Roll call vote	5-0

November 21, 2022 WS RE: Additional power for housing and economic stability meeting minutes approval

November 21 2022 GBOS Regular Meeting minutes approval

November 28 2022 GBOS LUC Joint Special Meeting minutes approval

Motion to approve all 3 sets of minutes	GW/AS	Assent vote	Unanimous
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### **Announcements:**

- GBOS Committees: GTC, LUC, PSAC will hold elections at their January 2023 meetings.
- GBOS Seats D and E are up for election in the spring municipal election.
- Alyeska Highway interchange; Public Hearing before Planning and Zoning Commission Jan 9, 2023.  
Submit case comments via this link: <https://www.muni.org/CityViewPortal/Planning/Status?planningId=17687>
- MOA GBOS Quarterly meeting is Monday January 23 2023 at 4PM via Teams with in-person attendance at Anchorage City Hall, 8<sup>th</sup> F conference room

### **Introductions, Presentations and Reports:**

1. Legislative Report – Sen. Cathy Giessel, Rep. James Kaufman: No report  
Assembly members – R. Sulte, S. LaFrance: Randy Sulte states that MOA is working through plowing issues caused by lack of staff, breakdown of equipment and repair delays and heavy snowfall in Anchorage Bowl. Next meeting is TUE Dec 20 with vote on ADU Assembly Ordinance 2022-07.  
Assembly also will be addressing Community Council district boundaries and Independent plan review for smaller projects.

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

Sulte appreciates community input and testimony regarding Holtan Hills.

Assembly plans a Girdwood based work session on Jan 6 at 5PM.

It will be on the agenda for Jan 10 for possible vote, but may be postponed further.

S1 amendment has been received and is in the meeting packet and posted on line at [www.muni.org/gbos](http://www.muni.org/gbos)

Mayor's Office: Brice Wilbanks: No report. Staffing change today with temporary replacement of City Manager Amy Demboski with Public Works Director Kent Kohlase.

Anchorage School Board Liaison – Andy Holleman: ASD working on 23/24 budget shortfall and proposal to make up for snow days 22/23 school year. See report in updated meeting packet.

2. Supervisor Reports:

Wingard: RE: Alyeska Highway Interchange, public is encouraged to submit comments to planning and zoning. Prior testimony does not necessarily go to P&Z, it is good to re-state your opinion of the project at this time.

Link is: <https://www.muni.org/CityViewPortal/Planning/Status?planningId=17687>

3. Service Provider Reports (5 mins)

Fire – Chief Weston reports 512 calls YTD in 2022. Ending the year within budget. Some proposed changes to EMS response are being discussed in MOA, which could change AFD backfill arrangement that currently provides Girdwood with backup when on multiple calls or out of the valley. More information TBA as this develops.

Police – Chief Achee: Chief is preparing for Whittier Town Council Meeting this week, when Police contract will be presented for approval. Contract is awaiting signature by Anchorage Municipal Manager as well. Acting Municipal Manager is aware of the contract and change in staff should cause no delay.

Roads/Parks & Rec – Kyle Kelley. See written report. Lots of snow moving, clearing complete in 12 hours.

Thank you to volunteers for grooming, shoveling and trash pick-up.

Girdwood Nordic Ski Club is hosting Solstice Ski on WED evening at the 5K.

GVSA will move capital contributions from 2022 budget into 406 accounts via Finance Dept.

Staff will recommend a Year End Special Meeting in February to review budgets and projects from 2022. MOA closes the books by the end of Jan.

**PUBLIC COMMENT:**

Soren Wuerth: questions about Holtan Hills S1 Amendment – Item will be addressed in Old Business #5.

Kalie Harrison: Solstice Ski on WED at the 5K

**OLD BUSINESS:**

4. Update on current status of Alyeska Highway Interchange project (Roads Supervisor)

Interchange is going before Planning and Zoning on Jan 9.

Public is encouraged to provide input to P&Z:

Link is: <https://www.muni.org/CityViewPortal/Planning/Status?planningId=17687>

5. Update on current status of Holtan Hills project: Assembly work session re disposal Jan 6, possible vote Jan 10. (Land Use Supervisor)

S1 amendment to disposal Assembly Ordinance was received today and will be laid on the table at the Assembly meeting Jan 10. S1 amendment. Suzanne LaFrance sought postponement to Jan 17, but Jan 10 would allow exiting Assembly Members to vote on it. Sulte and LaFrance will vote based on community input.

Assembly Work Session in Girdwood at 5PM on Jan 6 is listening session. GBOS determines that Mike Edgington and Jennifer Wingard will be prepared to address Assembly at that meeting on behalf of GBOS. Emma Kramer has indicated that she is available to address the Assembly on behalf of the HHHAC. Sam Daniel may attend to provide additional input.

Public notes that it would be helpful for Assembly members to become more knowledgeable about the area that is under consideration for disposal, via tour of the entry points off Hightower Rd and Crow Creek Road, as this is vital to some of the conversations regarding the disposal. Staff to create invitation for Assembly members to be shown the area.

