

## REGULAR MEETING AGENDA

- 1. Call to Order**
- 2. Approval of Agenda**
- 3. Public Comment**

The public may speak to the Planning Commission regarding matters on the agenda that are not scheduled for public hearing or plat consideration. (3 minute time limit).
- 4. Reconsideration**
- 5. Adoption of Consent Agenda**

All items on the consent agenda are considered routine and non-controversial by the Planning Commission and are approved in one motion. There will be no separate discussion of these items unless requested by a Planning Commissioner or someone from the public, in which case the item will be moved to the regular agenda and considered in normal sequence.

A. Approval of Minutes of February 18, 2015 meeting **Page 1**
- 6. Presentations**
- 7. Reports**

A. Staff Report PL 15-17, City Planner's Report **Page 7**
- 8. Public Hearings**

Testimony limited to 3 minutes per speaker. The Commission conducts Public Hearings by hearing a staff report, presentation by the applicant, hearing public testimony and then acting on the Public Hearing items. The Commission may question the public. Once the public hearing is closed the Commission cannot hear additional comments on the topic. The applicant is not held to the 3 minute time limit.

A. Staff Report PL 15-18 Draft ordinance for Site Development Requirements **Page 9**
- 9. Plat Consideration**
- 10. Pending Business**

A. Staff Report PL 15-19 Draft ordinance for the Bridge Creek Watershed Protection District. **Page 13**
- 11. New Business**

A. Staff Report PL 15-20 Land Allocation Plan **Page 17**
- 12. Informational Materials**

A. City Manager's Report from the March 9<sup>th</sup> City Council Meeting **Page 19**
- 13. Comments of the Audience**

Members of the audience may address the Commission on any subject. (3 minute time limit)
- 14. Comments of Staff**
- 15. Comments of the Commission**
- 16. Adjournment:** Next regular meeting is scheduled for April 1, 2015. A work session will be held at 5:30 pm. Meetings will adjourn promptly at 9:30 p.m. An extension is allowed by a vote of the Commission.



Session 15-04, a Regular Meeting of the Homer Advisory Planning Commission was called to order by Chair Stead at 6:30 p.m. on February 18, 2015 at the City Hall Cowles Council Chambers located at 491 E. Pioneer Avenue, Homer, Alaska.

PRESENT: COMMISSIONERS BOS, BRADLEY, ERICKSON, HIGHLAND, STEAD, STROOZAS, VENUTI

STAFF: CITY PLANNER ABBOUD  
DEPUTY CITY CLERK JACOBSEN

### **Approval of Agenda**

Chair Stead called for a motion to approve the agenda.

HIGHLAND/BRADLEY SO MOVED.

There was no discussion.

VOTE: NON OBJECTION: UNANIMOUS CONSENT

Motion carried.

### **Public Comment**

The public may speak to the Planning Commission regarding matters on the agenda that are not scheduled for public hearing or plat consideration. (3 minute time limit).

None

### **Reconsideration**

### **Adoption of Consent Agenda**

All items on the consent agenda are considered routine and non-controversial by the Planning Commission and are approved in one motion. There will be no separate discussion of these items unless requested by a Planning Commissioner or someone from the public, in which case the item will be moved to the regular agenda and considered in normal sequence.

A. Approval of Minutes of February 4, 2015 meeting

Chair Stead called for a motion to approve the consent agenda.

HIGHLAND/BOS SO MOVED.

There was no discussion.

VOTE: NON OBJECTION: UNANIMOUS CONSENT

Motion carried.

**Presentations**

None

**Reports**

- A. Staff Report PL 15-13, City Planner's Report

City Planner Abboud reviewed the staff report. There was brief discussion explaining the notification process for the natural gas line assessments.

**Public Hearings**

Testimony limited to 3 minutes per speaker. The Commission conducts Public Hearings by hearing a staff report, presentation by the applicant, hearing public testimony and then acting on the Public Hearing items. The Commission may question the public. Once the public hearing is closed the Commission cannot hear additional comments on the topic. The applicant is not held to the 3 minute time limit.

None

**Plat Consideration**

None

**Pending Business**

- A. Staff Report PL 15-14, Bridge Creek Watershed Protection District

City Planner Abboud reviewed the staff report.

Commissioner Highland questioned if they want legislation that requires testing leach fields in the area once in a while and what they could do about it.

Commissioner Erickson commented in support of including allowance for a small shed or green house in the ordinance. It is something they had talked about previously.

Commissioner Stroozas added that he would like to see the 500 square feet of uncovered added as well. He is also interested in working on line 45 regarding impervious coverage of driveways and sidewalks. It seems to be very subjective and as he mentioned in the worksession other areas of the ordinance are very objective regarding percentages. He agrees they need to get into the septic tank issue and would like to see if there is a way to incorporate it into the ordinance. He agrees with Ms. Highland in that if property owners in the area don't get their septic tank pumped until there is a problem after 5 or 6 years, then it causes problems. Getting it pumped on a routine basis and the City helping with all or some of the cost would enable the owner to know if he or she has a problem with their leach field and fix it before it goes on for years and possibly harms the water shed. There are a lot of positives that come from routine maintenance.

The Commission discussed current mitigation plan information and impervious coverage. City Planner Abboud said the idea is to get a mitigation plan that addresses a 10 year three hour storm, and he can look at other plans where driveways have been excluded depending on engineer certification.

STROOZAS/BOS MOVED TO AMEND LINE 45 OF THE DRAFT THAT STATES "FOR THE PURPOSE OF CALCULATING IMPERVIOUS COVERAGE ON LOTS SMALLER THAN TWO AND ONE HALF ACRES, DRIVEWAYS AND WALKWAYS MAY BE PARTIALLY OR FULLY EXCLUDED FROM THE CALCULATION DEPENDING UPON THEIR DEGREE OF IMPERVIOCIETY IF CONSTRUCTED AND MAINTAINED IN ACCORDANCE WITH A MITIGATION PLAN SUBMITTED AND APPROVED IN ACCORDANCE WITH SUBSECTION (A)(3) OF THIS SECTION.

City Planner Abboud suggested something directing the Planner to make more objective standards for determination of exclusion of items in this paragraph.

There was brief discussion regarding the wording of the motion.

Commissioner Highland called for the question.

There was no objection to the call for the question.

VOTE: YES: ERICKSON, STROOZAS  
NO: BOS, STEAD, HIGHLAND, VENUTI, BRADLEY

Motion failed.

HIGHLAND/STROOZAS MOVED TO RETURN NUMBER ONE UNDER ITEM B ON LINE 45 BACK TO THE PLANNER TO CREATE MORE OBJECTIVE STANDARDS FOR EXCLUSION FROM IMPERVIOUS CALCULATION.

There was no further discussion.

VOTE: YES: HIGHLAND, ERICKSON, STEAD, VENUTI, STROOZAS, BRADLEY  
NO: BOS

Motion carried.

B. Staff Report PL 15-16, Towers

The Commission briefly discussed the information from The Center for Municipal Solutions, an organization that has industry experts, is set up to assist with the creation of ordinances, and can do review, enforcement, or whatever we would need them to do. The idea is their review is paid by the applicant, so it wouldn't cost the city, but it is a significant amount of money. It was suggested this may be cost prohibitive to an applicant, and point was raised that putting up a tower is very costly to begin with, so it may not. City Planner Abboud wasn't sure of the cost of their service for Alaska.

City Planner Abboud and the Commission reviewed the ordinance information and revisions included in the staff report.

Discussion included:

- Essential services shouldn't be an exemption and telecommunications could be considered an essential service. The Environmental Protection Agency will require any utility or service using federal funds to construct will have to go through an environmental assessment. If an essential service wants to build a tower in excess of our height requirement, they should still have to come in for a CUP.
- The 1.1x setback is agreeable.
- 12 months is acceptable relating to reconstruction and replacement and also abandonment.
- Including review by a group like The Center for Municipal Solutions within the standards for approval of new tall structures. This company shouldn't be called out by name in code as there may be others offering the service.
- Continue working on and getting legal review of the draft ordinance, height requirements, and restrictions.

### **New Business**

#### **A. Staff Report PI 15-15, Zoning for Marijuana**

City Planner Abboud reviewed the staff report.

There was discussion that the City can adopt local regulations but they can't make them less restrictive than the state regulations. Opposition was expressed to cultivation being allowed in the GC1 and EEMU districts.

They acknowledged the work the state is doing and that it may be beneficial to wait to see what the legislators come up with first. It seems many of the other communities are stepping back to see what the state and larger cities are doing. Forming a local advisory board would be a good step in the process as it will allow a group of people time to focus on the topic and allow the city and residents to be actively engaged in the process.

**HIGHLAND/BOS MOVED THAT THE COMMISSION RECOMMENDS COUNCIL FORM A LOCAL ADVISORY BOARD FOR MARIJUANA REGULATIONS.**

There was discussion the Commission will still have an opportunity to address zoning relating to the allowable uses and restrictions in the districts.

**VOTE: YES: STEAD, BRADLEY, STROOZAS, BOS, HIGHLAND, VENUTI  
NO: ERICKSON**

Motion carried.

There was brief discussion of requiring a CUP for anyone who wants to establish a growing operation or retail operation in the city. It was suggested that it not be considered all areas, but address allowing by CUP in the CBD, Town Center, GC1, and EEMU.

### **Informational Materials**

- A. City Manager's report for February 9, 2015 Council Meeting
- B. KPB Plat Committee Decision on Tietjen Church of Christ Addition Preliminary Plat

### **Comments of the Audience**

Members of the audience may address the Commission on any subject. (3 minute time limit)

Lindianne Sarno, city resident, commented that apparently the state is doing a thorough job in drafting regulation and encouraged the city to wait to see what comes from the State Legislature. She thinks it will be good legislation for people on both sides of the issue. If the city does propose an ordinance we need to be careful and ensure we don't deny ourselves of tax revenue that we could really benefit from. Both Homer and Alaska's tax base can be very diversified by this development. She noted medical cannabis is also part of this and currently there are some extremely sick people in Homer who have to go the lower 48 for treatment and Alaska loses when people have to leave the state for treatment. Lastly she encouraged them to consider an allowance for cultivation for agricultural hemp, which is different from medicinal or recreational hemp.

Wes Schatt, borough resident and member of Kachemak Cannabis Coalition, said they look forward to working with the City on this. He commented this all comes down to personal responsibility. There is a drug and alcohol problem in town and that includes pharmaceuticals. Cannabis seems to be one of the least bad of the things going on here and it's been around the town forever.

City Manager Yoder commented to the Commission that the Economic Development Advisory Commission has been discussing low incoming housing and how to get housing prices lower. One thing that keeps coming up is getting utilities. With most land it seems the cost of the local improvement district is more than the value of the lot. He referenced the Lillian Walli subdivision and a proposed improvement district in the area. In talking with the Public Works Director about what's allowed in code, he asked if there is a way to make this work like PUD's or cluster developments. One issue in the subdivision is there are multiple owners, and another is the restriction in the code. The Public Works Director said building the subdivision out the way it is now could cost up to \$80,000 per lot. He wanted to bring it to the Commissions attention.

### **Comments of Staff**

None

### **Comments of the Commission**

Commissioner Stroozas said tonight's discussion was good and he will be absent at the next two meetings.

Commissioner Venuti said it was an interesting meeting.

Commissioner Bos commented that there are lots of interesting topics and lots of interesting points of view. It was a good meeting.

Commissioner Erickson had no comment.

Commissioner Bradley agrees there are many interesting topics. Having grown up in Homer she never thought this would come to the plate, but here we are.

Commissioner Highland said Mr. Yoder brought up an interesting comment. She doesn't know if they can have it on their next meeting. She thinks it's important to address.

Chair Stead said he thought Mr. Yoder was expressing that there are other ways to address the Lillian Walli Subdivision than forming an assessment district and it may be worth talking to him directly first. He thought it was a good meeting.

### **Adjourn**

There being no further business to come before the Commission, the meeting adjourned at 8:31 p.m. The next regular meeting is scheduled for March 4, 2015 at 6:30 p.m. in the City Hall Cowles Council Chambers. A worksession will be held at 5:30 p.m.

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MELISSA JACOBSEN, CMC, DEPUTY CITY CLERK

Approved: \_\_\_\_\_



# City of Homer

[www.cityofhomer-ak.gov](http://www.cityofhomer-ak.gov)

## Planning

491 East Pioneer Avenue  
Homer, Alaska 99603

[Planning@ci.homer.ak.us](mailto:Planning@ci.homer.ak.us)

(p) 907-235-3106

(f) 907-235-3118

### STAFF REPORT PL 15-17

TO: Homer Advisory Planning Commission  
FROM: Rick Abboud  
MEETING: March 18, 2015  
SUBJECT: City Planner's Report

**Towers:** We're waiting to hear back from the city attorney.

**Strategic Doing:** The consensus is that the initial priorities set by the council have been dealt with. Moving forward, Homer's Port is being considered by the Alaska Liquid Natural Gas (AKLNG) consortium, but the Legislature is also considering delaying the AKLNG project. The Port is looking at ways to encourage a fresh fish market so moorage, crane and ice fees are being discussed.

**Trail Construction:** Public Works is constructing the Shellford and Danview Trails. The Shellford Trail heads uphill from Sunny's Service to Lee Street, a 200 ft long foot path and the Danview Trail is between Bartlett and Hohe Street. Both will be a 6 ft wide gravel pathways. The West Homer Elementary Trail between Forest Glen and WHE should be finished by late summer.

**Natural Gas Special Assessment District:** You probably stood in line to sign for your certified mailing stating that objections must be received by March 16<sup>th</sup>. To date, a stack of objections have been submitted. On March 16<sup>th</sup> the City Council will determine the validity of the objections.

**Zoning for Marijuana:** Your recommendation to form a Local Advisory Board for the regulation of marijuana has been forwarded to the City Council.

**Training:** Travis attended the Flood Plain Management course in Anchorage, so both Dotti and Travis are now Certified Floodplain Managers. Travis and I will be attending the APA National Convention held in Seattle April 18-21. We don't have funds for travel, but if you're in the Seattle April 18-21st we have funds to cover the conference fees.

**Future speakers:** We have invited the Kachemak Heritage Land Trust to "present" at a future work session. If there are others you would like to invite, let us know.

**All-Hazard Mitigation Plan Update Town Hall Meeting** is scheduled for Friday, April 17<sup>th</sup>, 6:00pm-8:00pm. The public is encouraged to offer their input on what they perceive to be potential hazards to Homer.



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(p) 907-235-3106  
(f) 907-235-3118

## Staff Report PL 15-18

TO: Homer Advisory Planning Commission  
FROM: Rick Abboud, City Planner  
DATE: February 18, 2015  
SUBJECT: Draft ordinance amending 21.50 Site Development Requirements

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### Introduction

Currently, the reseeding requirements provide 16 months in which to reseed or revegetate soils disturbed by development. The Planning Commission has reviewed this policy and proposes that the city adopt a 9 month timeframe for revegetation of disturbed soils.

### Analysis

The Planning Commission believes that the allowance of 9 months for reseeding/revegetation is a more appropriate standard for which to protect environmental functions and characteristics as desired in the Comprehensive Plan. The possibility of a site having exposed soils for more than an entire growing season is greatly reduced. This requirement will require that more thought and planning be given to environmentally friendly development techniques while reducing the opportunity for the migration of disturbed soils offsite.

**Staff Recommendation:** Hold public hearing and make recommendation for adoption of the proposed amendment to the City Council.

### Attachments:

1. Memorandum PL15-01
2. Draft Ordinance 15-xx



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(p) 907-235-3106

(f) 907-235-3118

## Memorandum PL 15-01

TO: Homer Advisory Planning Commission

FROM: Rick Abboud, City Planner

DATE: March 18, 2015

SUBJECT: Draft Ordinance 14-XX Amending HCC 21.50.020 and 21.50.030 Site Development Standards - Revegetation

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**This memo contains the planning staff review of the zoning code amendment as required by HCC 21.95.040.**

**21.95.040 Planning Department review of code amendment.** The Planning Department shall evaluate each amendment to this title that is initiated in accordance with HCC 21.95.010 and qualified under HCC 21.95.030, and may recommend approval of the amendment only if it finds that the amendment:

**a.** Is consistent with the comprehensive plan and will further specific goals and objectives of the plan.

Discussion: Comprehensive Plan Chapter 4, Goal 2: "Maintain the quality of Homer's natural environment and scenic beauty." A strategy stated to accomplish this goal includes "recommend that appropriate standards be adopted so that where development does occur it is designed to respect environmental functions and characteristics." Examples giving include "site development policies for drainage, vegetation, and grading." This amendment is directly correlated toward accomplishing this goal.

*Staff response:* This amendment is consistent with the Comprehensive Plan.

**b.** Will be reasonable to implement and enforce.

*Staff response:* This code amendment will be reasonable to implement and enforce. It does not require the creation of any additional processes than currently exists.

**c.** Will promote the present and future public health, safety and welfare.

*Staff response:* The public health, safety and welfare is held in higher regard as the amendment provides a higher standard for the protection from the negative effects of exposed soils.

**d.** Is consistent with the intent and wording of the other provisions of this title.

*Staff response:* This amendment is consistent with the intent and wording of other provisions of this title. The amendments have been reviewed by the City Attorney and are deemed consistent with the intent and wording of the other provision of this title.

**21.95.010 Initiating a code amendment.**

*Staff response:* The Planning Commission initiated the code amendment at the February 4th, 2015 Work Session, per 21.95.010(b).

**21.95.030 Restriction on repeating failed amendment proposals.**

*Staff response:* This section of code is found to be not applicable.

**CITY OF HOMER  
ORDINANCE 15-XX**

City Manager

AN ORDINANCE OF THE HOMER CITY COUNCIL AMENDING  
SUBSECTION (c) OF HOMER CITY CODE 21.50.020, SITE  
DEVELOPMENT STANDARDS – LEVEL ONE, AND SUBSECTION  
(a) OF HOMER CITY CODE 21.50.030, SITE DEVELOPMENT  
STANDARDS – LEVEL TWO, TO REQUIRE REVEGETATION OF  
EXPOSED, CLEARED, FILLED AND DISTURBED SOILS WITHIN 9  
MONTHS.

THE CITY OF HOMER ORDAINS:

Section 1. Subsection (c) of Homer City Code 21.50.020, Site development standards –  
Level one, is amended to read as follows:

c. Landscaping Requirements. All development activity on lands shall conform to the  
following:

1. Development activities shall not adversely impact other properties by causing  
damaging alteration of surface water drainage, surface water ponding, slope failure,  
erosion, siltation, intentional or inadvertent fill or root damage to neighboring trees, or  
other damaging physical impacts. The property owner and developer shall take such  
steps, including installation of culverts or buffers, or other methods, as necessary to  
comply with this requirement.

2. Upon completion of earthwork, all exposed slopes and all cleared, filled, and  
disturbed soils shall be protected against subsequent erosion by methods such as, but  
not limited to, landscaping, planting, and maintenance of vegetative cover.

3. All exposed, cleared, filled and disturbed soils shall be revegetated within ~~9~~<sup>16</sup>  
months following the initiation of earthwork. Natural revegetation is acceptable if the  
site naturally revegetates within that ~~9~~<sup>16</sup>-month period. If natural revegetation is not  
successful within that ~~9~~<sup>16</sup>-month period, the property owner and developer shall  
revegetate by other means no later than the end of that ~~9~~<sup>16</sup>-month period.

Section 2. Subsection (a) of Homer City Code 21.50.030, Site development standards –  
Level two, is amended to read as follows:

a. Site Development.

1. Development shall not adversely impact other properties by causing  
damaging alteration of surface water drainage, surface water ponding, slope failure,  
erosion, siltation, or root damage to neighboring trees, or other adverse effects.

2. Upon completion of earthwork, all exposed slopes and all cleared, filled, and  
disturbed soils shall be protected against subsequent erosion by methods such as, but  
not limited to, landscaping, planting, and maintenance of vegetative cover.

[**Bold and underlined added.** Deleted language stricken through.]

44 3. All exposed, cleared, filled and disturbed soils shall be revegetated within 9±6  
45 months following the initiation of earthwork.

46  
47 Section 3. This Ordinance is of a permanent and general character and shall be  
48 included in the City Code.

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50 ENACTED BY THE CITY COUNCIL OF HOMER, ALASKA, this \_\_\_\_ day of  
51 \_\_\_\_\_ 2015.

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53 CITY OF HOMER

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57 MARY E. WYTHE, MAYOR

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59 ATTEST:

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63 JO JOHNSON, MMC, CITY CLERK

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66 AYES:

67 NOES:

68 ABSTAIN:

69 ABSENT:

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72 First Reading:

73 Public Hearing:

74 Second Reading:

75 Effective Date:

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78 Reviewed and approved as to form:

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81 \_\_\_\_\_  
82 Marvin Yoder, City Manager

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85 \_\_\_\_\_  
86 Thomas F. Klinkner, City Attorney

87  
88 Date: \_\_\_\_\_

89  
90 Date: \_\_\_\_\_



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### Staff Report PL 15-19

TO: Homer Advisory Planning Commission  
THROUGH: Rick Abboud, City Planner  
FROM: Julie Engebretsen, Deputy City Planner  
DATE: March 18, 2015  
SUBJECT: Draft ordinance for the Bridge Creek Watershed Protection District.

