

Municipality of Anchorage



P.O Box 390
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<http://www.muni.org/gbos>

David Bronson, Mayor

GIRDWOOD VALLEY SERVICE AREA BOARD OF SUPERVISORS

Briana Sullivan & Jennifer Wingard, Co-Chairs

Mike Edgington, Amanda Sassi, Guy Wade

June 19, 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 Briana Sullivan, Jennifer Wingard, Mike Edgington, Guy Wade

Amanda Sassi is excused

It is noted that today is Juneteenth, a National holiday.

Disclosures (disclosures were made at the time of presentations of these topics.

Jennifer Wingard RE: Item 7: Timberline/Vail road improvements

Determined not substantive enough for recusal

Mike Edgington RE: Item 11: AWWU pump station

Determined not substantive enough for recusal

Agenda Revisions and Approval

June 19 2023 meeting agenda approval	ME/GW	Assent
*Revised to move item #16 to Old Business as it may be time-sensitive		JW/ME Roll Call 4-0
May 15 2023 meeting minutes approved	ME/JW	Assent
May 15 2023 Special Meeting minutes approved	ME/JW	Assent
May 25 2023 Special Meeting Minutes approved	GW/JW	Assent
*Revised to correct GBOS assignments and fix the missing text.		
June 1 Special Meeting minutes approved	ME/JW	Assent
June 6 Special Meeting minutes approved	ME/JW	Assent

Introductions, Presentations, and Reports:

1. Legislative Report – Sen. Cathy Giessel: Legislature has adjourned. The bipartisan coalition in the Senate was very successful and productive, addressing education funding, and benefit/pension plans. Produced a balanced budget with a surplus and a dividend of \$1300 per person based on oil @ \$73/barrel (currently approx. \$76/barrel). However today the governor vetoed some of those items, including a 50% reduction in education funding, university funding cuts, and cuts to Crisis Now Services (mental health assistance). Funding for Eagle River cemetery also was vetoed. The legislature also worked on other projects, including a Carbon Offset program and a Carbon Sequestration program, which is a possible revenue source for the state.

Assembly members – R. Sulte:

AO2023-60: Port of Alaska design that will bring Anchorage Port up to standard for modern and future use with roll on/off and the ability to accommodate larger cranes for loading/unloading cargo. Approval of this AO may wait until member Zalatel is back to participate as she has been instrumental in the project.

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

AO2023-70: Homeless camp locations

AO2023-67: Repeal of Scofflaw, however, this is evolving into a change of the scofflaw ordinance instead of a repeal

AO2023-66: Change of planning zones from 15 to 2, basically dividing between areas with utilities and those without utilities. This would be directly impactful in Girdwood.

2023-182: Navigation Center at Tudor/Elmore. The issue is cost @ \$11M, which the city doesn't have funding for.

2. Supervisor Reports:

Introduction of new GBOS roles, co-chairs

Co-chairs are Briana Sullivan and Jennifer Wingard

Jennifer Wingard is Land Use Supervisor

Amanda Sassi is Police, Roads & Utilities Chair

Guy Wade is Parks and Recreation and Cemetery Chair

Mike Edgington is Housing and Economic Stability Chair

Briana Sullivan is the Fire Dept chair.

3. GBOS Update from Committees: GTC; LUC; PSAC; Cemetery; Housing and Economic Committee

GHEC: Brett Wilbanks, Chair announces that GHEC held an organizational meeting in June and will hold its first regular meeting on July 28 at 12 PM.

4. Service Provider Reports (5 mins)

Fire – Chief Weston: Received 41 loads of brush during pop-up wood lot on FRI/SAT. The next one is this TUE and WED from 6-8 PM. 201 calls YTD. Completing drone training to assist in rescue operations.

Police – Chief Achee: Preparing for Forest Fair, expect to have 2 people per shift and overlapping coverage.

Funding was received for traffic enforcement on State Highways over holidays.