GBOS discusses holding additional meetings before Jan 6 Girdwood-based Assembly work session and Jan 10 Assembly meeting and decides to look in to meetings Jan 4 and/or Jan 9, along with LUC. GBOS meetings will allow for GBOS to create formal response to S1 version prior to meeting on Jan 10.

- Request for GBOS to write Letter of Support for pause of Holtan Hills land disposal pending completion of the Area Master Plan as required by AMC 21.09.030.E (Land Use Supervisor; Kellie Okonek) (prev new business item #14)  
Kellie Okonek has recommended that GBOS request pause until completion of updated Area Master Plan.

City Planner states that Area Master Plan, in this case, the 2006 Crow Creek Neighborhood Land Use Plan, is in effect. This determination is based on the following criteria:

- o The plan was formally adopted by the Anchorage Assembly in 2006
- o The plan was effectuated in 2011 when AWWU installed the water main. This water main is enough development under the plan to effectuate it into perpetuity, or until change is deemed necessary.

The Crow Creek Neighborhood Land Use Plan could be determined to require update of those items that are substantive to this project. This would generally be handled through Planning during plan review and entitlements phase, based on the application that comes before them. It is not pertinent that CY Investments mentioned that the 2006 plan needed to be revised in their original proposal.

GBOS discusses that research must be completed to identify elements of the 2006 plan that need to be updated and provide specifics to any action that they request of Anchorage Assembly.

Motion:

Motion to postpone action on a resolution regarding Holtan Hills to the Jan 4 or Jan 9 meeting, to be scheduled.

Motion by ME, 2<sup>nd</sup> JW

Assent vote carries 5-0

6. **Agenda Item LUC 2201-06:** Girdwood Industrial Park concerns (power, platting and others) (Land Use Supervisor) Mike has engaged each of the permittees and leaseholders at the Industrial Park and has compiled a list of their comments but is not ready at this time to present them. Request this topic is back on the Jan 2023 GBOS meeting agenda.
7. Discuss parliamentary procedure training options for GBOS and committees (Co-chairs; Jennifer Wingard presenting): Jennifer requests that this topic is back on the Jan 2023 GBOS meeting agenda.
8. GFR BOD request for GBOS Resolution of Support for CERT funding from Emergency Management funds not to exceed \$2,000 and Community Wildfire Protection Defense funds of \$TBA. (Fire Supervisor; Chief Michelle Weston presenting) Chief requests that this topic is included in next MOA GBOS Joint quarterly meeting in January: Request for MOA to apply to federal funding sources for CERT and Wildfire Defense grants on behalf of the Girdwood Valley Service Area.

Motion:

GBOS moves to write a Resolution of Support for the Municipality/Anchorage Fire Department to apply for Emergency Management and Community Wildfire Protection Defense Funds on behalf of Girdwood Fire Department for \$2000 for CERT Team and \$TBA for Wildfire Protection brush truck for the Girdwood Valley Service Area.

Motion by GW/2<sup>nd</sup> by ME

Assent vote carries 5-0

Guy Wade will present language for the Resolution at the January GBOS meeting.

9. Review and vote on proposals for Racial Equity community engagement through the Alaska Humanities Forum. from Girdwood Parks and Rec 406 account for community forum to be held on diversity. (Co-chairs; Guy Wade presenting) Guy Wade presents and updated proposal from the Alaska Humanities Forum. He recommends Option 2, at an approximate cost of \$1605 for 3 sessions of 12-24 people. Registration specifics are not set yet, but would like to handle registration through FVCS, if possible. Community Room is likely good size and option for these sessions. Guy recommends the following 3 sessions:  
Salmonberries and Saag Aloo  
Contexts and Clues  
Alternate realities: Class and Race

Motion:

GBOS moves to approve not to exceed \$2000 from the Parks and Rec 406 account for programs with the Alaska Humanities Forum.

Motion by ME/2<sup>nd</sup> by AS

Vote via roll call with 5 in favor, 0 opposed

Motion carries

10. **Agenda Item LUC 2211-05:** LUC recommendation for GBOS Resolution of Support for Community Transportation Program (CTP) grant application for Timberline Drive/Vail T paving. Total project cost estimated \$1.7M; \$1.5M from CTP, 11% match from GVSA. (Roads Supervisor; Amanda Sassi presenting) CTP grant project receives additional points with match higher than 9% in application scoring. Project will include public engagement on the project, strip paving. Benefits are better road quality, quieter, less dust and possibility of traffic calming measures that are not allowable on gravel roads. There are concerns about increased traffic and higher speeds, as well as the loss of rural feel to the start of Timberline Road. Already traffic speed is a

concern on Timberline, this will allow for traffic calming measures on paved section of road. Separated walking path is complicated by snow removal/snow storage requirements.

Motion:

GBOS moves to approve Resolution 2022-27, as presented.