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### Introduction

Under current code, when a land owner submits a mitigation plan, part or all of the driveway area can be excluded from the total 6.4% coverage. At the last meeting, the Commission directed staff to create more objective standards for excluding a driveway or walkway from the impervious coverage calculation.

- Staff used the information from the Stormwater and Meltwater Management and Mitigation handbook for information on calculating runoff. (Commissioners should all have a copy; if not let staff know) Public Works Director Carey Meyer provided a similar example back in November. Staff used the handbook coefficients to write code language stating how storm water runoff shall be calculated. Under current code, part or all of the impervious coverage for a driveway or walkway may be excluded. This code amendment would use published runoff coefficients. Driveways and gravel roads have an impervious coverage of 70%, and all roof areas 90%. (See page 33).

**Staff Recommendation:** Discuss the proposed requirements for a mitigation plan, and make any amendments. Move to public hearing when ready. Staff will submit it to the attorney prior to hearing as some of the language could be further refined.

### Attachments

Draft Ordinance 3/12/15 version  
Example from Carey Meyer dated 11/2014

CITY OF HOMER  
ORDINANCE 15-xx

AN ORDINANCE OF THE HOMER CITY COUNCIL AMENDING  
HOMER CITY CODE 21.40.070, REQUIREMENTS, REGARDING  
STANDARDS FOR IMPERVIOUS COVERAGE IN THE BRIDGE  
CREEK WATERSHED PROTECTION DISTRICT.

THE CITY OF HOMER ORDAINS:

Section 1. Homer City Code 21.40.070, Requirements, is amended to read as follows:

21.40.070 Requirements. The requirements of this section shall apply to all structures and uses in the BCWP district unless more stringent requirements are required pursuant to Chapter 21.71 HCC. The City of Homer water utility is exempt from this section.

a. Impervious Coverage.

1. Lots two and one-half acres and larger shall have a maximum total impervious coverage of 4.2 percent.

2. Lots smaller than two and one-half acres shall have a maximum total impervious coverage of 4.2 percent, except as provided in subsection (a)(3) of this section. -

3. Lots smaller than two and one-half acres may be allowed impervious coverage up to 6.4 percent if (a) the owner submits a lot-specific mitigation plan for the City Planner's ~~Planning Commission's~~ approval, and (b) if approved, thereafter implements and continuously complies with the approved plan. The mitigation plan must be designed to mitigate the effect of impervious coverage on water flow and the effect of loss of vegetation created by the impervious coverage and shall comply with the following performance standards:

a. Disturbed areas shall be reseeded by August 31<sup>st</sup>

b. Storm water retention for the proposed new impervious surface must be provided on site.

1. The post-development stormwater discharge rate shall not exceed the pre-development peak discharge rate (PDR) for the 10-year frequency storm event, consisting of rainfall for a period of three consecutive hours at a rate of one-half inch per hour.

2. Retention may be provided in the form of one or a combination of dry wells, rain barrels, rain gardens, foot drain retention or other method approved by the City Planner.

c. For the purpose of calculating impervious coverage for mitigation plans on lots smaller than two and one-half acres, driveways and walkways may be calculated as 70% impervious and structures as 90% impervious.

[**Bold and underlined added.** Deleted language stricken through.]

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b. Impervious Coverage Calculations.

~~1. For the purpose of calculating impervious coverage on lots smaller than two and one-half acres, driveways and walkways may be partially or fully excluded from the calculation, if constructed and maintained in accordance with a mitigation plan, submitted and approved in accordance with subsection (a)(3) of this section.~~

Section 2. This Ordinance is of a permanent and general character and shall be included in the City Code.

ENACTED BY THE CITY COUNCIL OF HOMER, ALASKA, this \_\_\_\_ day of \_\_\_\_\_ 2014.

CITY OF HOMER

\_\_\_\_\_  
MARY E. WYTHER, MAYOR

ATTEST:

\_\_\_\_\_  
JO JOHNSON, MMC, CITY CLERK

AYES:  
NOES:  
ABSTAIN:  
ABSENT:

First Reading:  
Public Hearing:  
Second Reading:  
Effective Date:

Reviewed and approved as to form:

\_\_\_\_\_  
\_\_\_\_\_, City Manager

\_\_\_\_\_  
Thomas F. Klinkner, City Attorney

Date: \_\_\_\_\_

Date: \_\_\_\_\_

[**Bold and underlined added**. Deleted language stricken through.]



From C Meyer 11/2010

### Bridge Creek Water Shed (BCWS) Impermeable Surface Area Regulation Changes Stormwater Runoff Calculation - Mitigating Detention Volume Calculations

Assumptions:

- 1) Use Rational Method:  $Q = C \times I \times A$
  - 2) Design for a 2 YR - 3 HR Storm (.5 in/hr)
  - 3) Proposed new regulation provides for an additional 4 acres of impermeable surface within the BCWS.
- The new regs will only apply to lots less than 3 acres (93 lots). 4 acres x 43,560 sf per acre/93 lots = 1875 sf/lot (average)  
Also allowed will be an additional 500 SF of deck and 200 SF accessory structure.

Pre-Development Runoff:	A	A	C	I	Q	Q	V	V
	Area (sf)	Area (acres)	Runoff Coeff.	Rainfall Intensity (in/hr)	Flow 1 hr (cf/sec)	Flow 1 hr (cf/hr)	Volume 3 hr (cf)	Volume 3 hr (gallons)
Average Additional SF	1875	0.0430	0.15	0.5	0.0032	11.62	35	261
Deck	500	0.0115	0.15	0.5	0.0009	3.10	9	70
Accessory Structure	200	0.0046	0.15	0.5	0.0003	1.24	4	28
		0.0591			0.0044	15.96	48	358

Post Development Runoff:	A	A	C	I	Q	Q	V	V
	Area (sf)	Area (acres)	Runoff Coeff.	Rainfall Intensity (in/hr)	Flow 1 hr (cf/sec)	Flow 1 hr (cf/hr)	Volume 3 hr (cf)	Volume 3 hr (gallons)
Additional Impermeable SF	1875	0.0430	0.9	0.5	0.019	69.7	209	1565
Deck	500	0.0115	0.75	0.5	0.0043	15.50	46	348
Accessory Structure	200	0.0046	0.9	0.5	0.0021	7.44	22	167
		0.0591			0.0257	92.67	278	2079

Difference Between Pre and Post (Required Detention Volume for 3 hr Storm) =

230	1721
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Detention Pond Sizing	
Pond (9' wide x 9' long x 3' deep) =	243 cf
Pond (8' wide x 12' long x 2.5' deep) =	240 cf



## City of Homer

[www.cityofhomer-ak.gov](http://www.cityofhomer-ak.gov)

## Planning

491 East Pioneer Avenue  
Homer, Alaska 99603

Planning@ci.homer.ak.us  
(p) 907-235-3106  
(f) 907-235-3118

### Staff Report PL 15-20

TO: Homer Advisory Planning Commission  
THROUGH: Rick Abboud, City Planner  
FROM: Julie Engebretsen, Deputy City Planner  
DATE: March 18, 2015  
SUBJECT: Land Allocation Plan

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#### Background

The Land Allocation Plan is a listing of each property the City owns. Each year, the City Council reviews and approves which city properties should be made available for lease, through the Land Allocation Plan. Each Commission provide comments by memorandum to the Council on which lands should be leased. Council will consider the comments, and then pass a resolution adopting the draft plan for the year, including any changes to lots available for lease.

Most City leasing occurs on the Spit and at the airport terminal. A map of the Spit is attached. The Port and Harbor Commission usually provides the most detailed comments about the Spit, as they typically are most familiar with area operations and long term leases. The full Draft 2014 Land Allocation Plan is attached for your convenience.

Below is a list of changes to municipal lands over the past year.

#### Newly leased properties

- Resolution 14-043(A), a new 20 year lease on the Spit to Snug Harbor Seafoods on Lot 13B
- Resolution 14-044, Assignment of Happy Face Lease, Lot 32, for 20 years with two five year renewal options
- Resolution 15-009, Amend US Coast Guard Lease on Gvt Lot 20 to add 20 years, and add an additional 20 one year renewal options

#### Changes to City properties in 2013-2014

- A title search revealed the City does not own the land at the base of the Spit, at the parking lot for the Spit trail head. (its state land)

- The City transferred lands on Scenic Drive to the Kachemak Bay Equestrian Association, to become part of the Cottonwood Horse Park.
- The HERC site was designated as the new public safety building site. Deed restrictions on that site were lifted by the Kenai Peninsula Borough.
- The Diamond Creek Management Plan was accepted by the state for the City Forest Legacy lands.
- City Council approved funding for a new picnic shelter at the Fishing Lagoon, which will also double as a staging shelter for the new Kachemak Bay Water Trail.

**Staff Recommendations:**

1. Make recommendations on any lands that should be available for lease

**Attachments**

1. 2015 Draft Land Allocation Plan



# City of Homer

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## Office of the City Manager

491 East Pioneer Avenue

Homer, Alaska 99603

[citymanager@cityofhomer-ak.gov](mailto:citymanager@cityofhomer-ak.gov)

(p) 907-235-8121 x2222

(f) 907-235-3148

### MANAGER'S REPORT

March 9, 2015

To: The Mayor and Council

From: Marvin L Yoder

Date: March 4, 2015

#### Enstar Refund

The Finance Department received a second FMA check from Enstar in the amount of \$493,000. This covers all of 2013 connections as well as the remaining connections from the first quarter of 2014.

#### Recreation Service Area

There was a meeting held on February 26 to discuss a Recreation Service Area which would include the City and some areas around the City. Two KPB employees (mayor staff and attorney) attended the meeting to discuss the variables of how a service areas works.

To establish a service area would require an election by all the people who would be in the district. An exception is that the City Council could decide to be a part of the larger service area without a vote inside the City.

Questions were asked regarding administration. For instance, the Hockey Rink needs some capital funding, but the volunteer non-profit organization in charge of the operation could remain.

In answer to a question, the Borough staff said they were not interested in Parks being a part of the Recreation service area.

Borough Staff indicated that if the service area included Homer, Kachemak, Diamond Ridge and Fritz Creek, ½ mil would generate over \$350,000. Of course, all these areas would need to have recreation opportunities if they were contributing to the funding.

#### Gas Line Loan

The City Council approved securing a loan from the Borough in the amount of \$12,700,000. The actual construction cost to date is \$12,359,388. There may be a few

other charges, however the City will be repaying the difference between the actual expenditures and the original loan amount.

### **Waddell Way**

The City is preparing a plat to vacate the Easement on Parcel E and plat a 60 ROW on parcel 2. Once the plat is complete it will sent to the City Planning Commission and then to the Borough Planning Commission for approval.

### **Letter of Support**

The Kachemak Bay Family Planning Clinic is requesting a letter of support from the City for their application for a three-year grant from the State of Alaska Department of Health and Social Services (DHSS/Department), Division of Public Health (DPH/Division). The grant is titled Teen and Unintended Pregnancy Prevention. Katie will be writing a letter on their behalf.

### **FYI**

- Invitation from the Coast Guard for Bryan Hawkins to be a part of the Technical Risk Assessment Group that will review the potential LNG marine traffic in Cook Inlet.
- Alaska Association of Police Chjefs position Paper on Marijuana.
- Alaska Association of Police Chiefs response to the proposed budget cuts to the Community Jails Program.
- Award to Kachemak Bay Water Trail Project
- Homer Foundation Quarterly Report
- Memorandum 15-028 from Public Works re: Road projects
- Kachemak Bay Family Planning Clinic request for letter of support
- AAHPA SCHOLARSHIP (Ports & Harbors) applications

**DRAFT 2015 Land Allocation Plan  
City of Homer**

Adopted by Resolution 15-xxx



New harbormaster office, under construction

# Table of Contents

## Sections

- A. Lands Available For Lease
- B. Leased Lands
- C. Other City lands, generally undesignated
- D. City Facilities
- E. Parks, Green space, cemeteries
- F. Bridge Creek Lands
- G. Conservation Easement Lands

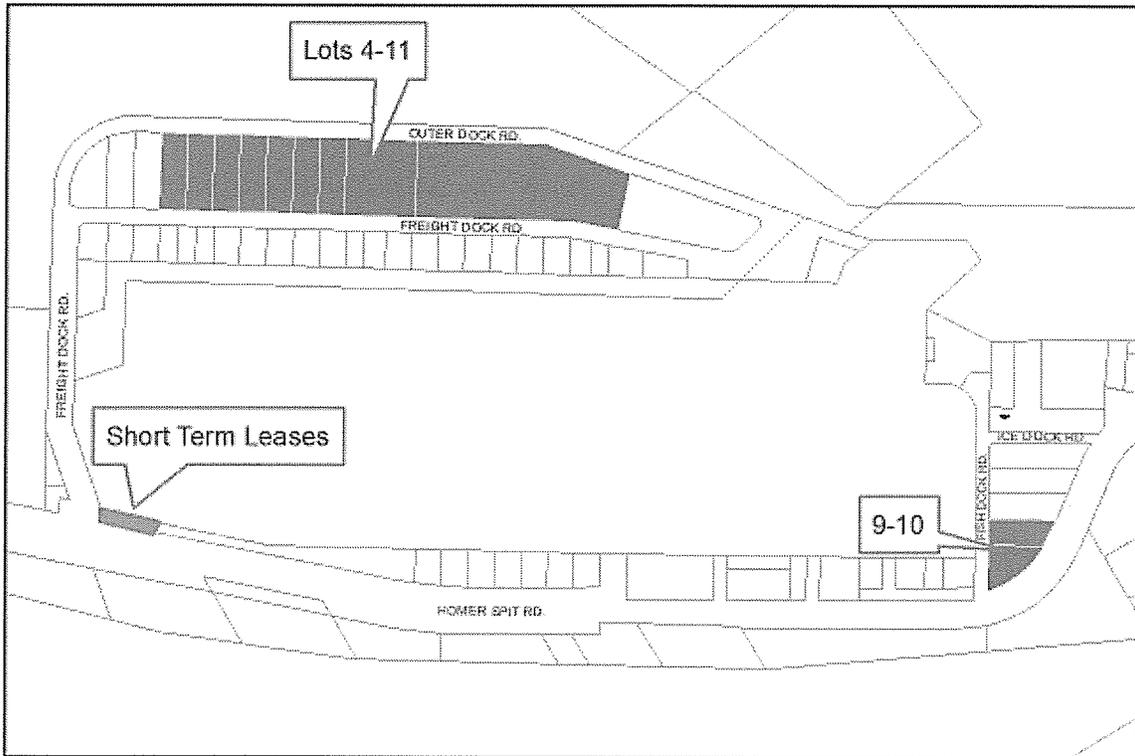
Index—City lands listed by parcel number

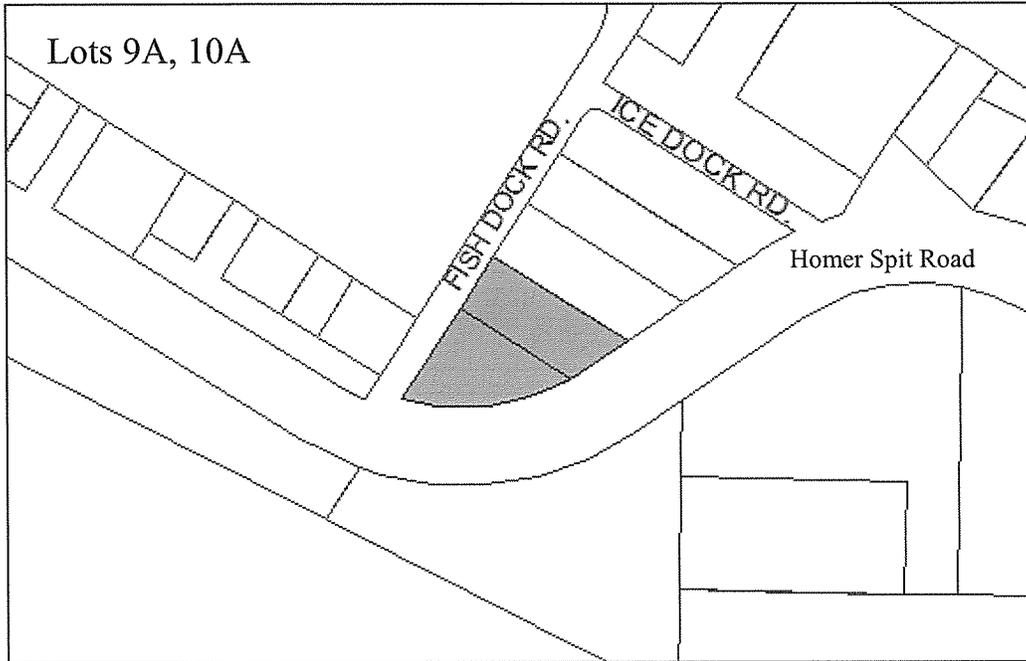
Appendix - Homer Harbor Map

# Section A

## Lands available for lease

The following lots are available for lease in 2015. Lease procedures follow the City of Homer Lease Policy, and City Code.





**Designated Use:** Lease

**Acquisition History:**

**Area:** 1.05 acres (0.52 and 0.53 acres)

**Parcel Number:** 18103477, 78

**2012 Assessed Value:** Land value \$312,200

**Legal Description:** T 7S R 13W SEC 1 SEWARD MERIDIAN HM 2007136 HOMER SPIT REPLAT 2006 LOT 9-A and 10A

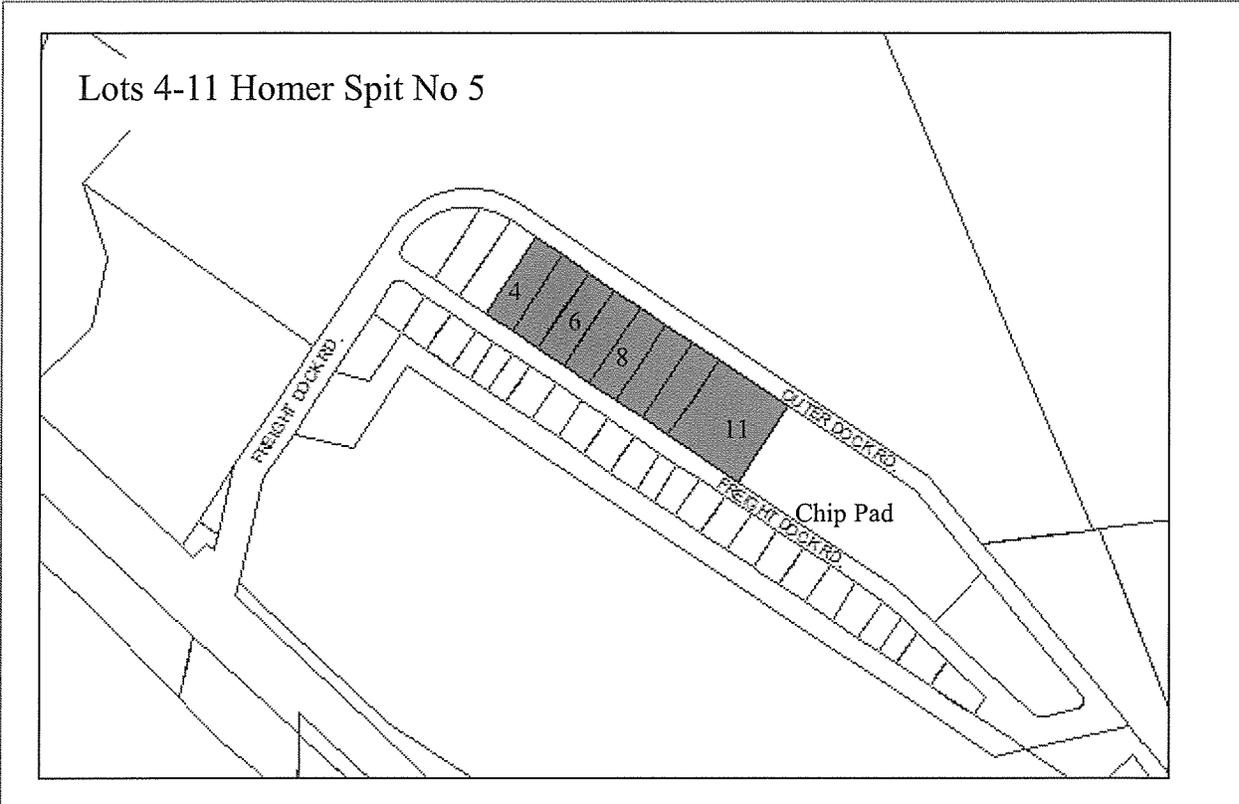
**Zoning:** Marine Industrial

**Infrastructure:** Water, sewer, paved road access

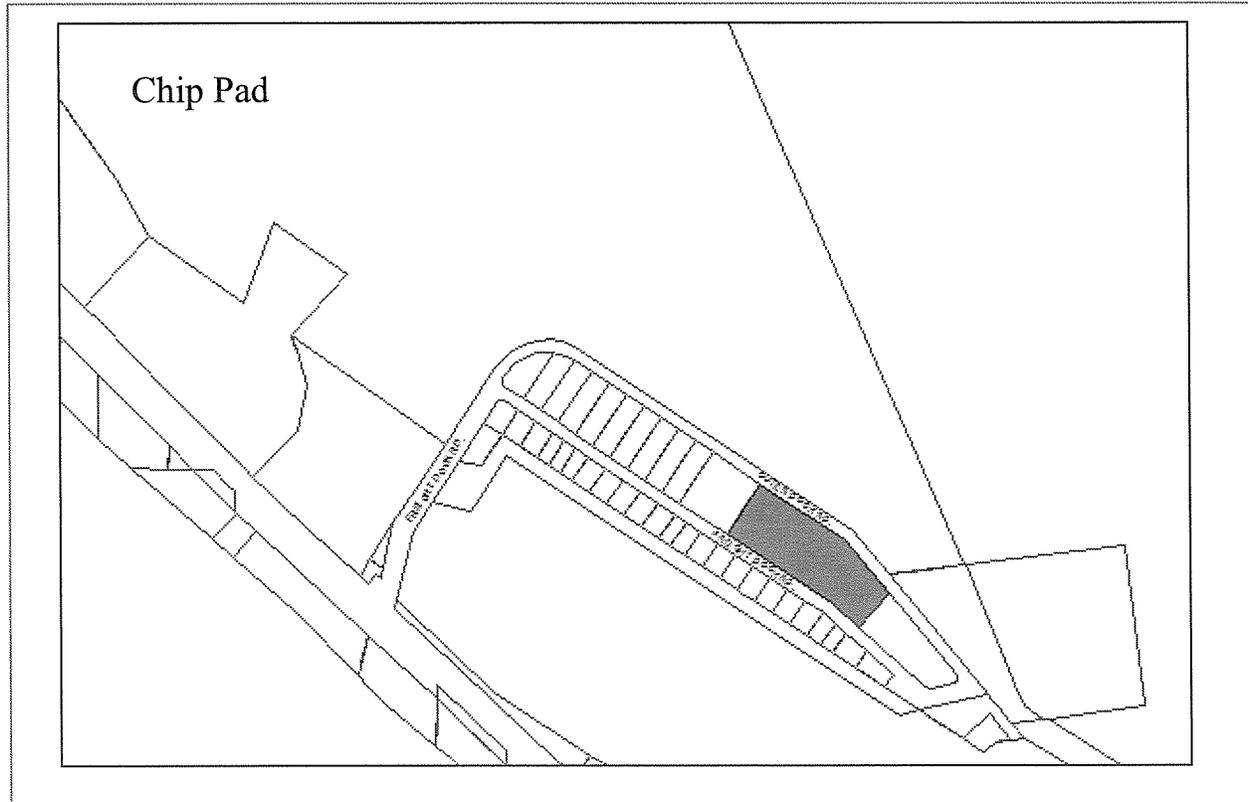
**Address:**

Former Manley building lots.