Roads/Parks & Rec – Kyle Kelley: see the written report. Alaska Trails completed 2 weeks of work on Beaver Pond Trail, and Skate Park Volunteer work this week building ramps to improve flow in the park. The bridge to replace the hand tram is in the full development planning phase, which will provide 35% design in August and information to go to bid this winter. Late spring has pushed spring road maintenance and summer projects back. Initiating a fish culvert project on Lake Tahoe Road soon, and other small projects to follow.

PUBLIC COMMENT: None

OLD BUSINESS:

5. Review of remaining Holtan Hills Questions (Land Use Supervisor). The following items were brought up at the last MOA GBOS meeting and were to have a follow-up, which has not yet been received. HLB is to have a new Director soon, staff recommends that GBOS Land Use Chair meet with the new Director relatively soon after they are in place.

Items remaining (below) should be considered for agenda topics at the July MOA GBOS meeting.

- Response letter to HLB/Lance Wilber, remaining questions:
Copy of formal bifurcation agreement
Less redacted Area map
- Response from Lance Wilber and Planning to GBOS request that CCNLUP is not allowed for use as Area Master Plan for development purposes.

6. **Agenda Item LUC 2201-06:** Girdwood Industrial Park concerns (power, platting, and others) (Land Use Supervisor)

There is some overlap in this topic and the discussion of GBOS input to the HLB 1 and 5-year plans. GBOS may want to provide a resolution to address these items; GBOS wrote resolution 2018-03, which has many of the same concerns stated clearly. Staff states that GVSA is moving forward on power to the service area maintenance lot and will have a budget for that work to present to GBOS next month for funding approval

Mike Edgington and Jennifer Wingard will collaborate on a resolution to present to GBOS in July.

7. Timberline Road improvements to Alpina and Vail/Loveland intersection (staff/Roads Supervisor).

Jennifer Wingard discloses conflict as this project is directly in front of their family home.

GBOS determines that the conflict is not substantive enough to preclude her participation in the discussion.

This topic is solely on the study of design and paving the road, not funding the road work itself.

The project would be to improve Timberline from Alyeska Highway to Alpina and up Vail to the top of the hill.

This stretch of road is highly used and degrades quickly. The improved surface would allow for traffic calming measures, such as speed bumps, narrower lanes, and wider shoulders for pedestrians. This project will give a

good estimate of the per linear foot cost to improve Girdwood roads.

Motion:

GBOS moves to approve expense NTE \$37,000 from the Roads Capital Fund to complete the study of improvements to Timberline Drive/Vail Dr.

Motion by ME/2nd by GW

Motion carries 4-0 by roll call vote

8. ADA-09547 Proposal to lease 11 acres of state land at Girdwood airport to Glacier Valley Lodge LLC
Review comments provided by June 12 deadline. GBOS letter is included in the meeting packet. As expected, DOT Airport Leasing has announced an additional comment period thru July 13. This allows the only bidder on the property to expand on information so that the community can understand and comment on the project more fully.

Glacier Valley Lodge LLC representatives state that they have understood community concerns in the following areas: Road, Drainage, Airport, Viewshed & Recreation impacts.

GVL has a meeting with DOT Leasing this week, welcomes other issues that should be brought to that meeting, and plans to come to the LUC meeting on July 10. GVL requests help in receiving information on the utilities in the area. It is stated that the area is served with full utilities.

GVL provides a letter to GBOS, which is included in the final meeting packet, which addresses the concerns about Access, Traffic, Housing, and profile of the proposed lodge.

GBOS discusses that the State opinion on the development of Airport land differs from the MOA opinion. There is currently an item at Ted Stevens Anchorage Intl Airport that is testing this, however, that situation isn't quite parallel to the one in Girdwood.

Given the timing for the need for comment and the amount of community interest in this project, GBOS discusses the possibility of holding a Special Meeting to address this in July or a Joint Meeting with LUC, leaving enough time to write and mail a letter to DOT for the July 13 comment deadline.

