



HALO, Neighbors!

The Newsletter of the Home And Landowners Organization, Inc.
January 2014

**HALO's mission is advocacy and education
related to living on the Hillside.**

Our next meeting is
Thursday January 2.

Join us at the
Holy Spirit Center
at the corner of O'Malley and Hillside at 7:00pm.

MESSAGE FROM THE PRESIDENT

It's getting close to the end of '13 so here's wishing you a happy new year! It's going to be a great one. Sure there will be challenges. But all you readers are hard working creative types and there's nothing you can't take on as part of a group like HALO.

The state budget is in turmoil. That will impact every one of us in some way. We made a special invite to all of our Hillside legislators to get a preview of the upcoming session.

We went though a slow home building time the past few years but that seems to have changed in the past year. Loads of new homes being built on the Hillside can chafe at some people but with the Hillside District Plan in place, we have a tool to help guide that development so it looks a lot like we are used to.

If the O'Malley and Abbott road projects proceed as planned, this will be our last placid road construction season for a while. Enjoy it.

New things to puzzle over come up all the time and some old ones bounce back again. HALO will help you continue to keep an eye on things.

Submitted by John Weddleton 317-0222

REPORT CARD FOR THE HILLSIDE DISTRICT PLAN Too often, expensive area plans sit ignored on a lonely shelf. Not so for the HDP. Your friends at HALO have dog eared copies we have used to guide development a number of times since 2010. At this meeting, we'll work on a 'report card' to track of how well we are doing at getting

Agenda HALO Board Meeting

January 2, 2014 7:00pm

Holy Spirit Center, Anchorage

Approval of Agenda:

Approval of Minutes: November

Treasurer's Report:

Legislative/Assembly report:

President's Report:

Committee Reports:

- Hillside District Plan Implementation
- Parks Dedication
- O'Malley Phase 1 roundabout

Old Business:

- A. Bylaws changes regarding inconsistent references to renters and land and home owners
- B. Hillside Intersection Study
- C. O'Malley Road and the Commodore Conundrum
- D. Football Stadium at South High

New Business:

1. Legislative Preview
2. Amendment to HDP
3. Design Criteria Manual
4. Hillside District Plan Report Card

Announcements:

Adjournment : 9:00 pm



the suggestions of the plan implemented. There is plenty of work to be done, but also some real accomplishments.

Submitted by John Weddleton 317-0222

SOUTH HIGH FOOTBALL STADIUM BACK TO THE PLANNING COMMISSION We huddled over this just a year ago, eventually joining the neighborhood's stance against building the stadium. When it went to the PZC, they punted it back to the football booster club and the school district for more work to address neighborhood concerns. According to Dwayne Adams, a consultant working on the modifications, there have been substantial changes to the design of the bleachers on the south side near the neighborhood to address noise. They propose to box in the back and sides of the bleacher, to extend a wall 6' higher than the back of the bleachers and to coat the bleachers with a sound deadening surface. They are still testing treatments for the bleachers including possibly adding foam to the under side. Mr. Adams felt that previous changes to the speaker system and light shrouding addressed other concerns for light pollution and noise.

This is PZC Case 2013-002: Amended Site Plan Review for South Anchorage High School for Football/Soccer Field Amenities to Consider Noise, Lighting, Traffic, And Parking Impacts. There will be a public hearing at the PZC on January 13. See <http://munimaps.muni.org/website/htmlviewer/generic/casebody.asp?case=2013-002> or contact Edie Knapp Knapp_Edie@asdk12.org 348-5207 or 242-1148. HALO's resolution on this from last year is posted at <http://anchoragehalo.org/Resolutions/SAHS%20Football%20Stadium%20PZC%202013-002%20%20%2012-13-12.pdf>.

Submitted by John Weddleton 317-0222

DESIGN CRITERIA MANUAL REVIEW The Assembly earlier this month put changes to the DCM under its purview with assistance from the PZC. The PZC's first review will be case 2014-002 on Monday, Jan 13, 2014. Documentation is available for viewing at the following link:

http://www.muni.org/Departments/works/project_management/Pages/DesignCriteriaManual.aspx

2014-002 Review of the Design Criteria Manual, January 2007 by the Planning and Zoning Commission for recommendation(s) to the Assembly in accordance with AR No. 2013-296(S). Documentation is available for viewing at the following link:

http://www.muni.org/Departments/works/project_management/Pages/DesignCriteriaManual.aspx

AMENDMENTS TO THE HILLSIDE DISTRICT PLAN SHOULD MAKE US NERVOUS. A proposed amendment going to the Planning Commission Feb 10 relates to the developments you've seen at the Abbott Loop Christian Center (the one whose roof collapsed a couple years ago.) Property there was rezoned to higher density that matches the zoning across the street and makes sense for residential surrounding a town center.

The amendment would make a change to the HDP's Land Use Plan Map for Lumen Park Subdivision to Residential-Medium Intensity, greater than 15-35 dwelling units per acre.. Usually it should be simultaneous or the map should be changed first. On the picture show here, it would change

Map 2.1

Hillside Land Use Plan



some of the dark green for the church and school to the orange just south of it. This development has proven popular so more homes are being built than originally planned.

The development is called 'Trailside Heights' so it is surprising there is no easy way for residents to access the nice network of trails in Ruth Arcand Park!

This is Planning and Zoning Case 2014-016. If you want more info contact Glenn Gellert at gellert@ak.net
Day Phone: 907-277-2663.

Submitted by John Weddleton 317-0222

CROWDED COMMODORE As a follow-up to November's meeting, Jill Missal will bring a proposed resolution regarding alleviation of traffic problems on Commodore. Since November's meeting, a decision was made on short term handling of access to H2Oasis and Commodore as part of the upcoming O'Malley Road rebuild. The consultants reported on 12/11:

After considering feedback from project stakeholders and carefully evaluating the alternatives outlined in Kinney Engineering's study, DOT&PF has determined that pursuing Alternative G parallel left turn lanes on O'Malley Road best meets the desire for left-turn access onto Chelea Street, at this time. DOT&PF is currently revising the design to incorporate the parallel left-turn lanes.

HALO Website The HALO web site at <http://www.anchoragehalo.org> has current information, history, and links to everything important on Hillside, including the final version of the Hillside District Plan. HALO's Bylaws are available at all meetings and are posted here:
<http://www.anchoragehalo.org/ByLaws%202010%20amended%20May.pdf>

HALO BOARD OF DIRECTORS

President: John Weddleton, Vice-President: Rodney Powell, Past President: Wayne Westberg,
Treasurer: Christine Monette, Secretary: Chris Hamre.

Board Members: Kurt Rein, Bill Lamoreaux, Susan Olsen, Peter Johnson, Matt Moore. Matt Burkholder, Pat Abney, Mike Kenny, Don Fall and Lance Powell.

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IF YOU ARE GETTING THIS NEWSLETTER, YOU MUST BE A MEMBER OF HALO.

You probably have some good reasons for being a member.

How about sharing those good ideas with your neighbors and asking them to join?

Let them know HALO is supported by membership dues and donations. The dues are just \$10 per year. Their participation ensures the future of this worthwhile organization. They can fill out the form and return to:

HALO, PO Box 110096, Anchorage, AK 99511

or go to www.anchoragehalo.org and join via Paypal.

Name: _____

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_____ New Member _____ Renewal \$10/yr /family dues