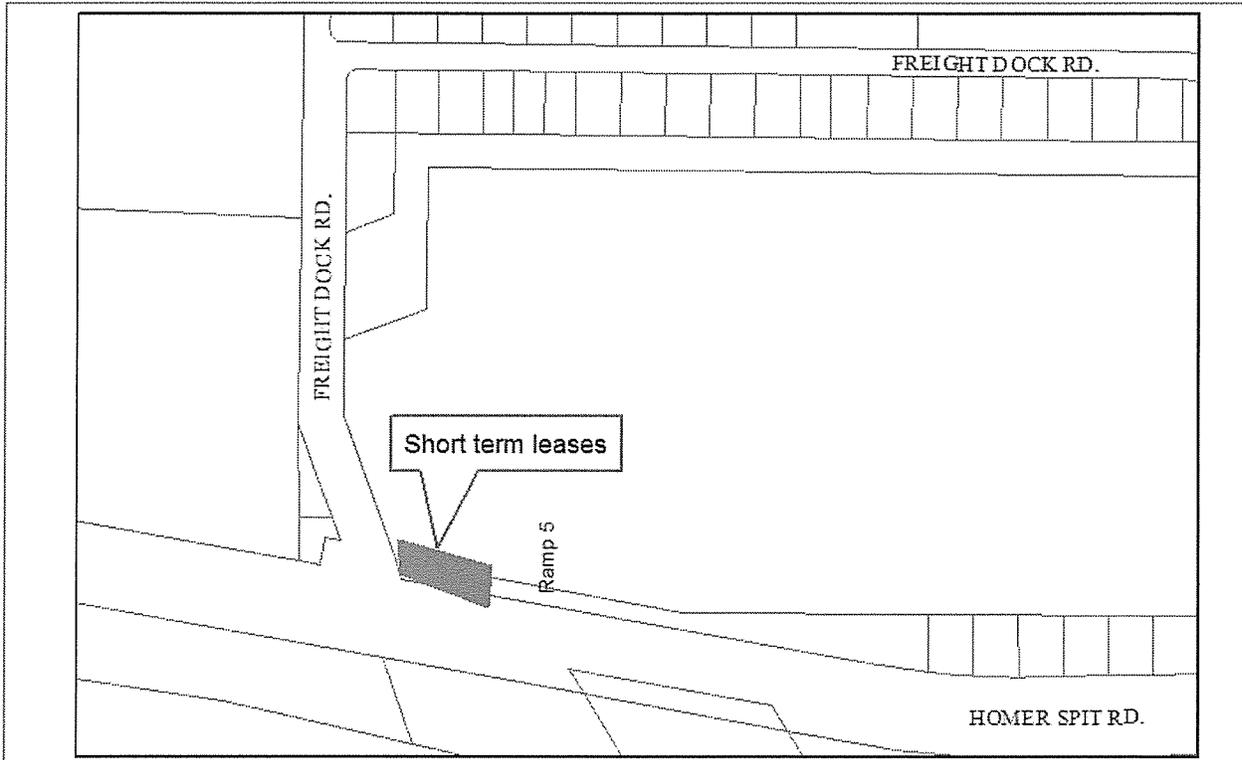
**Finance Dept. Code:**



<b>Designated Use:</b> Lease Lands	
<b>Acquisition History:</b>	
<b>Area:</b> 6.47 acres. Small lots are 0.67 acres, large lot is 1.78 acres	<b>Parcel Number:</b> 181032 23-30
<b>2012 Assessed Value:</b> \$1,742,400. Smaller lots valued at \$189,700. One large lot valued at \$414,500	
<b>Legal Description:</b> Homer Spit Subdivision No. 5 Lots 4 through 11	
<b>Zoning:</b> Marine Industrial	
<b>Infrastructure:</b> Water, sewer, paved road access	<b>Address:</b>
<p>Not available for long term lease. Used for seasonal summer parking. May be available for short term winter leases.</p> <p>Resolution 2007-051: Lots 4-10, the RFP process should be delayed until the master parking plan is developed. The East Harbor expansion should be considered. Lot 11: should be held in reserve to attract a container ship/barge operation and/or an industrial support base to the Port of Homer. This should be a long term lease.</p> <p>Resolution 10-35(A) prepare a plan for organized parking and fee collection. Resolution 14-041, Lots 9, 10 and 11 are available for short term lease only.</p>	
<b>Finance Dept. Code:</b>	



<b>Designated Use:</b> Lease	
<b>Acquisition History:</b>	
<b>Area:</b> 5 acres	<b>Parcel Number:</b> 18103220
<b>2012 Assessed Value:</b> \$1,487,100 (Land: \$947,100, Structure/Improvements: \$540,000)	
<b>Legal Description:</b> Homer Spit Subdivision no 5 Lot 12	
<b>Zoning:</b> Marine Industrial	
<b>Infrastructure:</b> Water, sewer, paved road access	<b>Address:</b> 4380 Homer Spit Road
<p>Old Chip Pad                  Peninsula Scrap and Salvage has been leasing part of the part intermittently to barge out scrap metal.</p>	



**Designated Use:** Lease (Resolution 10-35(A))

**Acquisition History:**

**Area:** Freight Dock Road to 150 feet before Ramp 5, (about where used boats are usually for sale)

**Parcel Number:** 18103324

**2012 Assessed Value:**

**Legal Description:** Homer Spit No 2 Lot 12-A

**Zoning:** Marine Commercial

**Wetlands:** N/A

**Infrastructure:** paved road, water and sewer (may or may not be close to a stub out)

**Notes:** Resolution 10-35(A) states: Designate an area from Freight Dock Road to within 150 feet of Ramp 5 for short term, one to two year leases, for small kiosk businesses under 250 square feet.

2013 update: Extension of the Spit Trail in 2013/2014 may affect this area.

**Finance Dept. Code:**

PARCEL ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
18103477	4480 HOMER SPIT RD	0.52	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 2007136 HOMER SPIT REPLAT 2006 LOT 9-A	A-2
18103478		0.53	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 2007136 HOMER SPIT REPLAT 2006 LOT 10-A	A-2
18103223		0.67	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 4	A-3
18103224		0.67	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 5	A-3
18103225		0.67	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 6	A-3
18103226		0.67	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 7	A-3
18103227		0.67	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 8	A-3
18103228	4290 FREIGHT DOCK RD	0.67	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 9	A-3
18103229		0.67	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 10	A-3
18103230		1.78	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 11	A-3
18103220	4380 FREIGHT DOCK RD	5.00	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 12	A-4
18103324		Portion	Homer Spilt Sub No 2 Lot 12-A	A-5
18103316	4262 HOMER SPIT RD	0.29	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 19	B-9
18103309	4390 HOMER SPIT RD	0.23	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 30	B-10
18103432	4400 HOMER SPIT RD	0.57	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT AMENDED LOT 32	B-11
18103431	4406 HOMER SPIT RD	0.20	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0920050 HOMER SPIT SUB NO TWO AMD LOT 88-1	B-12
18103442	4460 HOMER SPIT RD	0.29	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0920050 HOMER SPIT SUB NO TWO AMENDED LOT 88-2	B-13
18103443	4470 HOMER SPIT RD	0.18	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0920050 HOMER SPIT SUB NO TWO AMENDED LOT 88-3	B-14
18103444	4474 HOMER SPIT RD	0.31	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0920050 HOMER SPIT SUB NO TWO AMENDED LOT 88-4	B-15
18103402	4535 HOMER SPIT RD	2.93	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 50	B-16

PARCEL_ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
18103403		1.50	T 7S R 13W SEC 1 SEWARD MERIDIAN HOMER SPIT SUB AMENDED LOT 49 THAT PORTION PER LEASE 205/928	B-16
18103421	800 FISH DOCK RD	0.63	T 7S R 13W SEC 1 SEWARD MERIDIAN CITY OF HOMER PORT INDUSTRIAL NO 3 LOT 12-A1	B-17
18103452	4501 ICE DOCK RD	0.79	T 7S R 13W SEC 1 SEWARD MERIDIAN CITY OF HOMER PORT INDUSTRIAL NO 4 LOT 12-C	B-18
17504024	4300 BARTLETT ST	7.12	T 6S R 13W SEC 18 SEWARD MERIDIAN SOUTH PENINSULA HOSPITAL SUB 2008 ADDN TRACT A2	B-2
18103425	874 FISH DOCK RD	0.52	T 7S R 13W SEC 1 SEWARD MERIDIAN CITY OF HOMER PORT INDUSTRIAL SUB NO 2 LOT 13B	B-19
18103419	842 FISH DOCK RD	1.49	T 7S R 13W SEC 1 SEWARD MERIDIAN HOMER SPIT SUB AMENDED ADL 18009 LOT 41 (ADL 18009)	B-20
18103427	843 FISH DOCK RD	0.07	T 7S R 13W SEC 1 SEWARD MERIDIAN HOMER SPIT SUB AMENDED THAT PORTION OF COAL POINT MONUMENT PARK AS PER LEASE AGREEMENT 187 @ 921	B-21
18103404	4667 HOMER SPIT RD	2.23	T 7S R 13W SEC 1 SEWARD MERIDIAN HOMER SPIT SUB AMENDED LOT 48	B-22
18103445	4688 HOMER SPIT RD	0.35	T 7S R 13W SEC 1 SEWARD MERIDIAN GOVT LOT 20 PER A/L 207 @ 73	B-23
18103447	4690 HOMER SPIT RD	1.83	T 7S R 13W SEC 1 SEWARD MERIDIAN HOMER SPIT SUB NO 6 VEIUMA'S ADDN LOT 45-A	B-25
18103260	4607 FREIGHT DOCK RD	0.46	T 7S R 13W SEC 1 SEWARD MERIDIAN HOMER SPIT NO 6 8-E-1	B-26
18103238		0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HOMER SPIT SUB NO 5 LOT 19	B-27
18103105	3815 HOMER SPIT RD	1.60	T 6S R 13W SEC 35 SEWARD MERIDIAN HOMER SPIT SUB AMENDED LOT 5	B-3
18103117	3854 HOMER SPIT RD	11.27	T 6S R 13W SEC 35 SEWARD MERIDIAN THE FISHIN HOLE SUB NO 2 TRACT 1-A	B-4
18103118	3978 HOMER SPIT RD	0.15	T 6S R 13W SEC 35 SEWARD MERIDIAN THE FISHIN HOLE SUB NO 2 TRACT 1-B	B-5
18103119	1114 FREIGHT DOCK RD	0.18	T 6S R 13W SEC 35 SEWARD MERIDIAN THE FISHIN HOLE SUB NO 2 TRACT 1-C	B-6
18103240	4323 FREIGHT DOCK RD	0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HOMER SPIT SUB NO 5 LOT 21	B-7
18103218	4373 FREIGHT DOCK RD	0.32	T 6S & 7S R 13W SEC 36 & 1 SEWARD MERIDIAN 0920024 HOMER SPIT FOUR SUB	B-8

PARCEL ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
17717706	997 OCEAN DRIVE LOOP	0.68	T 6S R 13W SEC 29 SEWARD MERIDIAN HM 0003415 OSCAR MUNSON SUB LOT 43	C-9
17717707	1017 OCEAN DRIVE LOOP	0.98	T 6S R 13W SEC 29 SEWARD MERIDIAN HM 0003415 OSCAR MUNSON SUB LOT 44	C-9
18101008		4.60	T 6S R 13W SEC 28 SEWARD MERIDIAN HM GOVT LOT 8	C-10
18101009		1.44	T 6S R 13W SEC 28 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 7 LYING SOUTH OF HOMER SPIT RD	C-10
18101010	1920 HOMER SPIT RD	0.81	T 6S R 13W SEC 28 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 7 LYING NORTH OF HOMER SPIT RD	C-10
18101011		0.77	T 6S R 13W SEC 28 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 6 LYING NORTH OF HOMER SPIT RD	C-10
18101012		1.20	T 6S R 13W SEC 28 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 6 LYING SOUTH OF HOMER SPIT RD	C-10
18101013		1.32	T 6S R 13W SEC 28 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 5 LYING SOUTH OF HOMER SPIT RD	C-10
18101014		0.82	T 6S R 13W SEC 28 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 5 LYING NORTH OF HOMER SPIT RD	C-10
18103451	810 FISH DOCK RD	0.68	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0990043 CITY OF HOMER PORT INDUSTRIAL NO 4 LOT 12-B	C-11
18103408		0.08	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 47	C-12
177528001		1641.24	T 6S R 14W SEC 19 & 23 & 24 & 30 SEWARD MERIDIAN HM 0770064 ALASKA TIDELANDS SURVEY NO 612	C-2
17728001		499.54	T 6S R 13W SEC 20 & 29 SEWARD MERIDIAN HM 0742265 ALASKA TIDELAND SURVEY 612	C-2
18107001		4573.00	T 6S & 7S R 13W SEC 13 22 24 27 33 35 01 & 14 SEWARD MERIDIAN HM 0770064 ALASKA TIDELANDS SURVEY 612 THAT PTN LYING WITHIN SEC 13 & 14 & 22 THRU 24 & 26 THRU 28 & 33 THRU 36 OF T6S & WITHIN SEC 1 & 2 OF T7S EXCLUDING THAT PTN OF TIDELANDS VESTED TO S	C-2

PARCEL ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
1810125		19.23	T 6S R 13W SEC 21 SEWARD MERIDIAN HM 742449 THAT PTN OF ALASKA TIDELANDS SURVEY 612 W/IN SEC 21 LYING W OF HOMER SPIT RD & EXCL LEASED LANDS	C-2
1810126		51.47	T 6S R 13W SEC 28 SEWARD MERIDIAN HM 0742449 THAT PTN OF ALASKA TIDELANDS SURVEY 612 W/IN SEC 28 LYING W OF HOMER SPIT RD & EXCL LEASED LANDS	C-2
18103213	4666 FREIGHT DOCK RD	4.19	T 6S & 7S R 13W SEC 36 & 1 SEWARD MERIDIAN HM 0920050 HOMER SPIT SUB NO TWO AMENDED TRACT A	C-3
17715402		0.03	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0670365 W R BENSON SUB AMENDED LOT 46 EXCLUDING HOMER BY- PASS ROAD	C-4
17715403		0.03	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0670365 W R BENSONS SUB AMENDED LOT 47 EXC HOMER BY-PASS RD*	C-4
17708015		3.00	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0930008 HOMER FAA SITE SUB TRACT 38A	C-5
17719209	209 E PIONEER AVE	4.71	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0000251 - A NILS O SVEDLUND SUB LOT 7 TRACT B & PTN OF TR B AS FOLLOWS: BEG AT SE CORNER OF LOT 7 TH N 0 DEG 2' W 545 FT TO S ROW OF STERLING HWY, CORNER 2; TH N 75 DEG 15' E ALONG ROW 62.6 FT TO CORNER 3 TH S 00 DE	C-5
17520009	131 OHLSON LN	0.32	T 6S R 13W SEC 19 SEWARD MERIDIAN HM PORTION THEREOF S OF OLSEN LANE	C-6
17908009		2.50	T 6S R 13W SEC 14 SEWARD MERIDIAN HM GOVT LOT 10	C-7
17908015		2.50	T 6S R 13W SEC 14 SEWARD MERIDIAN HM GOVT LOT 21	C-7
17908025		2.50	T 6S R 13W SEC 14 SEWARD MERIDIAN HM GOVT LOT 24	C-7
17908026		2.50	T 6S R 13W SEC 14 SEWARD MERIDIAN HM GOVT LOT 25	C-7
17908050	4757 Kachemak Drive	0.49	SOUTH HALF OF GOVERNMENT LOT 30 LYING WEST O KACHEMAK DRIVE	C-8
17510071		4.30	T 6S R 13W SEC 19 SEWARD MERIDIAN HM 2000022 HOMER SCHOOL SURVEY 1999 CITY ADDN TRACT 2	D-2
17514301		0.27	T 6S R 13W SEC 19 SEWARD MERIDIAN HM 0000049 BUNNELLS SUB LOT 75	D-12
18103214	795 FISH DOCK RD	72.94	T 6S & 7S R 13W SEC 35 & 36 & 1 & 2 SEWARD MERIDIAN HM 0920050 HOMER SPIT SUB NO TWO AMENDED SMALL BOAT HARBOR	D-13

PARCEL ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
18103318		0.30	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 17	D-14
18103319		0.31	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 16	D-14
18103320		0.31	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 15	D-14
18103321		0.31	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 14	D-14
18103322	4166 HOMER SPIT RD	0.30	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 13	D-14
18103324	4166 HOMER SPIT RD	1.59	T 6S & 7S R 13W SEC 35 & 36 & 1 & 2 SEWARD MERIDIAN HM 0910003 HOMER SPIT SUB NO TWO LOT 12A	D-14
18103216		5.22	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 AMENDED LOT G-8	D-15
18103247	4171 FREIGHT DOCK RD	0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 28	D-15
18103248	4155 FREIGHT DOCK RD	0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 29	D-15
18103249	4147 FREIGHT DOCK RD	0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 30	D-15
18103250	4123 FREIGHT DOCK RD	0.22	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 31	D-15
18103251	4109 FREIGHT DOCK RD	0.22	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 32	D-15
18103252	4081 FREIGHT DOCK RD	0.22	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 33	D-15
18103253	4065 FREIGHT DOCK RD	0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 34	D-15
18103254	4035 FREIGHT DOCK RD	0.31	T 6S R 13W SEC 35 & 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 35	D-15
18103255	4001 FREIGHT DOCK RD	0.35	T 6S R 13W SEC 35 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 36	D-15
18103256		0.50	T 6S R 13W SEC 35 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 37	D-15
18103221		0.65	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 2	D-16
18103222		0.67	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 3	D-16