9. Consider PSAC's request for funding assistance for the Cyber Bullying workshop to be held in October 2023 (Police Supervisor). PSAC is seeking funds from grants and other sources currently. Item can be postponed until a specific budget request is available. Item is deferred to July meeting.
10. Staff request for approval of expenses related to the review process for the Girdwood Trails Plan by Planning and Zoning:
- Approx. \$3350 for Huddle AK technical edits from the Girdwood Capital fund
 - \$4,000 from the GVSA Capital fund for the P&Z application fee
- The total cost of the additional work by Huddle AK is just under \$5,000, however, there is about \$2,000 remaining from the prior project scope. The other \$4,000 is the application fee to take this through Planning and Zoning, which is similar to the UDC review.

One member of the public discusses the process and other reasons that GBOS should not approve funding additional work on the Trails Plan.

Motion:

GBOS moves to approve expense NTE \$7350 for technical edits by Huddle AK and Planning and Zoning application fee to be paid through the Parks and Recreation Capital Fund.

Motion by ME/2nd by JW

Motion carries 4-0 by roll call vote

11. **Agenda Item LUC 2305-06:** AWWU request for GBOS Resolution of Support an Intra-Government Permit (IGP) between Girdwood Parks and Rec and AWWU for a proposed project to create a substation at Vail Drive. Mike Edgington discloses conflict as this project is directly adjacent to their family home. This meets a higher level of conflict due to the imminent nature of the work to be done.

The chair asks the members to consider if the supervisor's interest in this project is too substantial for him to participate in the discussion and vote.

Members vote 1 in favor and 2 opposed; it is determined that Mike may participate.

The new facility on Vail Drive will make improvements to an existing site that will allow 2 other pump stations to be removed altogether. The station will be above ground and designed to fit into a residential setting. The station will provide better service and a backup generator. With improved water pressure, it would be possible

for hydrants to be added beyond where they currently are located. AWWU will investigate how to go forward with that additional project to see if it can be incorporated.
Resolution 2023-11 is included in the meeting packet. LUC has voted to recommend a resolution for this project.

Motion:

GBOS moves to provide a Resolution of Support for an Intra-Government Permit between Girdwood Parks and Rec and AWWU for a proposed project to create a substation at Vail Drive.

Motion by ME, 2nd by JW

Motion carries 4-0 by roll call vote

12. **Agenda Item LUC 2305-07:** Alien Species Inc request for GBOS Letter of Non-Objection for weed spraying the non-glyphosate product, Milestone, on MOA land in 2023. Based on feedback from the community at Land Use last week, the presentation and request have been updated to request spraying for one year and remove the controversial product that uses glyphosate as its active ingredient to address invasive weeds. Presentation by Alien Species Inc covers the issues of invasive weeds and their impact on native plant and wildlife species. Hand-pulling can delay some weeds and successfully inhibit others, but some plants are stimulated by hand-pulling and mowing, worsening the problem and spreading further. The group discusses that spraying is not conducted during wind or rain events.
A community member expresses her opposition to any chemical herbicide use. Another community member suggests introducing something natural to the area instead that might inhibit weed growth, as they are opportunistic and grow based on soil need or condition.
It is noted that LUC voted against spraying, suggesting only hand-pulling, which limits the scope to just managing vetch. GBOS discusses proceeding with a Letter of Non-Objection for an approach that doesn't include the glyphosate product and requesting LUC consider this different scope.

Motion:

GBOS moves to approve a Letter of Non-Objection to use of Milestone to eliminate invasive weeds on MOA land as presented, contingent upon approval by the Land Use Committee in July.

Motion by ME/2nd by GW

Motion carries 4-0 by roll call vote.

