

Valli Vue Estates Property Owners Association

Association Management of Alaska- Managing Agent, 911 W 8th Ave, Anchorage, AK 99501

Dear Russell, Kirk, Paul, Diane, and Drew,

We are writing to formally inform the Valli Vue LRSA Board of a response received from Quincy Hansell Arms, Managing Assistant Municipal Attorney for the Municipality of Anchorage, dated October 31, 2024, to Valli Vue HOA's attorney Sam Gottstein, regarding the LRSA's ability to address homeowner concerns stemming from the 2020 ditching project.

As communicated by Quincy:

"I heard back from our friends in Right-of-Way, and the response is simply that the LRSA board could complete any of these projects with approval from the Municipality's Right-of-Way department. The LRSA would need to propose what they would like to do. After review, Right-of-Way would decide if it is allowable and if any permits are required. Approval of other departments may be required, such as the request to replace road sign foundations, which would need approval from Traffic."

The homeowner concerns Quincy referenced in this response include the following:

- Repairing or replacing fully or partially eroded RAP shoulders;
- Fixing the width and angle of RAP shoulders to ensure that they are walkable;
- Smoothing transitions from ditches to adjacent private properties;
- Removing rocks from ditches and adding topsoil to facilitate hydroseeding;
- Hydroseeding ditches;
- Removing defunct heat pipes that were partially extracted from culverts during the prior ditching project; and
- Fixing or replacing foundations for road signs that are now exposed.

This response makes it clear that the LRSA Board has the authority to address these concerns, provided that the appropriate approvals are obtained from the Municipality's Right-of-Way department and other relevant municipal offices.

With this clarification, we hope the LRSA Board as a whole will heed all of the community's concerns and take steps to plan and implement the necessary remediation. Additionally, we encourage the Board to explore funding sources beyond Valli Vue tax dollars wherever possible to minimize the financial burden on our community.