PARCEL_ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
18103231		0.66	T 6S R 13W SEC 35 & 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 1	D-16
18103233		0.32	T 7S R 13W SEC 1 SEWARD MERIDIAN HM HOMER SPIT SUB NO 5 LOT 14	D-17
18103234		0.32	T 7S R 13W SEC 1 SEWARD MERIDIAN HM HOMER SPIT SUB NO 5 LOT 15	D-17
18103235		0.19	T 7S R 13W SEC 1 SEWARD MERIDIAN HM HOMER SPIT SUB NO 5 LOT 16	D-17
18103236		0.24	T 6S & 7S R 13W SEC 36 & 1 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 17	D-17
18103237		0.33	T 6S & 7S R 13W SEC 36 & 1 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 18	D-17
18103239		0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM HOMER SPIT SUB NO 5 LOT 20	D-17
18103241		0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM HOMER SPIT SUB NO 5 LOT 22	D-17
18103242		0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM HOMER SPIT SUB NO 5 LOT 23	D-17
18103243		0.26	T 6S R 13W SEC 36 SEWARD MERIDIAN HM HOMER SPIT SUB NO 5 LOT 24	D-17
18103244		0.22	T 6S R 13W SEC 36 SEWARD MERIDIAN HM HOMER SPIT SUB NO 5 LOT 25	D-17
18103245		0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM HOMER SPIT SUB NO 5 LOT 26	D-17
18103246		0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM HOMER SPIT SUB NO 5 LOT 27	D-17
18103232		2.08	T 6S & 7S R 13W SEC 36 & 1 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 13	D-18
18103259		1.12	T 7S R 13W SEC 1 SEWARD MERIDIAN HM HOMER SPIT NO 6 8-D-1	D-19
18103310	4348 HOMER SPIT RD	0.65	T 7S R 13W SEC 1 SEWARD MERIDIAN HM HOMER SPIT SUB AMENDED LOT 29	D-20
18103311	4350 HOMER SPIT RD	0.28	T 7S R 13W SEC 1 SEWARD MERIDIAN HM HOMER SPIT SUB AMENDED LOT 28	D-20
18103441		0.60	T 7S R 13W SEC 1 SEWARD MERIDIAN HM HOMER SPIT SUB NO TWO AMENDED PARKING AND ACCESS AREA	D-21
18103403	4603 HOMER SPIT RD	2.00	T 7S R 13W SEC 1 SEWARD MERIDIAN HM HOMER SPIT SUB AMENDED LOT 49	D-22

PARCEL ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
17514416	3713 MAIN ST	1.31	T 6S R 13W SEC 19 SEWARD MERIDIAN HOMER PUBLIC LIBRARY NO 2 LOT 2	D-3
17710739	400 HAZEL AVE	2.24	T 6S R 13W SEC 20 SEWARD MERIDIAN GLACIER VIEW SUB NO 26 TRACT B	D-4
17710740	500 HAZEL AVE	3.01	T 6S R 13W SEC 20 SEWARD MERIDIAN GLACIER VIEW SUB NO 26 TRACT A	D-4
17720408	491 E PIONEER AVE	1.12	T 6S R 13W SEC 20 SEWARD MERIDIAN GLACIER VIEW SUB CAMPUS ADDN LOT 6-A-2	D-5
17702057	604 E PIONEER AVE	1.57	T 6S R 13W SEC 17 & 20 SEWARD MERIDIAN NEW HOMER HIGH SCHOOL NO 2 TRACT 1-B	D-6
17504011	102 DEHEL AVE	0.50	T 6S R 13W SEC 18 SEWARD MERIDIAN THE S 250 FT OF THE E 180 FT OF THE NE1/4 SE1/4	D-7
17714020	3577 HEATH ST	1.85	T 6S R 13W SEC 20 SEWARD MERIDIAN GLACIER VIEW SUB NO 18 LOT 1	D-9
17701009		1.50	T 6S R13W SEC 17 SEWARD MERIDIAN BARNETT SUB QUIET CREEK ADDN 2014 TRACT A2	D-8
17714014	3575 HEATH ST	0.92	T 6S R 13W SEC 20 SEWARD MERIDIAN NW1/4 NE1/4 SW1/4 PER D-60-164	D-10
17714015	3575 HEATH ST	3.16	T 6S R 13W SEC 20 SEWARD MERIDIAN OF E1/2 NW1/4 NE1/4 SW1/4 PER D-60 @ 05	D-10
17714016	3575 HEATH ST	30.00	T 6S R 13W SEC 20 SEWARD MERIDIAN SW1/4 & S1/2 NE1/4 SW1/4	D-11
17505107	122 W BAYVIEW AVE	0.26	T 6S R 13W SEC 18 SEWARD MERIDIAN FAIRVIEW SUB LOT 2 TRACT A	E-10
17505108	110 MOUNTAIN VIEW DR	0.26	T 6S R 13W SEC 18 SEWARD MERIDIAN FAIRVIEW SUB LOT 1 TRACT A	E-10
17726038		0.02	T 6S R 13W SEC 17 SEWARD MERIDIAN KAPINGEN SUB UNIT 3 PARK RESERVE	E-10
177227049		0.04	T 6S R 13W SEC 17 SEWARD MERIDIAN ISLAND VIEW SUB PARK	E-10
17513328	3859 BARTLETT ST	0.25	T 6S R 13W SEC 19 SEWARD MERIDIAN BUNNELL'S SUB NO 17 LOT 11-B	E-11
17513329		0.85	T 6S R 13W SEC 19 SEWARD MERIDIAN BUNNELL'S SUB NO 17 LOT 12-A	E-11
17514235	224 W PIONEER AVE	0.06	T 6S R 13W SEC 19 SEWARD MERIDIAN BUNNELLS SUB NO 21 LOT 37F-1	E-12
17720204	580 E PIONEER AVE	0.31	T 6S R 13W SEC 20 SEWARD MERIDIAN GLACIER VIEW SUB NO 1 REPLAT LTS 1 8 & 9 BLK 4 LOT 9-A	E-13

PARCEL_ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
17903007	1136 EAST END RD	0.28	T 6S R 13W SEC 16 SEWARD MERIDIAN HM 0003373 JAMES WADELLE SURVEY OF TRACT 4 LOT 4A	E-14
17712014		1.73	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0003743 WADELLE SUB THAT PORTION S OF HOMER BY PASS RD	E-15
17730251		0.38	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0840005 LAKESIDE VILLAGE SUB AMENDED JEFFERY PARK	E-16
17712022	3664 BEN WALTERS LN	2.48	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0840122 LAKESIDE VILLAGE PARK ADDN REPLAT LOT 1A-2	E-17
17714010	3300 BELUGA PL	3.46	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0840005 LAKESIDE VILLAGE SUB AMENDED LOT 2 BLK 4 T 6S R 14W SEC 9 SEWARD MERIDIAN HM SE1/4 SE1/4 EXCLUDING THE W1/2 SW1/4 SE1/4 SE1/4 T 6S R 14W SEC 10 SEWARD MERIDIAN HM SE1/4 & S1/2 SW1/4 T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0840005 LAKESIDE VILLAGE SUB AMENDED LOT 2 BLK 4 T 6S R 14W SEC 9 SEWARD MERIDIAN HM SE1/4 SE1/4 EXCLUDING THE W1/2 SW1/4 SE1/4 SE1/4 T 6S R 14W SEC 10 SEWARD MERIDIAN HM SE1/4 & S1/2 SW1/4	E-18
17730239		0.21	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0840005 LAKESIDE VILLAGE SUB AMENDED LOT 2 BLK 4	E-19
17302201		33.00	T 6S R 14W SEC 9 SEWARD MERIDIAN HM SE1/4 SE1/4 EXCLUDING THE W1/2 SW1/4 SE1/4 SE1/4	E-2
17303229		240.00	T 6S R 14W SEC 10 SEWARD MERIDIAN HM SE1/4 & S1/2 SW1/4	E-2
17901023	4829 JACK GIST LN	14.60	T 6S R 13W SEC 15 SEWARD MERIDIAN HM 0990063 JACK GIST SUB LOT 2	E-20
17936020	2976 KACHEMAK DR	1.65	T 6S R 13W SEC 22 SEWARD MERIDIAN HM 0830087 SCENIC BAY SUB LOT 4	E-21
17915003		0.24	T 6S R 13W SEC 23 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 3 LYING SOUTHEASTERLY OF KACHEMAK BAY DRIVE	E-22
17910001		5.00	T 6S R 13W SEC 14 SEWARD MERIDIAN HM GOVT LOT 36	E-23
17911005		0.39	T 6S R 13W SEC 14 SEWARD MERIDIAN HM 0004712 HARRY FEYER SUB LOT 1	E-23
18101002		3.72	T 6S R 13W SEC 28 SEWARD MERIDIAN HM GOVT LOT 15	E-24
18101003		5.05	T 6S R 13W SEC 28 SEWARD MERIDIAN HM GOVT LOT 14	E-24
18101004		6.07	T 6S R 13W SEC 28 SEWARD MERIDIAN HM GOVT LOT 13	E-24
18101005		5.98	T 6S R 13W SEC 28 SEWARD MERIDIAN HM GOVT LOT 12	E-24
18101006		5.03	T 6S R 13W SEC 28 SEWARD MERIDIAN HM GOVT LOT 11	E-24
18101007		6.47	T 6S R 13W SEC 28 SEWARD MERIDIAN HM GOVT LOT 10	E-24
18103101		1.82	T 6S R 13W SEC 35 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 2	E-25

PARCEL ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
18103102	3735 HOMER SPIT RD	2.10	T 6S R 13W SEC 27 SEWARD MERIDIAN HM GOVT LOT 6 OF GOVT LOT 14 LYING SOUTHWEST OF THE HOMER SPIT RD	E-25
18102011		0.70	T 6S R 13W SEC 34 SEWARD MERIDIAN HM PORTION GOVT SW OF HWY	E-26
18103002		7.51	T 6S R 13W SEC 35 SEWARD MERIDIAN HM PORTION GOVT LOT 1	E-26
18103004		4.79	T 6S R 13W SEC 35 SEWARD MERIDIAN HM PORTION GOVT LOT 1	E-26
18103006		10.00	T 6S R 13W SEC 35 SEWARD MERIDIAN HM PORTION GOVT LOT 2	E-26
18103116	3800 HOMER SPIT RD	17.17	T 6S R 13W SEC 35 SEWARD MERIDIAN HM 0920039 THE FISHIN HOLE SUB TRACT 2	E-27
18103108		3.72	T 6S & 7S R 13W SEC 35 & 2 SEWARD MERIDIAN HM 0890034 - HOMER SPIT SUB AMENDED 7	E-28
18103301		1.98	T 7S R 13W SEC 2 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 9	E-28
18103304		1.08	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 11	E-29
18103305		0.99	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 20	E-29
18103306	4225 HOMER SPIT RD	0.29	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0640816 SUB HOMER SPIT RD OF LOT 11 HOMER SPIT ALASKA LOT 11B EXCLUDING THE	E-29
18103401		2.52	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 31	E-30
18103426		1.09	T 7S R 13W SEC 1 SEWARD MERIDIAN HM THAT PORTION @ 921 EXCLUDING THAT PORTION AS PER LEASE AGREEMENT 187	E-31
18103446		0.11	T 7S R 13W SEC 1 SEWARD MERIDIAN HM THAT PORTION BOUNDED ON THE OF GOVT LOT 20 LYING NE OF THE HOMER SPIT RD & BOUNDED ON THE NW BY LOT 43 OF HOMER SPIT SUB AMENDED & BOUNDED ON THE NE BY ATS 612 & BOUNDED ON THE SE BY LOT 45 OF HOMER SPIT SUB AMENDED &	E-32
18103448		0.43	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0930049 HOMER SPIT SUB NO 6 VELMA'S ADDN LOT 45-B	E-33
17321011		3.34	T 6S R 14W SEC 3 SEWARD MERIDIAN HM 0631146 TICE ACRES SUB HICKERSON MEMORIAL CEMETERY	E-3

PARCEL ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
17321013	40722 STACEY ST	1.68	T 6S R 14W SEC 3 SEWARD SW HM 2006017 TICE	E-3
17321014	40746 STACEY ST	0.94	T 6S R 14W SEC 3 SEWARD SW HM 2006017 TICE	E-3
17321015	41170 BELNAP DR	0.95	T 6S R 14W SEC 3 SEWARD SW HM 2006017 TICE	E-3
17503025		6.57	T 6S R 14W SEC 13 SEWARD MERIDIAN HM SW1/4 SE1/4 NORTH OF SKYLINE DRIVE EXCLUDING SKYLINE DR SUB	E-4
17502056		1.04	T 6S R 14W SEC 13 SEWARD MERIDIAN HM 0770024 EMERALD HIGHLAND ESTATES SUB UNIT 3 LOT 1B BLK 3	E-5
17524110		0.49	T 6S R 14W SEC 24 SEWARD MERIDIAN HM 0880016 LILLIAN WALLI ESTATE SUB LOT 70	E-6
17524111		0.36	T 6S R 14W SEC 24 SEWARD MERIDIAN HM 0880016 LILLIAN WALLI ESTATE SUB LOT 66	E-6
17524112		0.34	T 6S R 14W SEC 24 SEWARD MERIDIAN HM 0880016 LILLIAN WALLI ESTATE SUB LOT 67	E-6
17524126		0.35	T 6S R 14W SEC 24 SEWARD MERIDIAN HM 0880016 LILLIAN WALLI ESTATE SUB LOT 60	E-6
17524127		0.36	T 6S R 14W SEC 24 SEWARD MERIDIAN HM 0880016 LILLIAN WALLI ESTATE SUB LOT 59	E-6
17524128		0.38	T 6S R 14W SEC 24 SEWARD MERIDIAN HM 0880016 LILLIAN WALLI ESTATE SUB LOT 58	E-6
17524129		0.39	T 6S R 14W SEC 24 SEWARD MERIDIAN HM 0880016 LILLIAN WALLI ESTATE SUB LOT 57	E-6
17524130		0.35	T 6S R 14W SEC 24 SEWARD MERIDIAN HM 0880016 LILLIAN WALLI ESTATE SUB LOT 65	E-6
17524006		2.75	T 6S R 13W SEC 18 SEWARD MERIDIAN HM 0700402 W R BELL SUB TRACT E	E-7
17504003		10.00	T 6S R 13W SEC 18 SEWARD MERIDIAN HM SE1/4 NE1/4 SW1/4	E-8
17504023	360 W FAIRVIEW AVE	38.30	T 6S R 13W SEC 18 SEWARD MERIDIAN HM THAT PORTION OF SW1/4 SE1/4 EXCLUDING SOUTH PENINSULA HOSPITAL SUB AND SOUTH PENINSULA HOSPITAL SUB 2008 ADDN	E-9
17305111		60.00	T 6S R 13W SEC 5 & 6 SEWARD MERIDIAN HM S1/2 S1/2 SE1/4 SW1/4 & S1/2 SW1/4 SW1/4 OF SEC 5 & S1/2 SE1/4 SE1/4 & S1/2 N1/2 SE1/4 SE1/4 OF SEC 6	F-2
17305236		10.00	T 6S R 13W SEC 5 SEWARD MERIDIAN HM SW1/4 SW1/4 SE1/4	F-2

PARCEL ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
17305301		30.00	T 6S R 13W SEC 8 SEWARD MERIDIAN HM N1/2 N1/2 NW1/4 NW1/4 & N1/2 NE1/4 NW1/4	F-2
17307053		0.41	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 2 THAT PORTION THEREOF LYING EAST OF DIAMOND RIDGE ROAD	F-2
17307057		1.47	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 13 A PORTION THEREOF	F-2
17307059		0.13	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 13 A PORTION THEREOF	F-2
17307060		4.60	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 14 THE W1/2 THEREOF	F-2
17307062	160 CROSSMAN RIDGE RD	7.35	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 1 PORTION THEREOF	F-2
17307064		6.94	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 2 PORTION THEREOF	F-2
17305120		70.00	T 6S R 13W SEC 5 SEWARD MERIDIAN HM NE1/4 SW1/4 & N1/2 SE1/4 SW1/4 & N1/2 S1/2 SE1/4 SW1/4	F-3
17305234		80.00	T 6S R 13W SEC 5 SEWARD MERIDIAN HM E1/2 SE1/4 T 6S R 13W SEC 5 SEWARD MERIDIAN HM NW1/4 SE1/4 &	F-3
17305235		70.00	E1/2 SW1/4 SE1/4 & NW1/4 SW1/4 SE1/4	F-3
17307076	5601 CARTER DR	5.93	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0840119 PIONEER VALLEY SUB LOT 2	F-4
17307094	184 SKYLINE DR	7.83	Hillstrands Homestead Lot 1	F-5
17308034	192 SKYLINE DR	3.00	T 6S R 13W SEC 8 SEWARD MERIDIAN HM 0960051 TULIN TERRACE SUB UPPER TERRACE LOT 34	F-5
17307095,6	188 SKYLINE DR	8.34	Hillstrands Homestead Lot 2	F-5
17366006		6.95	T 6S R 13W SEC 9 SEWARD MERIDIAN HM PTN NE1/4 NW1/4 STARTING @ 1/4 CORNER SECS 4 & 9; TH S 1320 FT TO CN1/16 CORNER; TH W 1320 FT TO NW1/16 CORNER; TH E 1020 FT TO POB; TH N 995 FT TO THREAD OF BRIDGE CREEK; TH E ON THREAD OF BRIDGE CREEK TO N-S CEN	F-6
17366007		13.55	T 6S R 13W SEC 9 SEWARD MERIDIAN HM PTN NE1/4 NW1/4 STARTING @ 1/4 CORNER SECS 4 & 9; TH S 1320 FT TO CN1/16 CORNER; TH W 1320 FT TO NW1/16 CORNER; TH E 390 FT TO POB; TH N 960 FT TO THREAD OF BRIDGE CREEK; TH E ON THREAD OF BRIDGE CREEK 650 FT; TH	F-6

PARCEL_ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
17366008		9.10	T 6S R 13W SEC 20 SEWARD MERIDIAN HM NW1/4 SE1/4 NW1/4 STARTING @ 1/4 CORNER OF SECS 4 & 9; TH S 1320 FT TO CN1/16 CORNER; TH W 1320 FT TO NW1/16 CORNER; TH E 390 FT TO POB; TH N 960 FT TO THREAD OF BRIDGE CREEK; TH W ON THREAD OF BRIDGE CREEK 400	F-6
17714006		39.24	T 6S R 13W SEC 20 SEWARD MERIDIAN HM NW1/4 SE1/4 EXC HOMER BY PASS RD	G-2
18101023		3.00	T 6S R 13W SEC 28 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 9 LYING NORTH OF HOMER SPIT RD	G-3
18101024		2.16	T 6S R 13W SEC 27 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 9 LYING SOUTH OF HOMER SPIT RD	G-3
18102001		3.94	T 6S R 13W SEC 27 SEWARD MERIDIAN HM GOVT LOT 8	G-3
18102002	3079 HOMER SPIT RD	7.10	T 6S R 13W SEC 27 SEWARD MERIDIAN HM GOVT LOT 7	G-3
18102003		1.02	T 6S R 13W SEC 27 SEWARD MERIDIAN HM 0630660 WALTER DUFOUR SUB LOT 1	G-4
18102004		6.90	T 6S R 13W SEC 27 SEWARD MERIDIAN HM 0630060 WALTER DUFOUR SUB TRACT A	G-4
18102005		17.46	T 6S R 13W SEC 27 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 3 LYING NORTH OF HOMER SPIT RD	G-4
18102006		7.50	T 6S R 13W SEC 27 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 3 LYING SOUTH OF HOMER SPIT RD	G-4
18102009		9.00	T 6S R 13W SEC 27 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 5 LYING NORTH OF HOMER SPIT RD	G-4
18102010		3.90	T 6S R 13W SEC 27 SEWARD MERIDIAN HM PORTION OF GOVT LOT 5 LYING SOUTH OF HOMER SPIT HWY	G-4
18102014		25.19	T 6S R 13W SEC 27 SEWARD MERIDIAN HM 0770055 WALTER DUFOUR SUB TRACT B TRACT B	G-4
18102018		19.66	T 6S R 13W SEC 27 SEWARD MERIDIAN HM 2001008 LOUIE'S LAGOON LOT 6-A	G-5
18102019		25.81	T 6S R 13W SEC 26 & 27 SEWARD MERIDIAN HM 2001008 LOUIE'S LAGOON LOT 6-B	G-5

# Section C

Other City Lands  
Generally Undesignated



**Designated Use:** Tidelands  
**Acquisition History:**

**Area:** 6,784 acres

**Parcel Number:** 18107001, 17728001, 17528001  
 1810125, 1810126

**2012 Assessed Value:** \$22,345,000

**Legal Description:** Portions of ATS 612

**Zoning:** Not zoned

**Wetlands:**

17728001—HM0742265 T06S R13W S29 ALASKA TIDELAND SURVEY 612 . 499.54 acres, \$83,200 assessed value. Patent title 1977, 84-25 Annexed by City.

