

ANCHORAGE, ALASKA
AO No. 2024-111, As Amended

AN ORDINANCE OF THE ANCHORAGE MUNICIPAL ASSEMBLY AMENDING ANCHORAGE MUNICIPAL CODE CHAPTER 12.70 TO UPDATE THE AREAS DESIGNATED AS TRANSIT-SUPPORTIVE CORRIDORS AND EXPAND ACCESS TO TAX INCENTIVES FOR MULTI-FAMILY AFFORDABLE AND WORKFORCE HOUSING.

WHEREAS, the Anchorage Municipal Code Section 12.70.080 defines Transit-Supportive Development Corridors to encourage transit-oriented development along key transportation routes; and

WHEREAS, the Municipality of Anchorage seeks to promote sustainable urban growth, improve public transportation infrastructure, and accommodate the increasing need for accessible and efficient public transit options; and

WHEREAS, the current Transit-Supportive Development Corridors map no longer reflects the evolving needs of the community, including changes in population density, employment centers, and future transit development projects; and

WHEREAS, updating the Transit-Supportive Development Corridors map is necessary to align the Municipality's land use and transportation planning efforts with its long-term vision for equitable and sustainable development; and

WHEREAS, updating the Transit-Supportive Development Corridors map is necessary to align the Municipality's land use and transportation planning efforts with its long-term vision for equitable and sustainable development; now therefore

THE ANCHORAGE ASSEMBLY ORDAINS:

Section 1. Anchorage Municipal Code section 12.70.080 is hereby amended to read as follows (*the remainder of the section is not affected and therefore not set out*):

12.70.080 Definitions

In this chapter:

*** *** ***

"*Transit-supportive development corridor*" means those areas [DESIGNATED ON THE CURRENT ANCHORAGE LAND-USE MAP,] substantially as depicted below:

[Replace map with Exhibit A]

*** *** ***

(AO No. 2020-103, § 1, 11-4-20)

Section 2. The Assembly hereby petitions the Planning Department to initiate an amendment to the Anchorage Land Use Plan Map to conform that document to the changes approved in this ordinance, **and consider additional recommendations to change the transit-supportive development corridors map that reflect priority areas to incentivize development, including properties with potential for new housing development that can be located near destinations such as employment centers, grocery stores, or educational facilities..**

Section 3. Pursuant to AS 29.45.050(m), notice is hereby provided that this ordinance, if adopted, or the entirety of Chapter 21.07 may be repealed by the voters through referendum.

Section 4. This ordinance shall be effective immediately upon passage and approval by the Assembly.

PASSED AND APPROVED by the Anchorage Assembly this 17th day of December, 2024.

Christopher Constant

Chair

ATTEST:

Janie Tung

Municipal Clerk



MUNICIPALITY OF ANCHORAGE

ASSEMBLY MEMORANDUM

No. AM 906-2024

Meeting Date: November 6, 2024

From: Assembly Member Martinez

**Subject: AN ORDINANCE OF THE ANCHORAGE MUNICIPAL ASSEMBLY
AMENDING ANCHORAGE MUNICIPAL CODE CHAPTER 12.70 TO
UPDATE THE AREAS DESIGNATED AS TRANSIT-SUPPORTIVE
CORRIDORS AND EXPAND ACCESS TO TAX INCENTIVES FOR
MULTI-FAMILY AFFORDABLE AND WORKFORCE HOUSING.**

The proposed ordinance provides an update to the map in section 12.70.080 which designates those properties as lying within a “transit-supportive corridor” and, as such, potentially having access to the property tax exemptions authorized under chapter 12.70. Specifically, the proposed map connects the two corridors on Muldoon Road and Tudor Road into one contiguous corridor.