Motion by ME/2<sup>nd</sup> by JW

Vote via roll call with 5 in favor, 0 opposed

Motion carries

11. **Agenda Item LUC 2211-06:** LUC recommendation for GBOS Resolution of Support for Community Transportation Program (CTP) grant application for Fish Passage Culverts to replace existing non-compliant culverts at Mt. Hood, Davos and Lake Tahoe. Total project cost estimated \$1.7M; \$1.5M from CTP, 11% match from GVSA (Roads Supervisor; Amanda Sassi, presenting)  
Similar to prior discussion of CTP grant, this project has engineering completed and is shovel ready. There are USFW grant programs for fish passages and MOA will apply for those on Girdwood's behalf.

Motion:

GBOS moves to approve Resolution 2022-28, as presented

Motion by ME/2<sup>nd</sup> by JW

Vote via roll call with 5 in favor, 0 opposed

Motion carries

12. GTC recommendation for GBOS Resolution of Support for Transportation Alternatives Program (TAP) grant application for repave of Arlberg bike path. Total project cost estimated \$900,000; \$800,000 from TAP, 11% match from GVSA. (Parks Supervisor; Amanda Sassi, presenting)  
Arlberg path needs to be repaired and repaved, TAP grant parameters are similar to the CTP grants.

Motion:

GBOS moves to approve Resolution 2022-29, as presented

Motion by ME/2<sup>nd</sup> JW

Vote via roll call with 5 in favor, 0 opposed

Motion carries

13. **Agenda Item LUC 2211-07:** LUC recommendation for GBOS Letter of Non-Objection regarding new liquor license #6101 application for Basecamp Eatery, 194 Hightower Rd. (Land Use Supervisor; Sloane Unwin presenting).  
Letter of Non-objection will be updated to indicate that this is a liquor license for Restaurant/Eating Place, which is beer/wine only.

Motion:

GBOS moves to approve Letter of Non-Objection, as discussed.

Vote via roll call with 5 in favor, 0 opposed

Motion carries

#### **NEW BUSINESS:**

14. Consider agenda topics for MOA GBOS Quarterly Meeting January 23 4PM Anchorage City Hall, 8<sup>th</sup> Floor Conference Room. (Co-chairs)  
Topics currently planned for the agenda are:  
Holtan Hills Project  
Girdwood Housing concerns  
Girdwood Fire Department CERT and Wildfire grant funding requests  
Girdwood EMS concerns TBA
15. Girdwood Fire Dept request for funding of approx \$46,000 received from Out of Area response revenue account to the Girdwood Fire Dept account (Fire Supervisor)  
Funds have been received for these Out of Service Area responses in 2021 and 2022 from responses to Whittier, Kenai Peninsula Borough. Funds received by the MOA for these services are applied to the Girdwood Undesignated Fund. This request is to move the funds back into the Girdwood Fire Department accounts. Books on 2022 will close in January and accounts will be settled in February. This item to return for action in February 2023.
16. GTC Request for Parks 406 Account funding to split the cost for trail crew interns through SCA, not to exceed \$28,000, to be shared with GTC Girdwood Inc account. (Parks Supervisor)  
Girdwood staff anticipates difficulty hiring local staff to fill the 2 parks and rec seasonal positions. Plan is to anticipate hiring only 1 MOA employee and working on other sources for trail crew, to be paid for through a combination of operating budget from parks and rec, grant from KMTA and funding from GTC Girdwood Inc Funds. Current proposal from SCA is for just under

\$29,000 for two interns for the summer. Staff is hoping to secure partnership with USFS to allow the crew to live in the USFS bunkhouse, and is working with USFS on determining if this is possible.

17. USFS and GTC Request for GBOS Resolution of Support for Transportation Alternative Program (TAP) grant funding for connector trail from the Lower INHT to Bird-Gird Trail, to be applied for through the USFS in collaboration with Girdwood Parks and Recreation. Total project cost TBA, GVSA match TBA. (Parks Supervisor; Eryn Boone, USFS, presenting)  
This is the same grant opportunity as GVSA is working on to repave the Arlberg bike path. This grant is being applied for through the USFS, and is a trail connection long-identified by the community to be established, to connect Bird-to-Gird with the Lower Iditarod National Historic Trail. Exact alignment is not yet known, project may be placed along the edge of the railroad easement, separated from the railroad tracks, or it may be a pedestrian tunnel to the north of the Railroad. DOT is assisting with creating estimate for the project cost. Eryn will present this at GTC in January. Deadline for application may require that this project be considered on an expedited basis.
18. Discussion of how Girdwood can address long-term housing needs (Land Use Supervisor)  
Mike Edgington requests that this item remain as New Business in January, when it will also be New Business at Land Use.

**REPORTS:**

19. Committee & Subcommittee Reports (see packet)
  - PSAC Report
  - Girdwood Trails Committee Report
  - LUC Report
    - Housing Working Group Report
20. Other reports (see packet)
  - APL Gerrish Library Report
  - Girdwood Service Area Report
  - Imagine!Girdwood

**Action Item Updates as assigned:**

**Request for GBOS/LUC Joint meeting (3 held of 2 required in 2022): June/August/November**

**Request for GBOS/GFR Joint meeting (0 held of 2 required in 2022):**

**Request for Executive Session:**

**Other:**

Adjourn 9:40PM