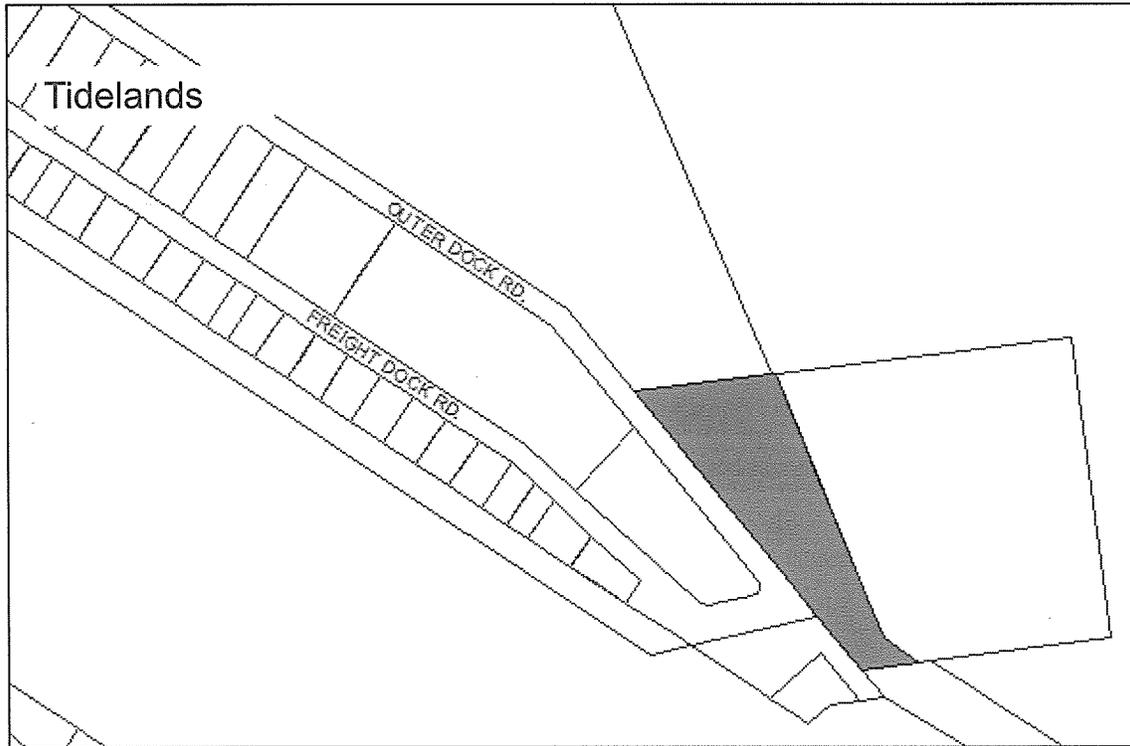
17528001 HM0770064 T06S R14W S30 ALASKA TIDELANDS SURVEY NO 612 POR SEC 23 24 & POR SEC 19 & 30. 1641.24 acres. Assessed Value: \$83,400. City Granted Title 1977 under Preference Right effective 1/3/59 Ord 84-25 Annexed by City.

18107001—HM0770064 T07S R13W S14 ALASKA TIDELANDS SURVEY 612 THAT PORTION LYING WITHIN SEC 13 & 14 & 22 THRU 24 & 26 THRU 28 & 33 THRU 36 OF T06SR13W & WITHIN SEC 1 & 2 OF T07SR13W EXCLUDING THAT PORTION OF TIDELANDS VESTED TO STATE OF ALASKA & EXCE. 4753 acres. \$20,890,100, includes Pioneer Dock improvements

Patent 1974 002459-0 Book 80 Page 171

Mariner Park and Mud Bay were nominated by the City as Western Hemisphere Shorebird Reserve Sites in 1994 ("whissern" ). They are recognized as sites of international importance. <http://www.whsrn.org/>

**Finance Dept. Code:**



**Designated Use:** Tidelands

**Acquisition History:**

**Area:** 4.19 acres

**Parcel Number:** 18103213

**2009 Assessed Value:** \$800,800

**Legal Description:** T 6S R 13W SEC 36 T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0920050 HOMER SPIT SUB NO TWO AMENDED TRACT A

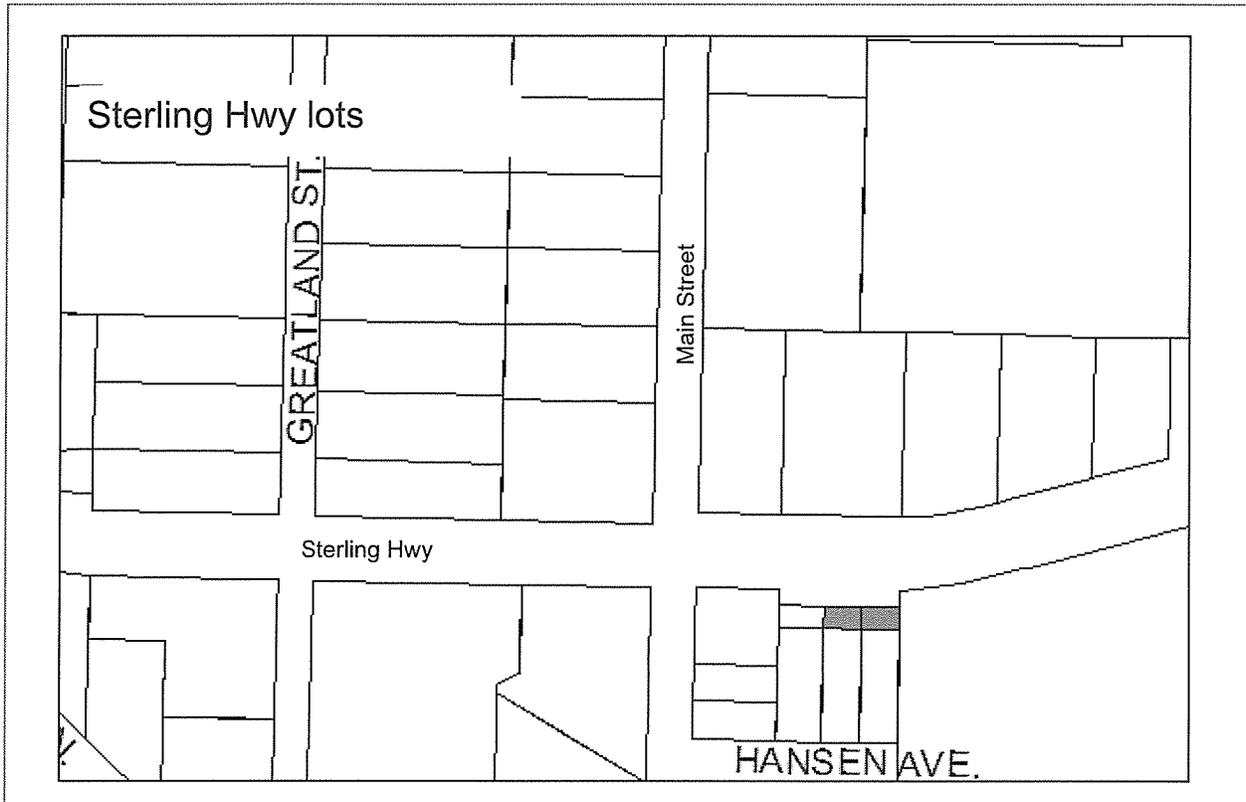
**Zoning:** Not zoned

**Wetlands:** Tidelands

**Infrastructure:**

Includes part of the causeway for the deep water dock. Lease agreement for deep water dock land, B192 p648 \$830/yr ADL 224560 55 year lease, July 1989– July 2044

**Finance Dept. Code:**



**Designated Use:** Undesignated  
**Acquisition History:** Detling Deed 6/10/82

<b>Area:</b> 0.03 acres each. Total of 2,613 sq ft	<b>Parcel Number:</b> 177154 02, 03
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**2009 Assessed Value:** \$1,400

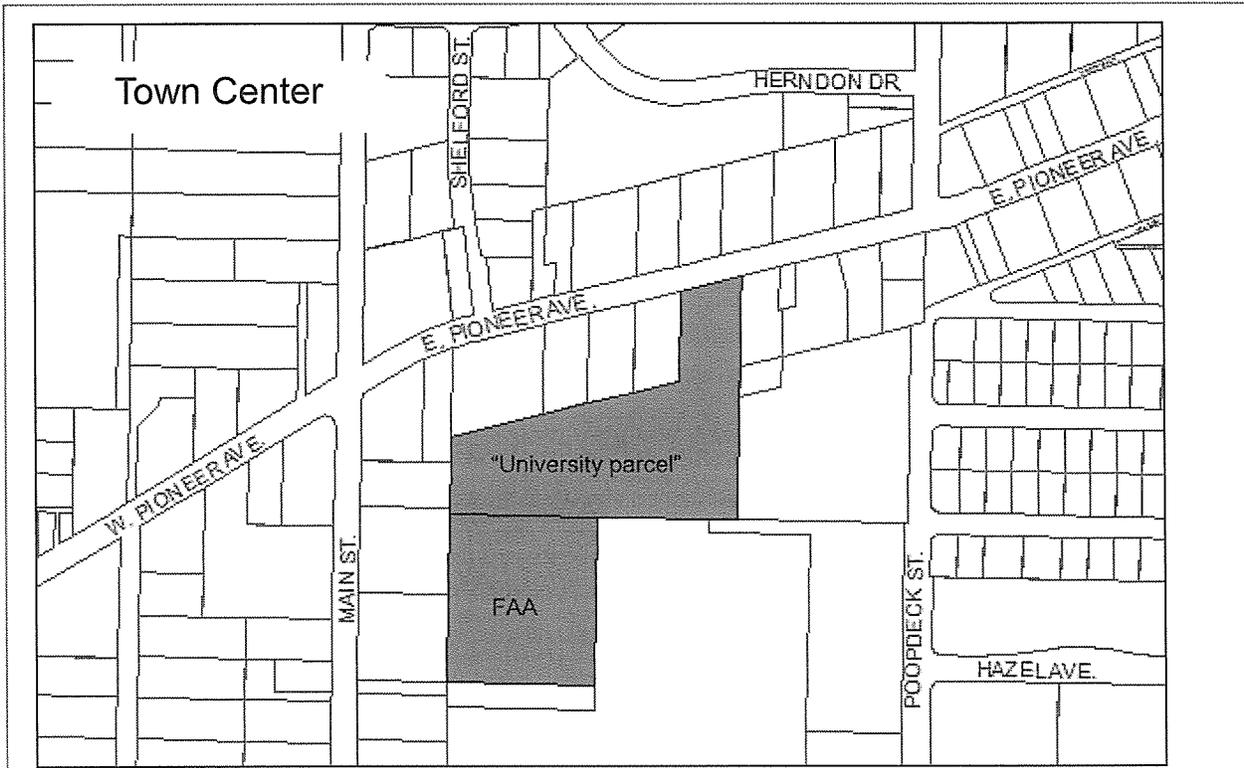
**Legal Description:** T6S R 13W SEC 20 SEWARD MERIDIAN HM 0670365 W R BENSON SUB AMENDED LOT 46 EXCLUDING HOMER BY-PASS ROAD, T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0670365 W R BENSONS SUB AMENDED LOT 47 EXC HOMER BY-PASS RD\*

<b>Zoning:</b> Central Business District	<b>Wetlands:</b> Possibly. Lots are steep.
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**Infrastructure:** Paved Road and sidewalk

**Notes:** Lots are steep; they run from the Sterling Highway grade down the slope to the adjoining property. Lot dimensions are approximately 50'x30'.

**Finance Dept. Code:**



**Designated Use:** UA land: Land was sold to the City by UA with the intent it would be used for town center. FAA site: Held for possible UA/state shared consortium library agreement and land trade for land at Bridge Creek. Resolution 14-084 Identifying Homer FAA Site Sub Tract 38A in the Town Center as a Viable Location for a Community Center.

**Acquisition History:** UA: Ord 03-61 purchase.

**Area:** 7.71 acres

**Parcel Number:** 17719209, 17708015

**2009 Assessed Value:** \$520,200

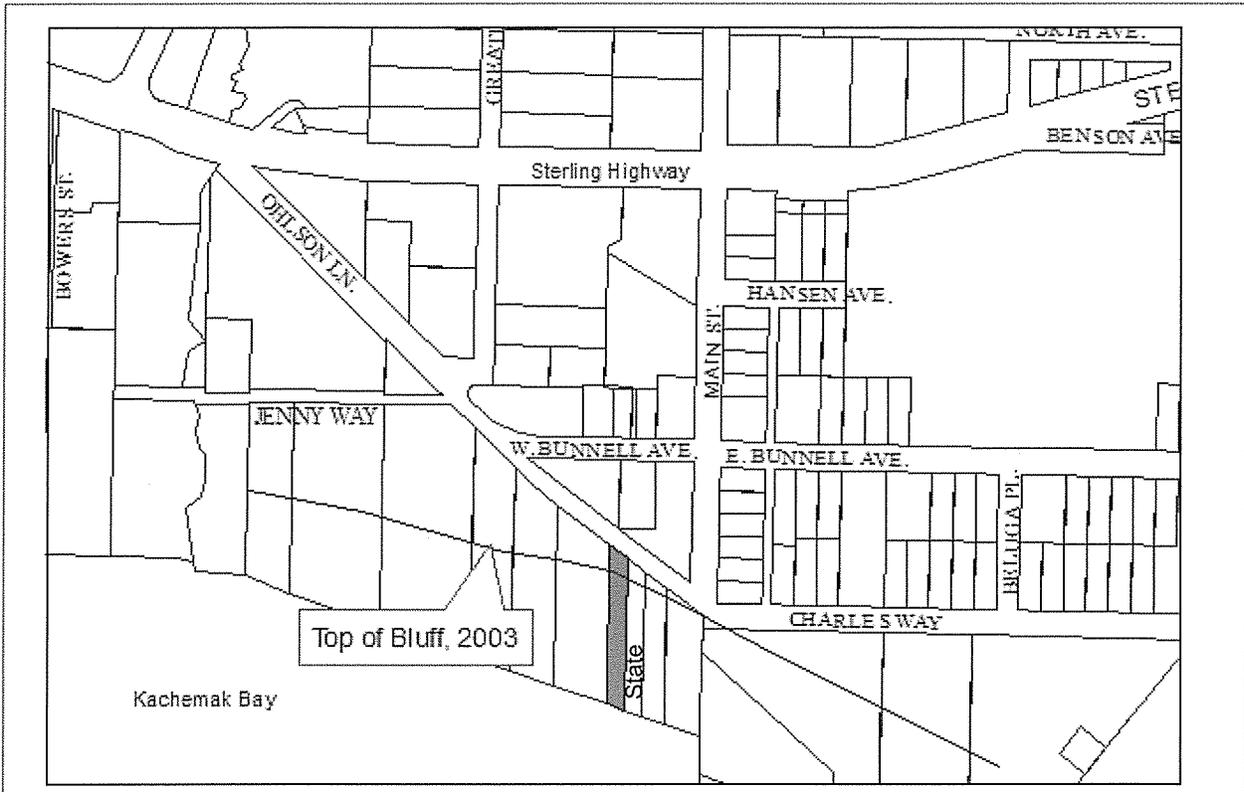
**Legal Description:** Homer FAA Site Sub Tract 38A, UA lot: Portion of Nils O Svedlund Sub lot 7 tract B, long legal.

**Zoning:** Central Business District

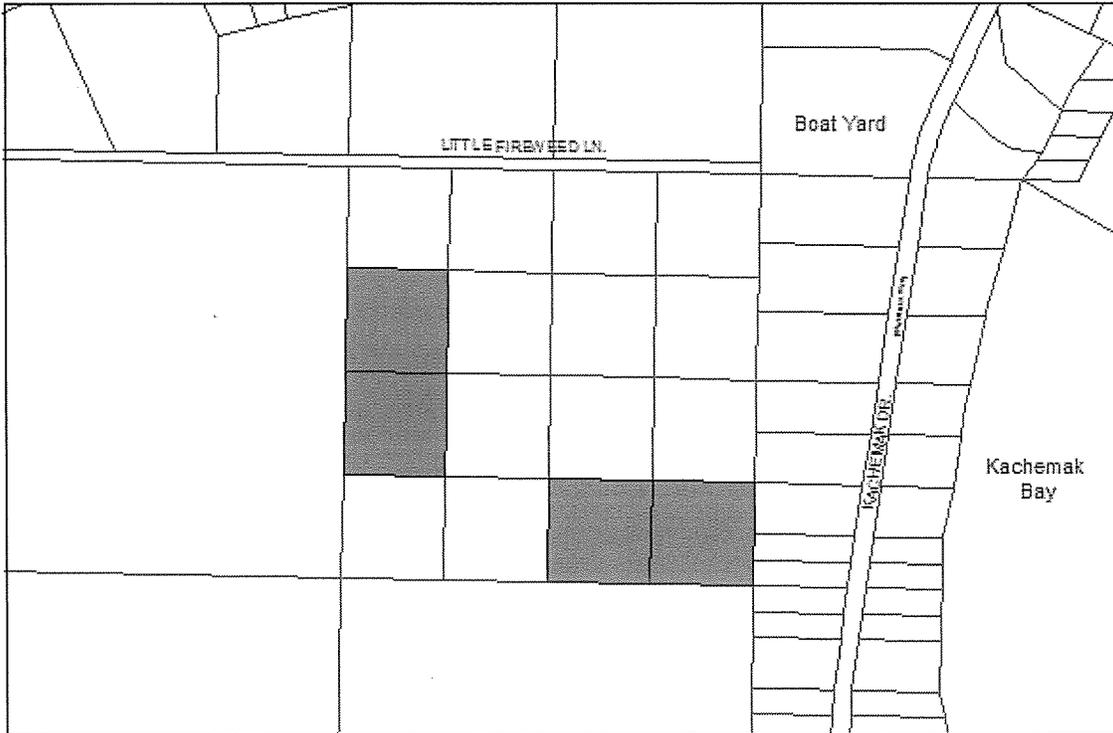
**Wetlands:** City had a wetland delineation done in 2006. There is about a 1/2 acre of wetlands between the two sites.

**Infrastructure:** Must be built as land is developed.

**Finance Dept. Code:**



<b>Designated Use:</b> Undesignated	
<b>Acquisition History:</b> Donated by Herrick, Resolution 90-7	
<b>Area:</b> 0.32 acres	<b>Parcel Number:</b> 17520009
<b>2009 Assessed Value:</b> \$27,500	
<b>Legal Description:</b> HM T06S R13W S19 PORTION THEREOF S OF OLSEN LANE	
<b>Zoning:</b> Central Business District	<b>Wetlands:</b> None. Bluff property.
<b>Infrastructure:</b> Gravel Road access, no water or sewer	
<b>Notes:</b>	
<b>Finance Dept. Code:</b> 392.0008	