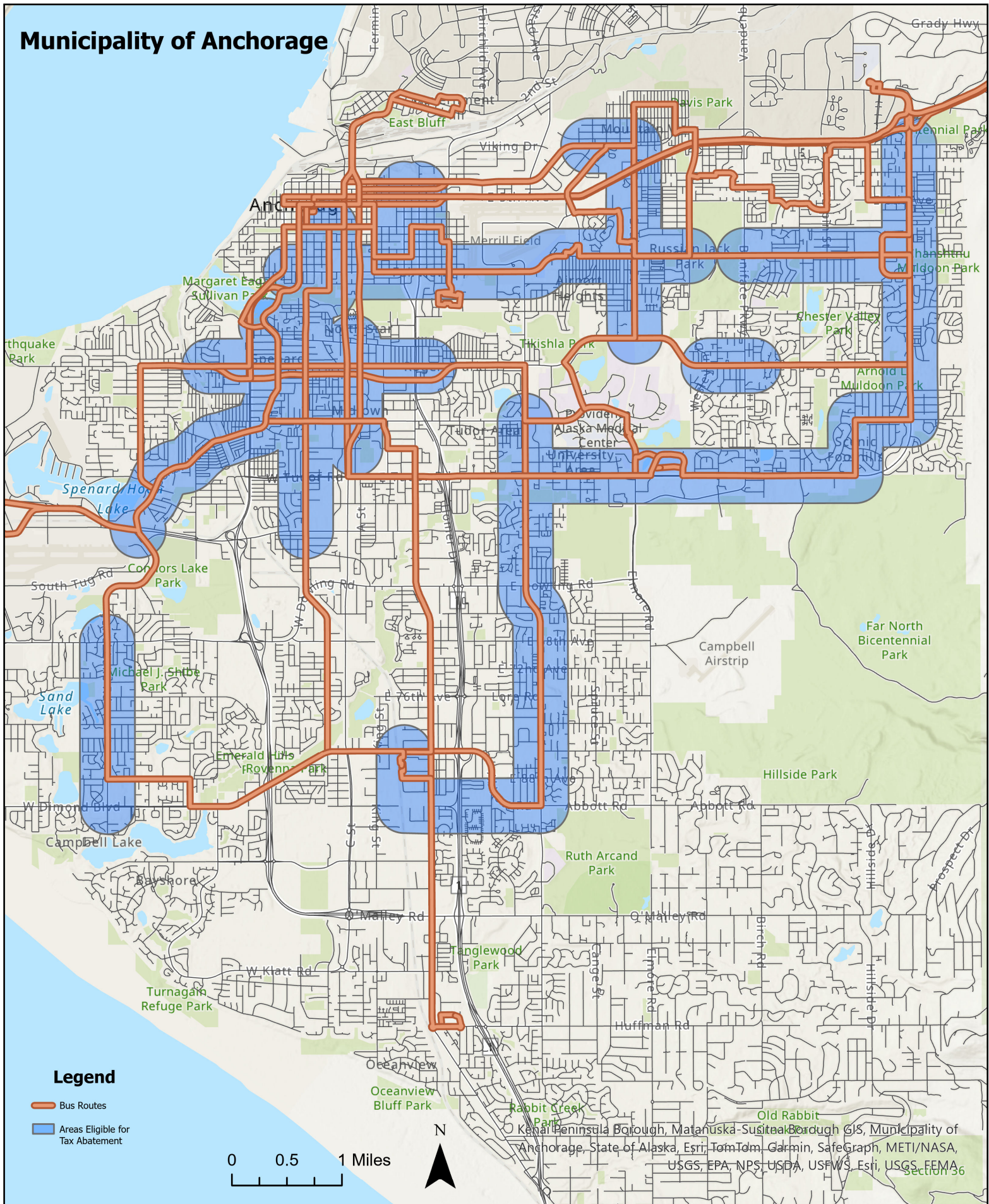
Additionally, the ordinance requests the Planning Department prepare an amendment to the Anchorage Land Use Map to align it with the changes proposed herein.

I request your support for the ordinance.

Prepared by: Assembly Counsel’s Office

Respectfully submitted: George Martinez, Assembly Member
District 5, East Anchorage

Exhibit A





MUNICIPALITY OF ANCHORAGE

Assembly Information Memorandum

No. AIM 213-2024

Meeting Date: December 17, 2024

From: ASSEMBLY VICE CHAIR ZALETEL

Subject: AO 2024-111 - AN ORDINANCE OF THE ANCHORAGE MUNICIPAL ASSEMBLY AMENDING ANCHORAGE MUNICIPAL CODE CHAPTER 12.70 TO UPDATE THE AREAS DESIGNATED AS TRANSIT-SUPPORTIVE CORRIDORS AND EXPAND ACCESS TO TAX INCENTIVES FOR MULTI-FAMILY AFFORDABLE AND WORKFORCE HOUSING.

For the Assembly's consideration, please see the attached map outlining the various proposed amendments to areas covered by the transit supportive corridor definition in AO 2024-111.

Prepared by: Assembly Counsel's Office

Respectfully submitted: Meg Zaletel, Assembly Vice Chair
District 4, Midtown Anchorage

● Additions

▨ Deletions

Proposed Amendments to Exhibit A