13. Girdwood Fire Dept request for Resolution of Support to purchase of a new Pumper Truck est \$1,152,000; funded through GFR 406 account and government loan.
The current interest rate is 5.5% however this isn't locked in until the loan is purchased.

Resolution 2023-12 is provided in the meeting packet.

GBOS moves to extend meeting to 10:30 PM ME/GW Approved via Assent vote.

Motion:

GBOS moves to approve NTE \$1,152,000 for funding through the GFR 406 account and government loan.

Motion by ME/2nd by GW

Amendment to the Resolution draft to add "... interest rate to be confirmed at the time of purchase of the loan and not to exceed 6.5%," to the last Whereas statement.

Amendment by ME/JW; Amendment approved 4-0 via roll call vote

The amended motion passes 4-0 via roll call vote

14. GBOS Land Acknowledgement (Sullivan)
Various options are presented in the meeting packet. GBOS and the public are encouraged to review.

Motion:

GBOS moves to postpone this topic to the July Regular Meeting

Motion by ME/2nd by JW

Motion carries by Assent vote

15. Consider support for a proposal to update the Girdwood Transportation Plan under DOT 2024 Annual Work Program (new business at the June LUC meeting)
The topic was introduced at LUC at their June Meeting. It came up to GBOS in May during a presentation by an SOA planner, who recommended considering proposing this item to DOT as there is no comprehensive transportation plan, and the existing Commercial Areas and Transportation plan are limited in scope and out-of-date.

Motion:

GBOS moves to postpone this topic to the July Regular Meeting

Motion by ME/2nd by JW

Motion carries by Assent vote

16. Girdwood Cemetery request for GBOS resolution of support for AO 2023-58 and clarification of GVSA's intent not to exercise cemetery power upon approval of the Areawide bond proposition for a cemetery to be constructed in Girdwood.

It appeared to be necessary for GBOS to add the clarification about the intent not to use existing Cemetery power after AO 2023-58 passes, however, the new S amendment does not take issue with the existing cemetery power held by GBOS. The existing resolution, passed in May, is sufficient at this time. Additionally, there is no clear process for dissolving a power once it has been granted.

Motion:

GBOS moves to postpone this topic.

Motion by ME/2nd by JW

Motion carries by Assent vote

NEW BUSINESS:

17. Discuss agenda topics for the MOA GBOS Quarterly meeting on July 24, 2023, at 4 PM, Anchorage City Hall
The most recent MOA GBOS agenda is provided.
Group has discussed adding content from this agenda item #5 and discussion of SOA Airport land and MOA regulation.
GBOS will review and formalize the agenda at their July meeting.
18. **Agenda Item LUC 2306-07:** The Herbal Cache request for LUC recommendation for GBOS Letter of Non-Objection for License M19277 Renewal. Marijuana retail licenses are moving to a 2-year cycle, similar to liquor licenses. No negative comments have been received.
19. GFR request for NTE \$14,000 from the Girdwood Fire and Rescue 406 account for replacement of hose in 2023 and 2024.
The request for a 2-year purchase may need to be modified to cover just 2023 expenses. Chief also has costs for PPE for 2024 as she is working forward on budget requests for upcoming budget meetings.
20. GBOS review comments on HLB 2023 Work Plan and 5-year Management Plan [DRAFT 2023 Annual Work Program & 2024-2028 Five-Year Management Plan](#), comments due by June 9:
HLBAC meeting includes input collected on 2023 1 and 5-year plans. GBOS will review the outcome of the service area input on the plans and may have more resolutions to propose after that.
The updated Industrial Park resolution is already under discussion and slated for next month's GBOS meeting.
21. Discuss GBOS goals for 2023/24
GBOS members are encouraged to reach out to Kyle and Margaret to create a list to present in July.
Depending on the scope of the list, this may make a good work session for further discussion and planning.

REPORTS:

22. 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 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:

Parliamentary procedure training for GBOS and Committees
Alyeska Interchange project status

Adjourn 10:25 PM