**Designated Use:** Undesignated

**Acquisition History:** The western lots were granted by State Patent.

**Area:** 10 acres total. Each lot is 2.5 acres.

**Parcel Number:** 179080 09,15,25,26

**2009 Assessed Value:** Each lot: \$20,400. Total: \$81,600

**Legal Description:** Government Lots 10, 21, 24, 25, HM T06S R13W S14

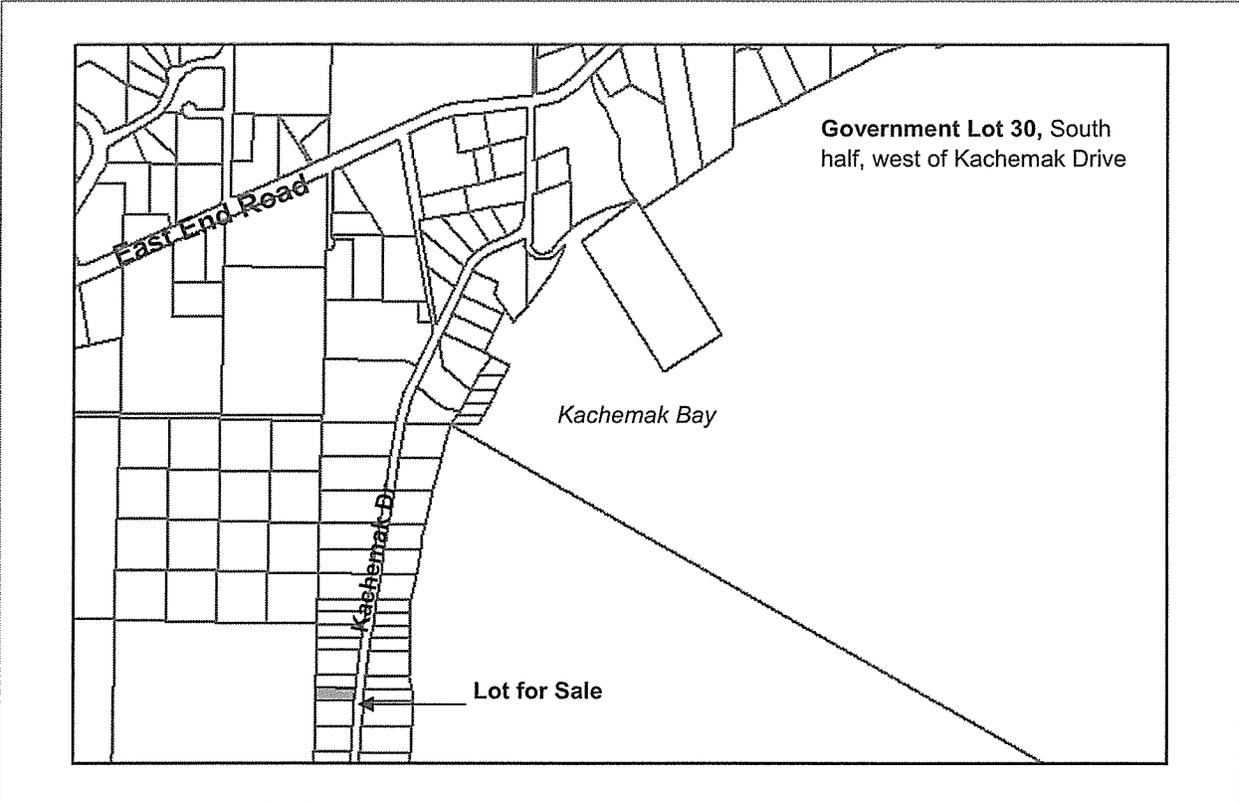
**Zoning:** General Commercial 2

**Wetlands:** Lots are mostly wetlands. Formal delineation would be needed prior to any project planning.

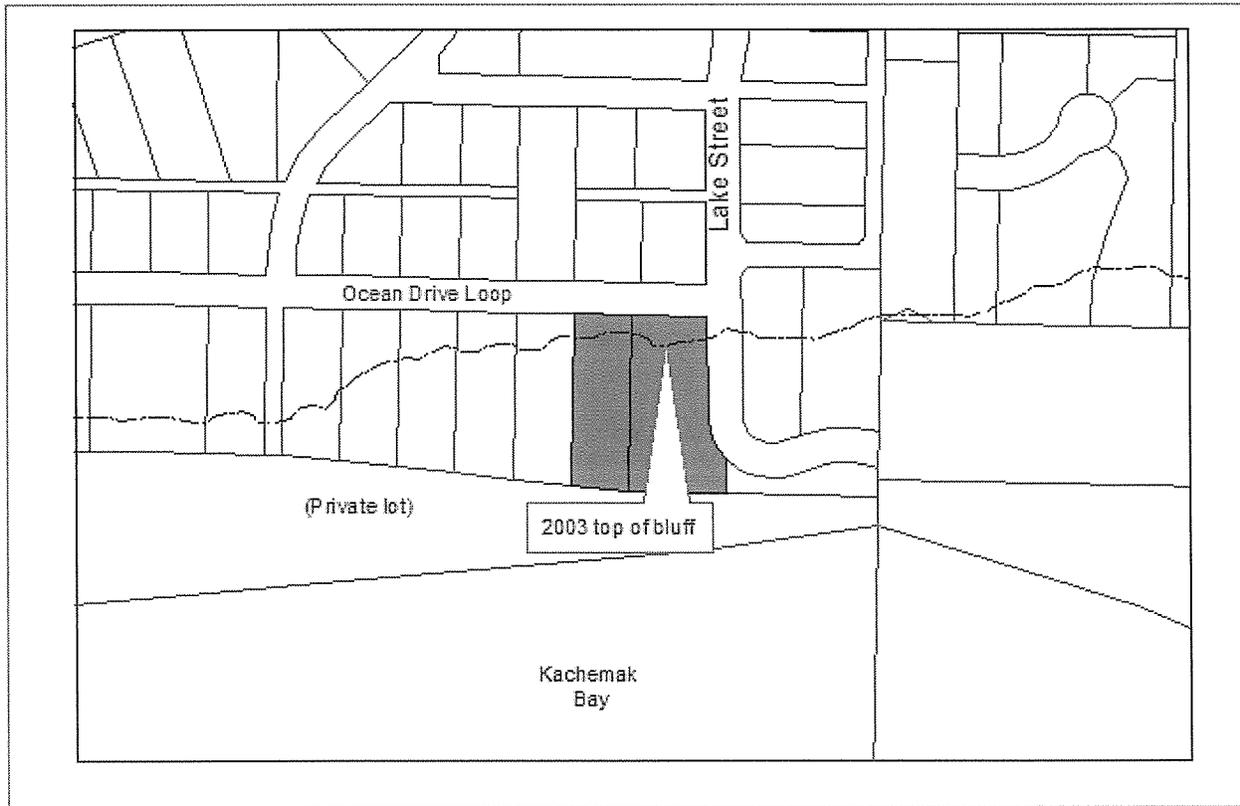
**Infrastructure:** No infrastructure currently available.

**Notes:** Two adjacent lots are privately owned. The rest of the square lots are owned by the Kenai Peninsula Borough. There is limited legal access to the eastern lots. There may be no legal access to the western lots.

**Finance Dept. Code:**



<b>Designated Use:</b> Sell (Resolution 2011-37(A))	
<b>Acquisition History:</b> Tax foreclosure, Ord 2010-24(S)	
<b>Area:</b> 0.49 acres	<b>Parcel Number:</b> 17908050
<b>2009 Assessed Value:</b> \$2,300	
<b>Legal Description:</b> South half of Government Lot 30 Lying West of Kachemak Drive	
<b>Zoning:</b> Rural Residential	<b>Wetlands:</b> Will require wetland permit for development
<b>Infrastructure:</b> Paved road, power lines. Part of Phase II Kachemak Drive Water and Sewer LID.	
<b>Notes:</b> Acquired from the Kenai Peninsula Borough through tax foreclosure. Parcel is wetlands.	
<b>Finance Dept. Code:</b>	



**Designated Use:** Sell (Resolution 2009-33)  
**Acquisition History:** Tax foreclosure (seawall) KPB Ord 02-41

**Area:** 1.66 acres **Parcel Number:** 177174-06, 07

**2009 Assessed Value:** \$51,500 (combined value)

**Legal Description:** Lot 43 and 44, Oscar Munson Subdivision

**Zoning:** Rural Residential **Wetlands:** Most of these lots are tidal and critical habitat.

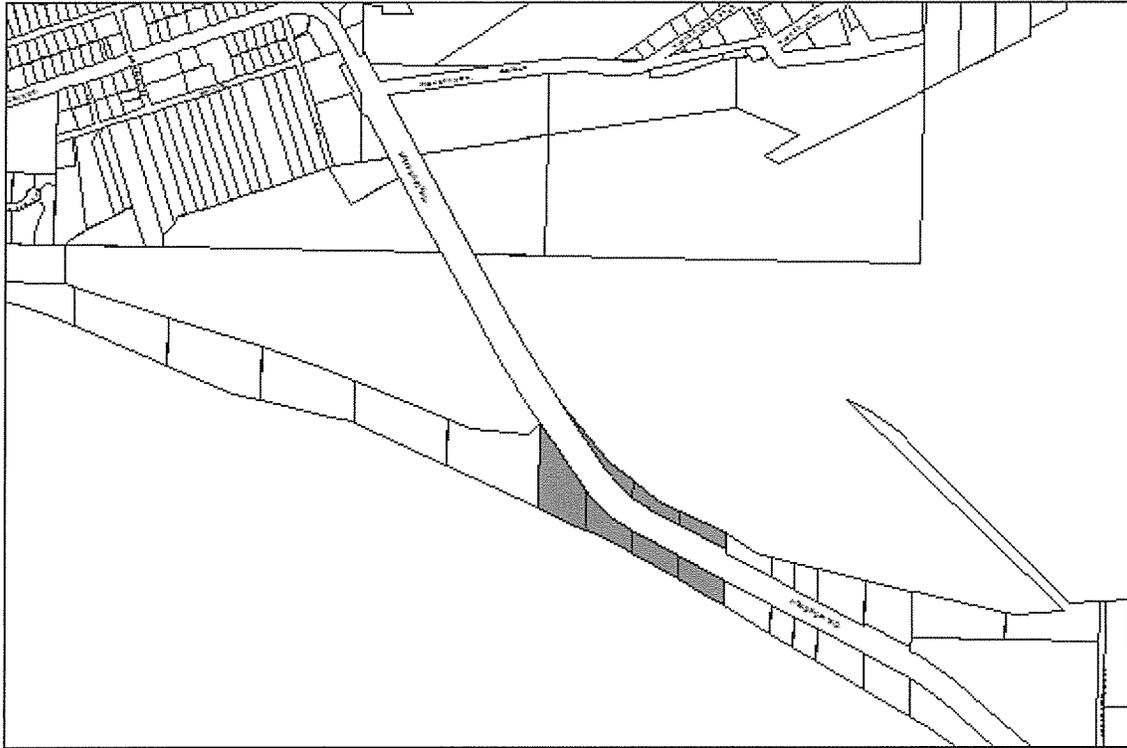
**Infrastructure:** Gravel road, water and sewer, seawall.

**Notes:** These lots contain seawall frontage. There is little to any developable area. There continues to be bluff erosion above the seawall on these lots. There are seawall and LIS assessments due on these properties. Contact Finance for payoff amounts. No commercial appraiser was willing to conduct an appraisal.

Resolution 2009-33: Sell Lots 43 and 44 Oscar Munson Subdivision.

February 2012 update: City Manager will put the lots out to bid in the spring, using the Borough assessment as the minimum bid instead of an appraisal. No local appraisers were able to appraise the property because there are no comparable properties, and the land has limited to no value for residential development.

**Finance Dept. Code:**



**Designated Use:** Intertidal Wetland Habitat for Shorebirds To be Conservation Easement  
**Acquisition History:** EVOS purchase/Unknown

**Area:** 10.96 acres

**Parcel Number:** 18101 08-14

**2009 Assessed Value:** \$104,300

**Legal Description:** T 6S R 13W SEC 28 SEWARD MERIDIAN HM GOVT LOTS 5,6,7,8

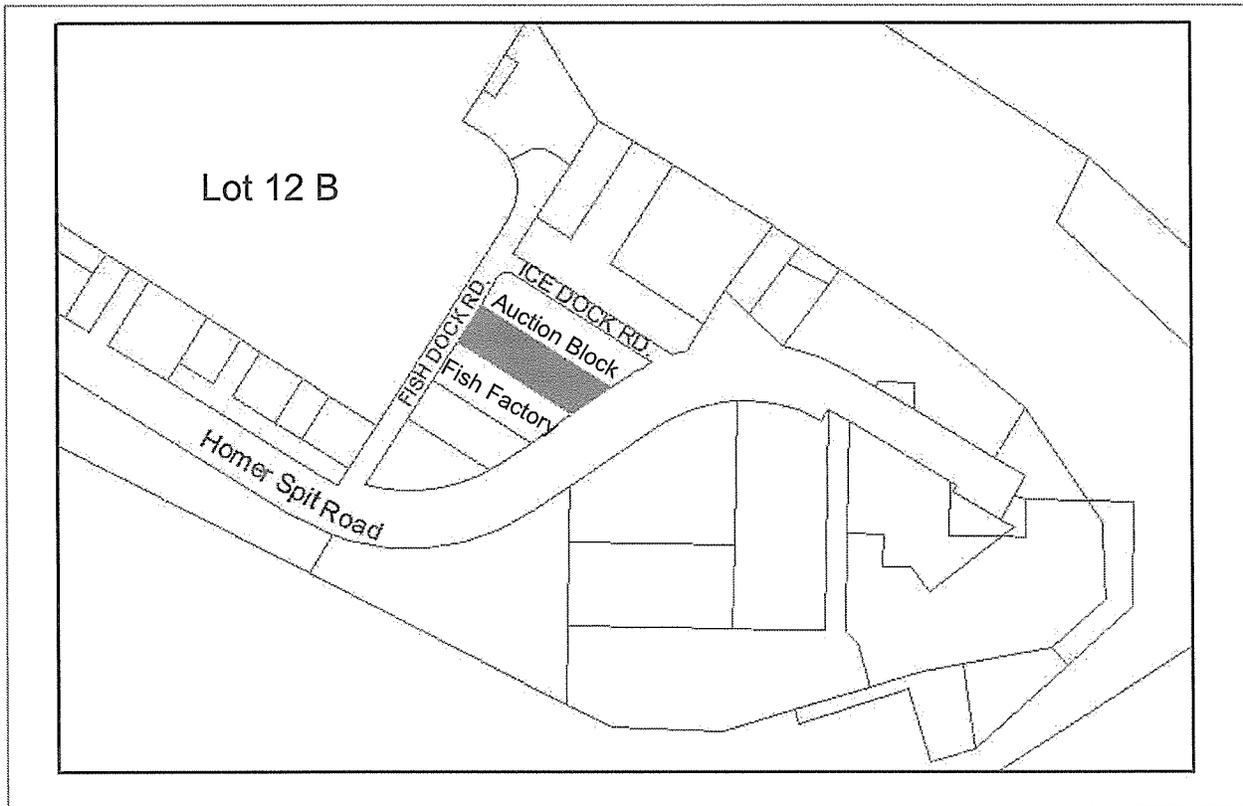
**Zoning:** N of Homer Spit Rd: Marine Industrial.  
 S of road, Open Space Recreation

**Wetlands:** Tidal

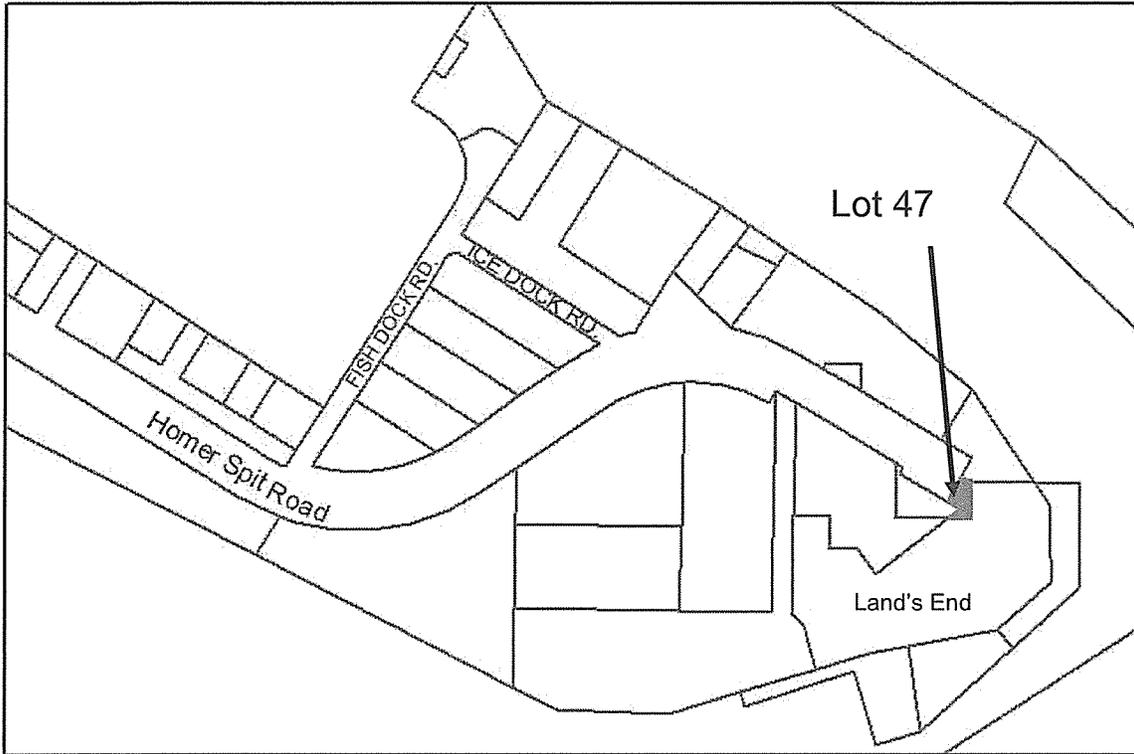
**Infrastructure:** Paved road, Homer Spit Trail

**Notes:** Previous land allocation plan records show this property was an EVOS purchase and was to be placed into a conservation easement. However, this was never completed as far as staff can research, while the easements on the other EVOS properties were completed in 1998. These properties need further research: how they were acquired and any restrictions, and if they were in fact EVOS purchases or have any easements.

**Finance Dept. Code:**



<b>Designated Use:</b> Leased Lands	
<b>Acquisition History:</b>	
<b>Area:</b> 0.68 acres	<b>Parcel Number:</b> 18103451
<b>2009 Assessed Value:</b> \$265,300	
<b>Legal Description:</b> City of Homer Port Industrial Subdivision No 4 Lot 12-B	
<b>Zoning:</b> Marine Industrial	
<b>Infrastructure:</b> Water, sewer, paved road access	<b>Address:</b>
<p>Parcel has the fish grinder on it, and possibly a short term lease for storage from neighboring business. The whole parcel is not readily available for a long term lease.</p> <p>Resolution 09-33: Remove Lot 12-B City of Homer Port Industrial Subdivision No 4 from lots that may be leased until the drainage issues are resolved.</p> <p>Resolution 10-21: Administration is directed to address the drainage problems and usage of this lot.</p>	
<b>Finance Dept. Code:</b>	



**Designated Use:** Undesignated. Has easement to Land's End  
**Acquisition History:**

**Area:** 0.08 acres

**Parcel Number:** 18103408

**2009 Assessed Value:** \$55,600

**Legal Description:** T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 47

**Zoning:** Marine Industrial

**Wetlands:** N/A

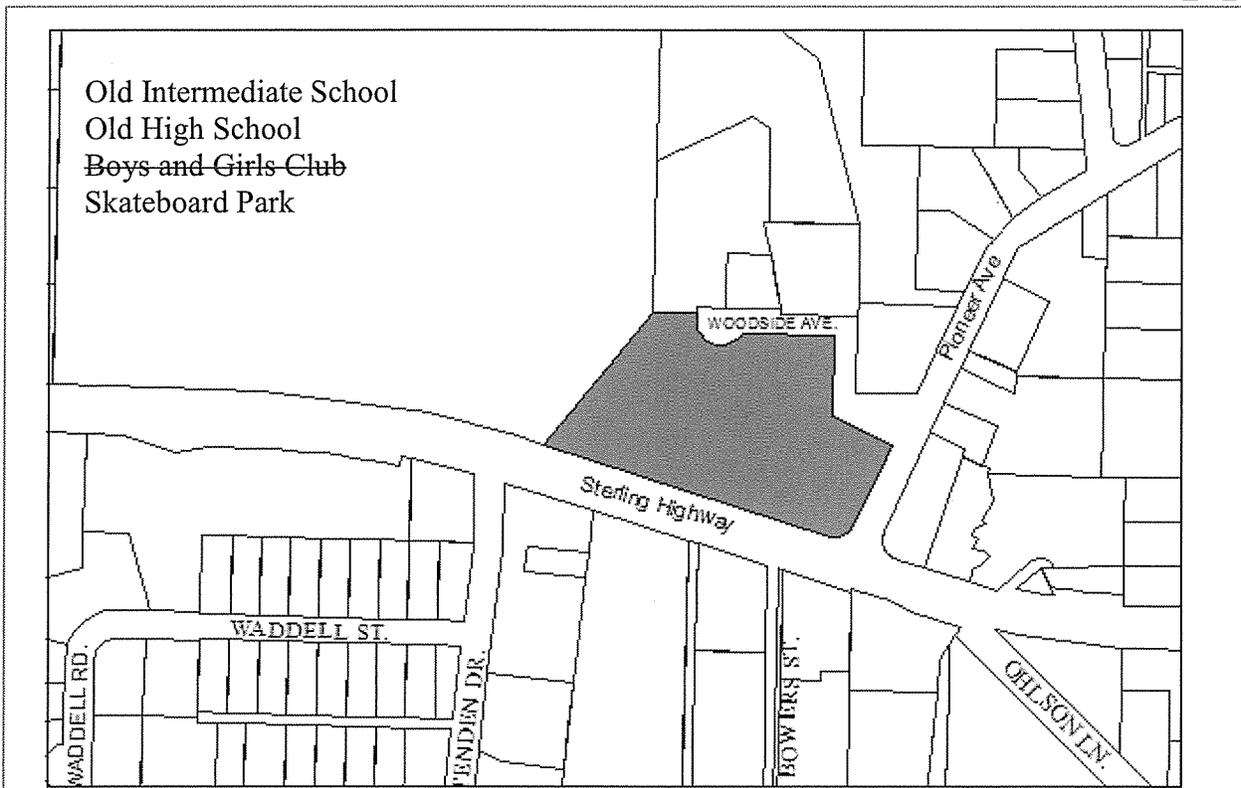
**Infrastructure:** Paved road, sewer through lot

**Notes:**

In the process of selling to Lands End, spring 2014

**Finance Dept. Code:**

**Section D**  
**City Facilities**



**Designated Use:** Resolution 14-110, Designating the Homer Education and Recreation Complex (HERC) Site as the Location for the Proposed New Homer Public Safety Building

**Acquisition History:** Given to the City by KPB. Old Middle School and HS. Reso 98-63

**Area:** 4.3 acres

**Parcel Number:** 17510070

**2012 Assessed Value:** \$4,809,400 (Land \$809,400 Structure, built in 1956 25,000 sq ft \$4,000,000)

**Legal Description:** HM2000022 T06S R13W S19 TRACT 2 HOMER SCHOOL SURVEY 1999 CITY ADDN

**Zoning:** Central Business District

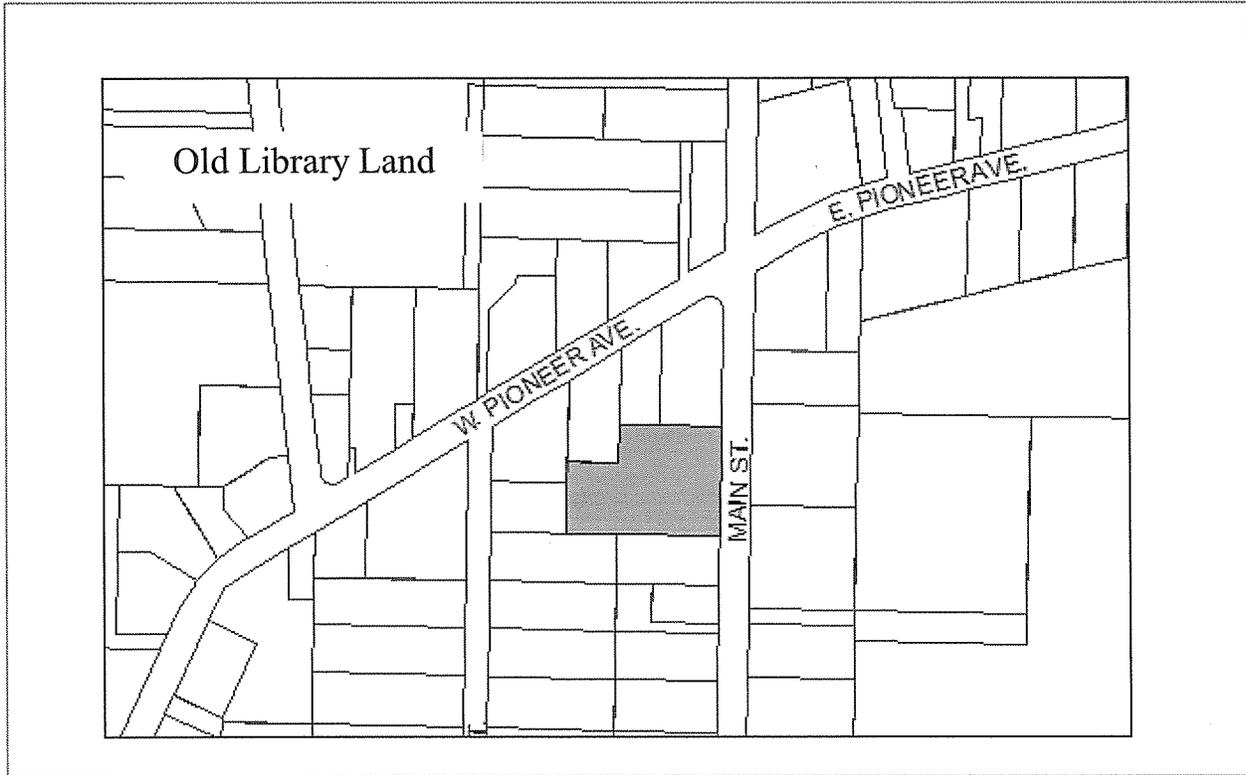
**Wetlands:** Creek on western edge

**Infrastructure:** Paved access and parking. Water and Sewer.

**Notes:**

- Skateboard Park on premises.
- Deed restrictions removed by Kenai Peninsula Borough, fall 2014

**Finance Dept. Code:** 170.0032 175.100.05



**Designated Use:** Sell.  
**Acquisition History:** Deed: Jewel July 1982 (back lot portion) Deed: Watson 1978 (library/Pioneer area)

<b>Area:</b> 1.31 acres	<b>Parcel Number:</b> 17514416
-------------------------	--------------------------------

**2009 Assessed Value:** \$189,200

**Legal Description:** T 6S R 13W SEC 19 SEWARD MERIDIAN HM 2008016 HOMER PUBLIC LIBRARY NO 2 LOT 2

<b>Zoning:</b> Central Business District	<b>Wetlands:</b> Drainage and wetlands may be present
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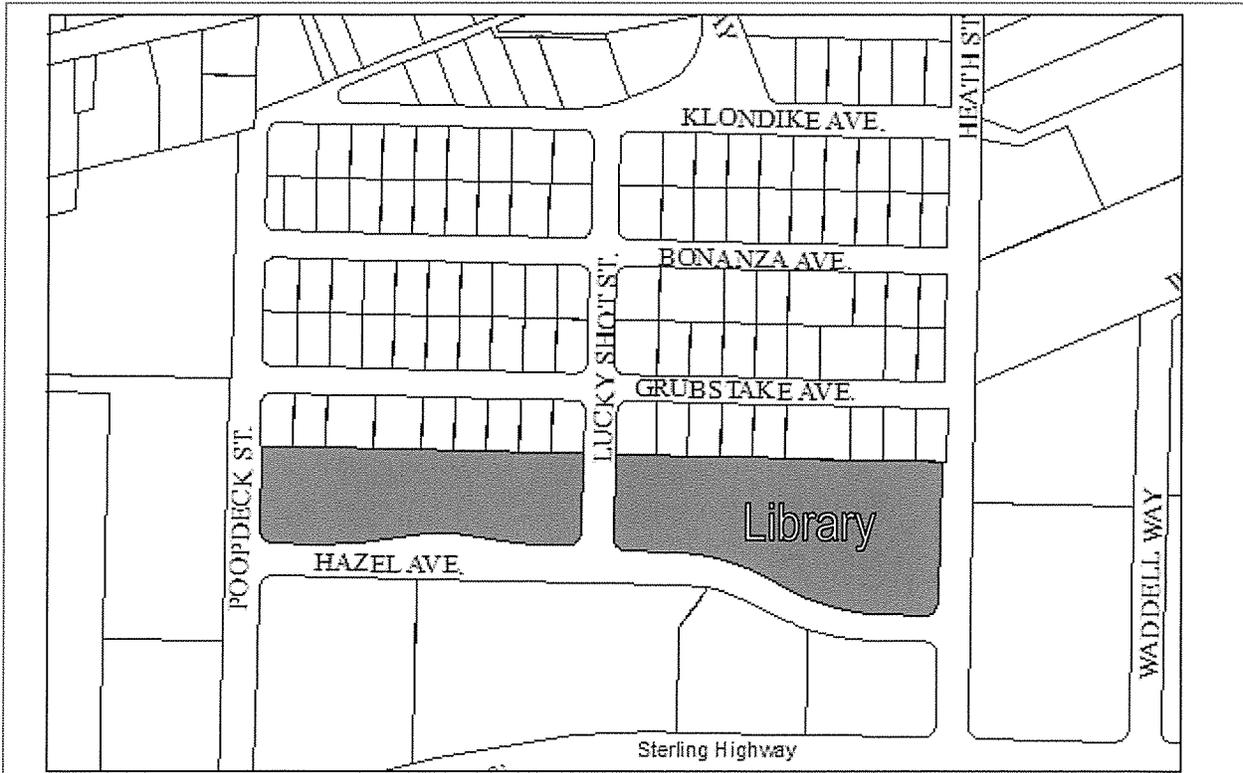
**Infrastructure:** Paved road, water, sewer

**Notes:** This land was formerly part of the old library site. The library building was subdivided onto its own lot, and sold. This lot was put up for sale but did not receive any bids. Minimum bid in late 2007 was set at \$462,500. Intent to sell the lot and pay down debt on the library loan.

Land was put on the market again in 2009 with a minimum bid of \$228,000, and no bids were received. Resolution 11-037(A) Offer for sale, and if not sold, designate as a conservation buffer. February 2012 update: Land will be put on the market again in the spring.

The land has a nice bay view, but would require stumping. Driveway access off of Main Street is very steep. It is likely significant dirt work would be needed to make this lot viable for commercial or multifamily development.

**Finance Dept. Code:**



**Designated Use:** Library. Resolution 2003-72  
**Acquisition History:** KPB Ord 93-09

**Area:** 5.25 acres

**Parcel Number:** 17710739, 17710740

**2009 Assessed Value:** \$3,335,200 (Land 335,200, Structure 3,000,000)

**Legal Description:** HM2005036 T06S R13W S20 TRACT B GLACIER VIEW SUB NO 26, HM2005036 T06S R13W S20 TRACT A GLACIER VIEW SUB NO 26

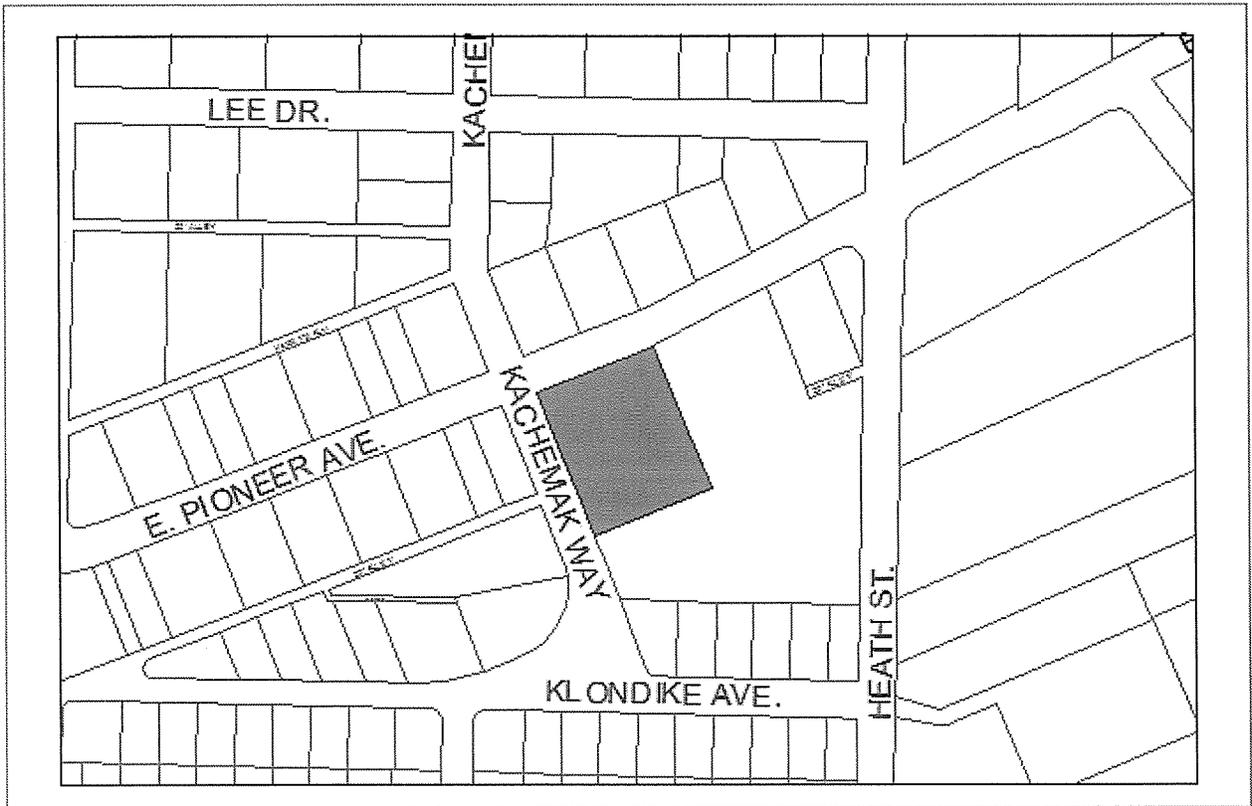
**Zoning:** Central Business District

**Wetlands:** Some wetlands present

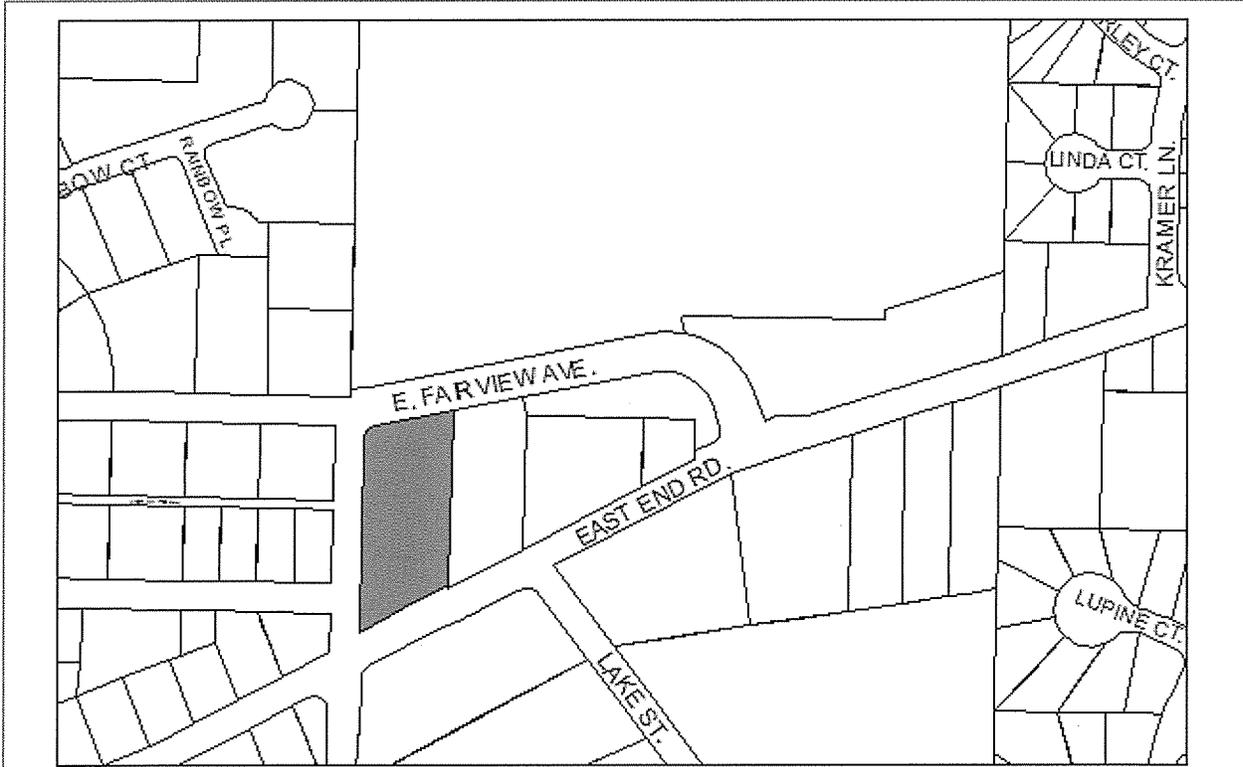
**Infrastructure:** Paved road access, trail access, water and sewer available.

**Notes:**

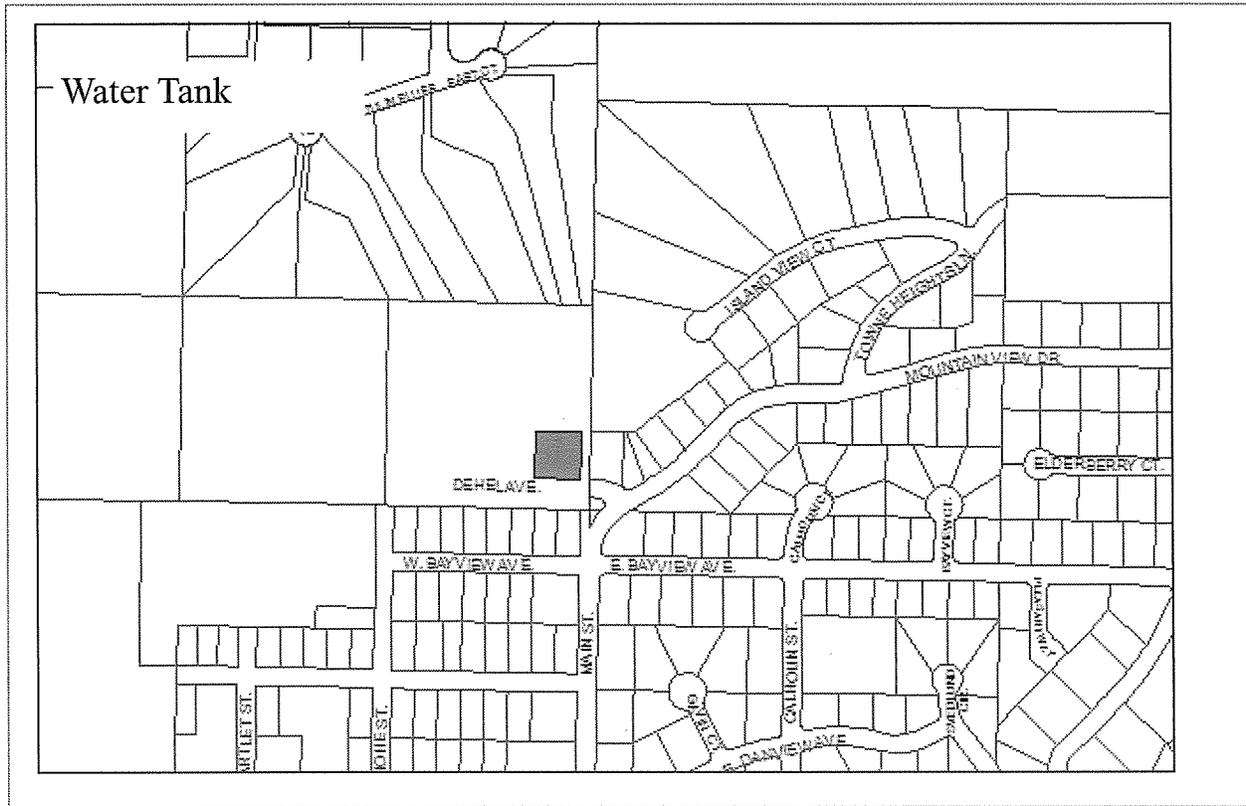
**Finance Dept. Code:**



<b>Designated Use:</b> City Hall	
<b>Acquisition History:</b> Purchased, Schoulz 12/31/86	
<b>Area:</b> 1.12 acres	<b>Parcel Number:</b> 17720408
<b>2009 Assessed Value:</b> \$1,082,100 (Land 172,300 Structure 909,800)	
<b>Legal Description:</b> HM2004048 T06S R13W S20 Glacier View Subdivision Campus Addition Lot 6-A-2	
<b>Zoning:</b> Central Business District	<b>Wetlands:</b> None
<b>Infrastructure:</b> Paved road access, water and sewer.	
<b>Notes:</b> New addition and remodel 2011/12. Lower parking area paved.	
<b>Finance Dept. Code:</b>	



<b>Designated Use:</b> Police and fire stations	
<b>Acquisition History:</b> Straub Warr Deed 4/74, partial purchase Straub 4/5/74	
<b>Area:</b> 1.57 acres	<b>Parcel Number:</b> 17702057
<b>2009 Assessed Value:</b> \$2,054,700 ( Land: \$208,000 Structure: \$1,846,700)	
<b>Legal Description:</b> HM 0870011 NEW HOMER HIGH SCHOOL NO 2 Tract 1-B	
<b>Zoning:</b> Central Business District	<b>Wetlands:</b> N/A
<b>Infrastructure:</b> Water, Sewer, Paved access	
<b>Notes:</b>	
<b>Finance Dept. Code:</b>	



**Designated Use:** Water Tank (A Frame Tank)

**Acquisition History:** Dehel Deed 6/1/65

**Area:** 0.5 acres

**Parcel Number:** 17504011

**2009 Assessed Value:** \$30,700

**Legal Description:** HM T06S R13W S18 N 150 FT OF THE S 250 FT OF THE E 180 FT OF THE NE1/4 SE1/4

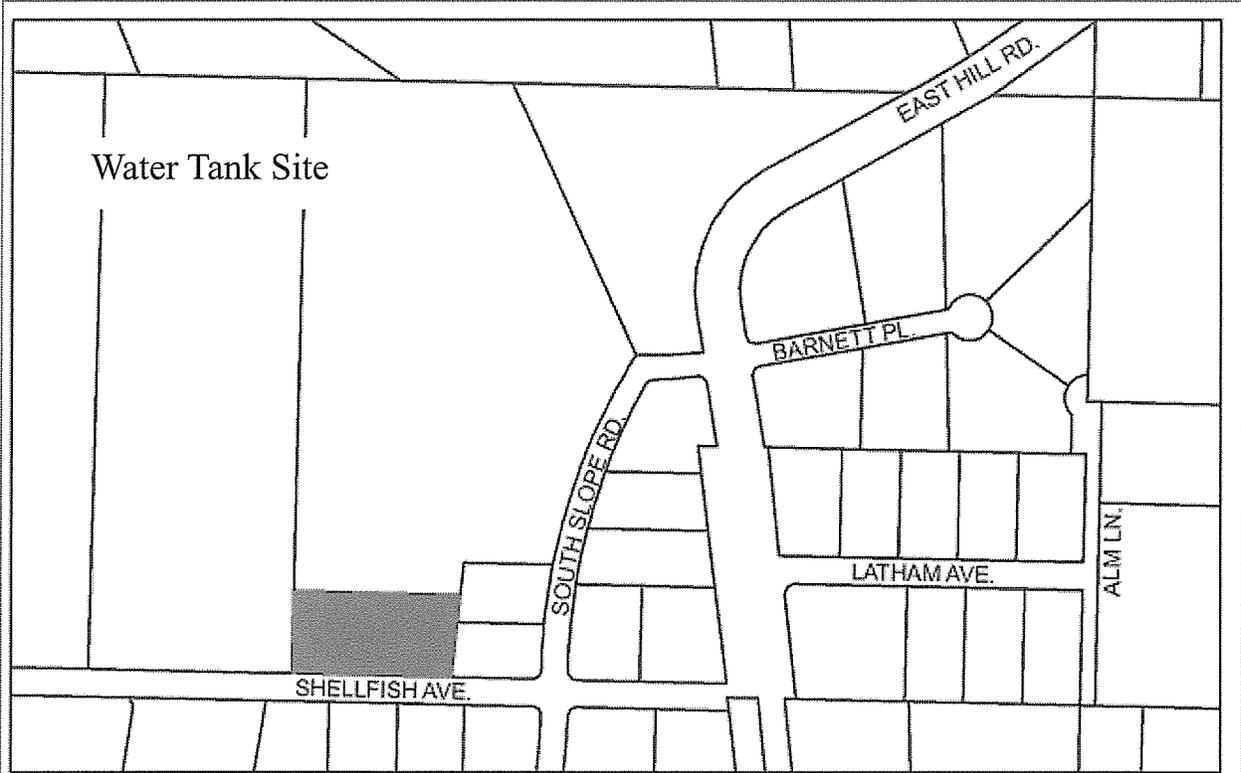
**Zoning:** Rural Residential

**Wetlands:** Possible drainage through site

**Infrastructure:** N/A

**Notes:**

**Finance Dept. Code:**



**Designated Use:** Future Water Tank  
**Acquisition History:** Ordinance 14-39

**Area:** 1.5 acres

**Parcel Number:** 17701009

**2015 Assessed Value:**

**Legal Description:** T6S R13W SEC 17 SEWARD MERIDIAN HM 2014023 BARNETT SUB QUIET CREEK ADDN 2014 TRACT A2

**Zoning:** Rural Residential

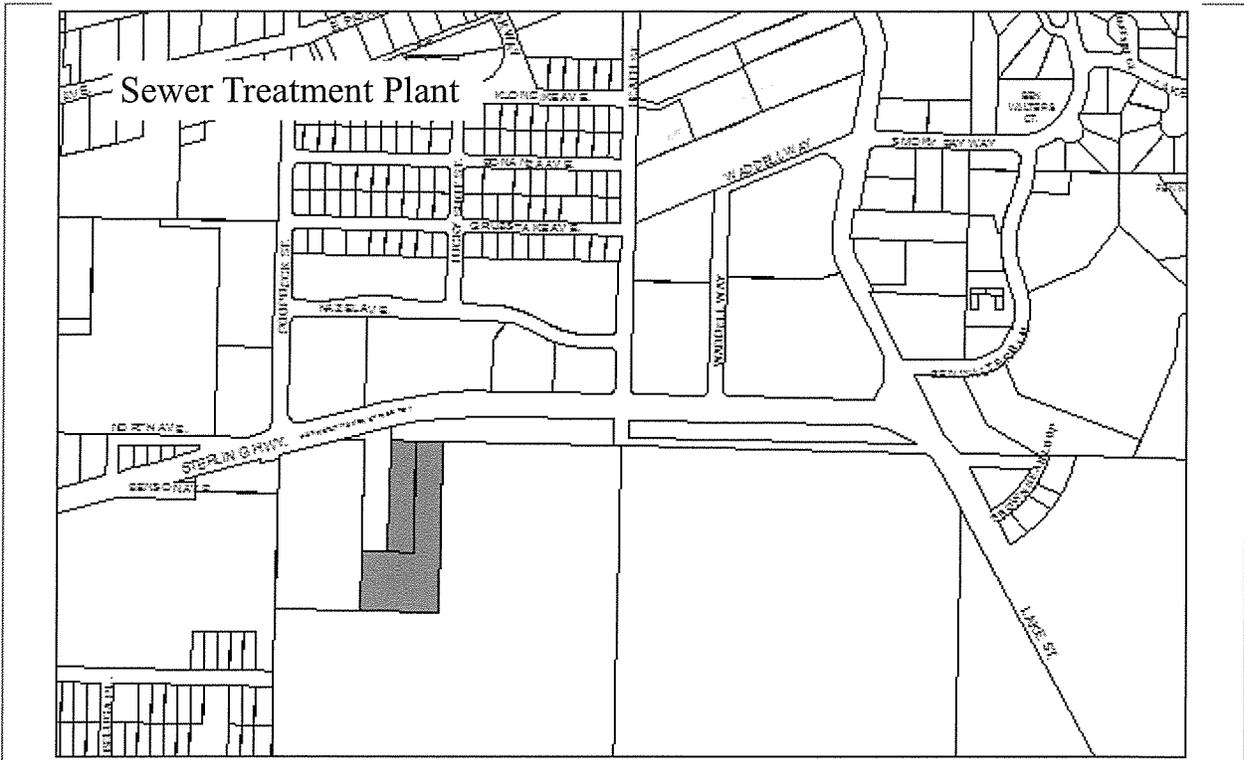
**Wetlands:**

**Infrastructure:** N/A

**Notes:** Future location of a new water tank. (2016 construction?)

**Finance Dept. Code:**





**Designated Use:** Sewage Treatment

**Acquisition History:** see below

**Area:** 4.08 acres

**Parcel Number:** 177140 14, 15

**2009 Assessed Value:** \$2,528,100 (Land: \$448,900 Structures/Improvements: \$2,079,200)

**Legal Description:** T 6S R 13W SEC 20 SEWARD MERIDIAN HM POR PER E1/2 NW1/4 NE1/4 SW1/4 PER D-60-164, T 6S R 13W SEC 20 SEWARD MERIDIAN HM THAT PORTION OF E1/2 NW1/4 NE1/4 SW1/4 PER D-60 @ 05

**Zoning:** Central Business District

**Wetlands:** Yes

**Infrastructure:** Water and Sewer. Access via PW complex

**Notes:**

Acquisition:

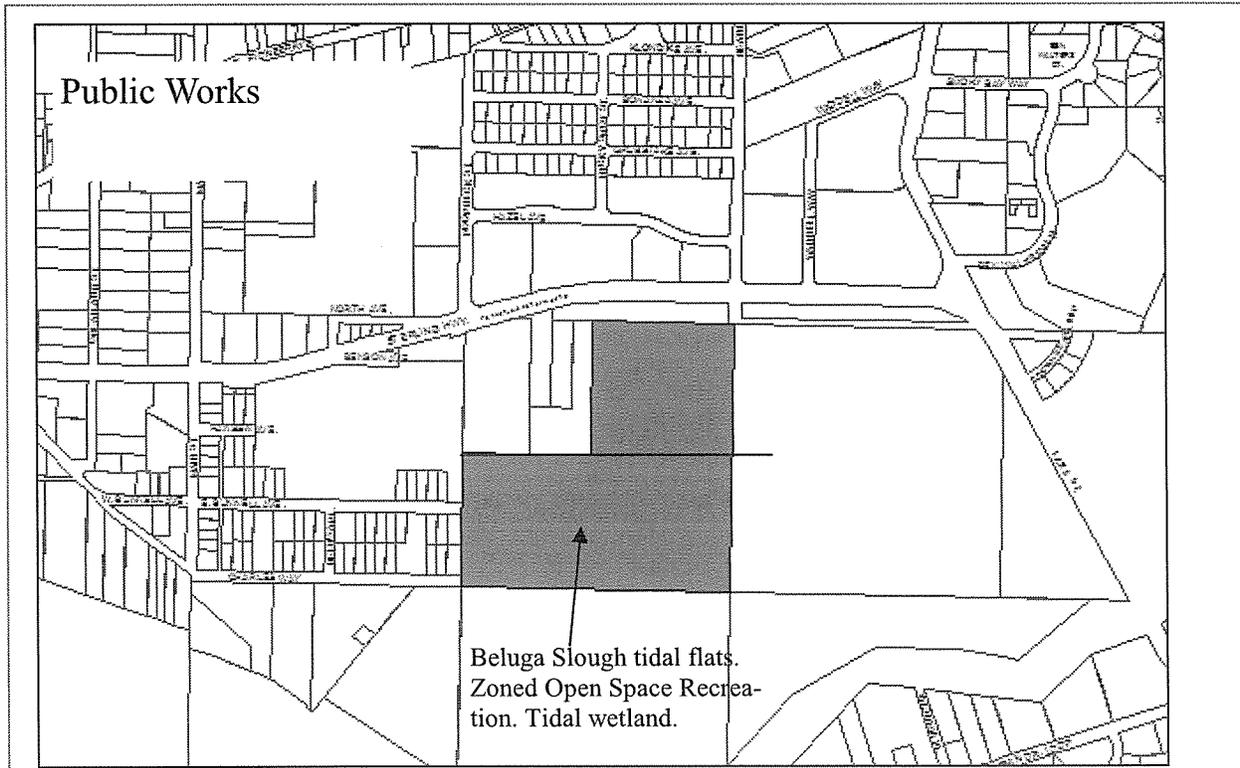
17414014: Mitchell Warr Deed 1/9/84

17714015: Heath/Whitmore Deed 3-71

2008 Resolution 08-48 recommends a replat to vacate common lot lines. Resolution 10-35(A) Replat the Sewer Treatment Plant lots to vacate the common lot line.

Within a FEMA mapped flood hazard area.

**Finance Dept. Code:**



**Designated Use:** Public Works  
**Acquisition History:** Heath Dead 3/10/71

<b>Area:</b> 30 acres	<b>Parcel Number:</b> 17714016
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**2009 Assessed Value:** \$1,778,500 (Land: \$585,500, Structures: \$1,203,000)

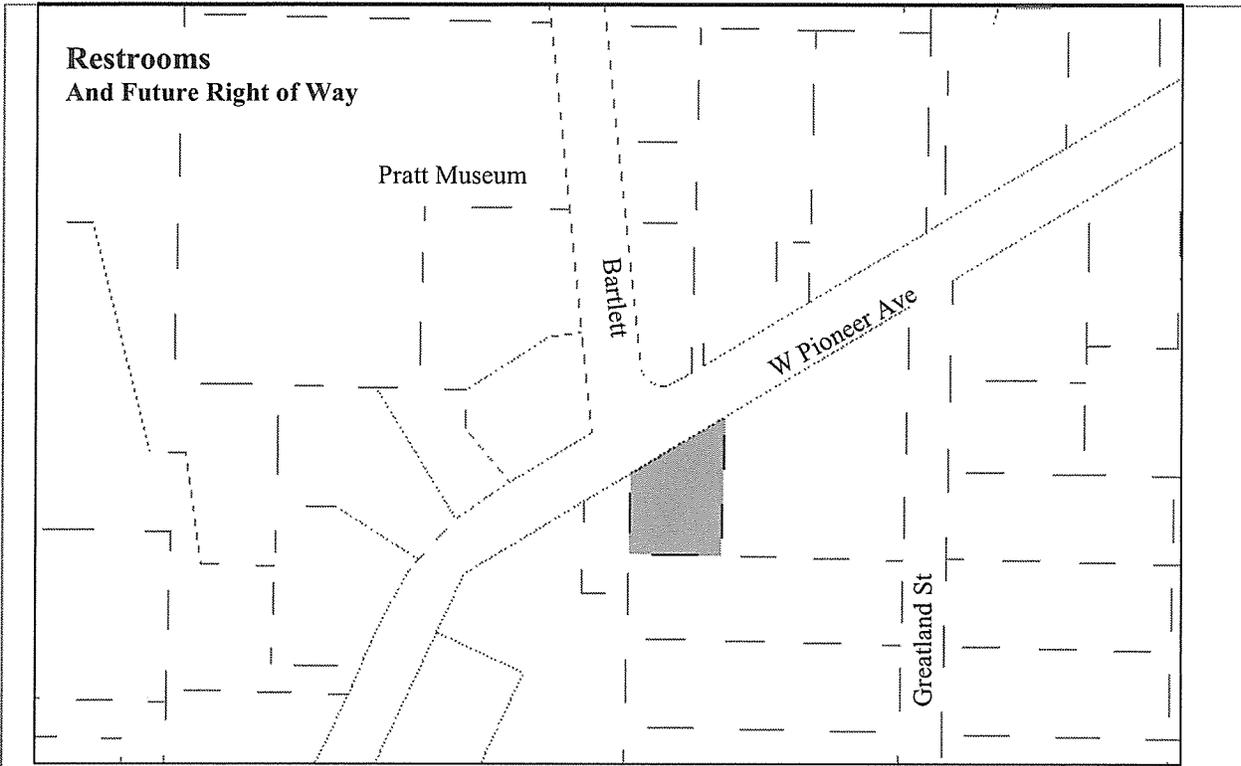
**Legal Description:** T 6S R 13W SEC 20 SEWARD MERIDIAN HM NE1/4 NE1/4 SW1/4 & S1/2 NE1/4 SW1/4

<b>Zoning:</b> Central Business/Open Space	<b>Wetlands:</b> Yes
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**Infrastructure:** Paved Road, water and sewer

**Notes:**  
 Within a FEMA mapped flood hazard area.

**Finance Dept. Code:**



**Designated Use:** Restroom and Future right of way  
**Acquisition History:** Ordinance 2012-42

**Area:** 0.27 acres

**Parcel Number:** 17514301

**2012 Assessed Value:** \$58,800

**Legal Description:** T 6S R 13W SEC 19 SEWARD MERIDIAN HM 0000049 BUNNELLS SUB LOT 75

**Zoning:** Central Business District

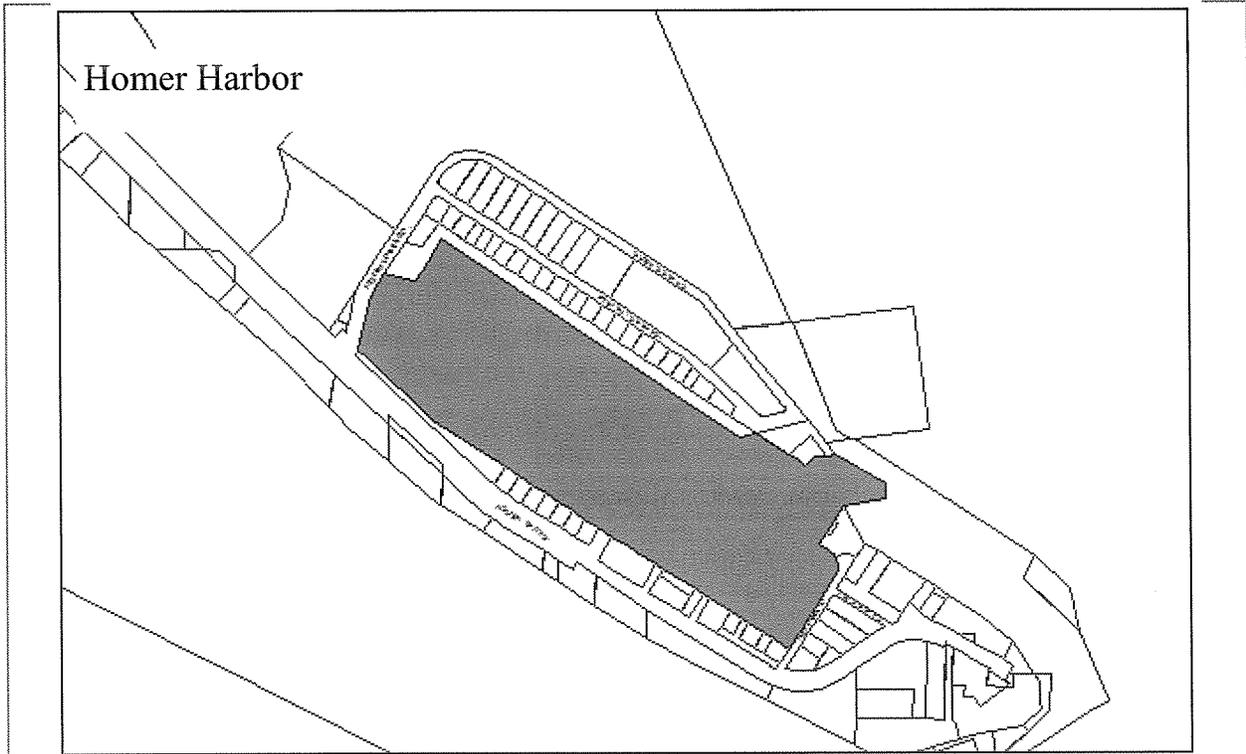
**Wetlands:** Yes

**Infrastructure:** Paved Road, water and sewer

**Notes:**

Public restroom constructed 2013-2014  
 Future road extension for Bartlett.

**Finance Dept. Code:**



**Designated Use:** Homer Small Boat Harbor  
**Acquisition History:** Reso 99-51 Reconveyed from ACOE

**Area:** 72.94

**Parcel Number:** 18103214

**2009 Assessed Value:** \$5,607,100

**Legal Description:** T 6S R 13W SEC 35 T 6S R 13W SEC 36 T 7S R 13W SEC 1 T 7S R 13W SEC 2 HM 0920050 HOMER SPIT SUB NO TWO AMENDED SMALL BOAT HARBOR SEWARD MERIDIAN

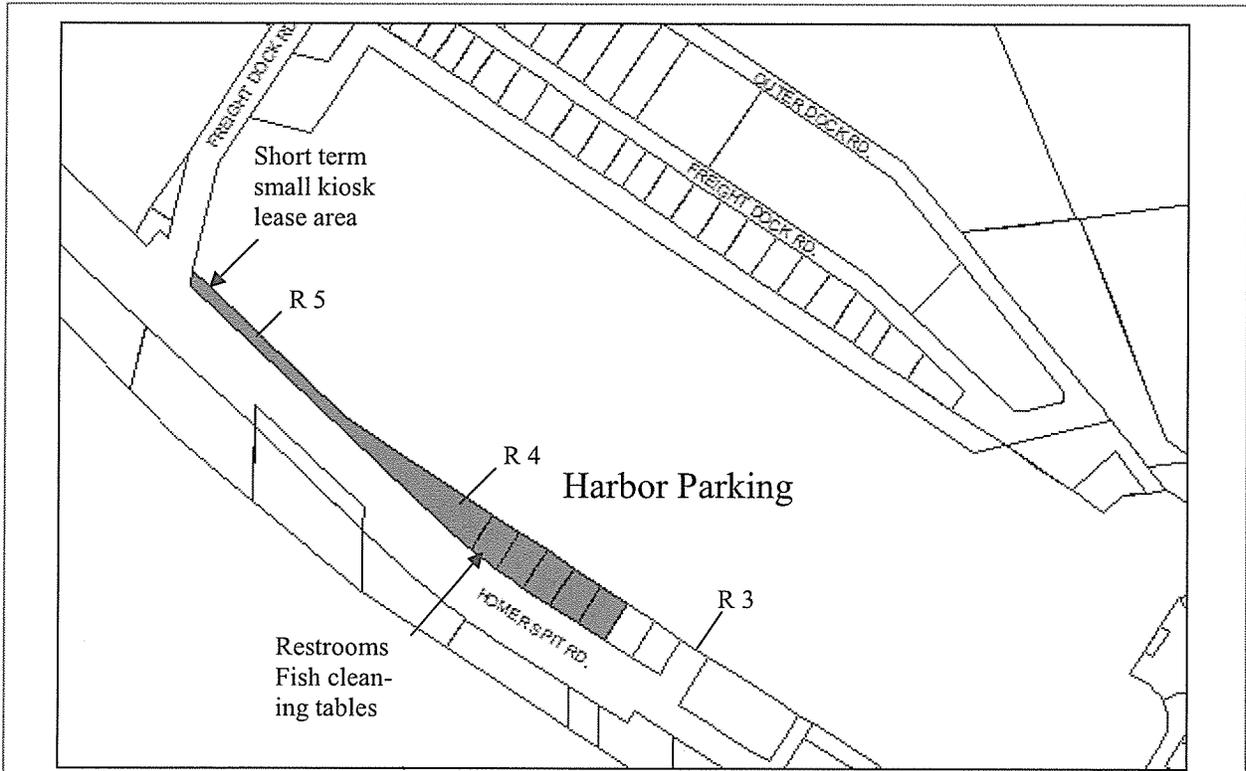
**Zoning:** Marine Commercial

**Wetlands:** N/A

**Infrastructure:** floats, road access, water and sewer

**Notes:**

**Finance Dept. Code:**



**Designated Use:** Parking  
**Acquisition History:**

**Area:** 3.12 acres

**Parcel Number:** 181033 18-22, 24

**2009 Assessed Value:** \$953,200 (Land: \$1,110,800, Structures: \$142,300)

**Legal Description:** T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 13-17, HM 0910003 HOMER SPIT SUB NO TWO SEWARD MERIDIAN LOT 12A

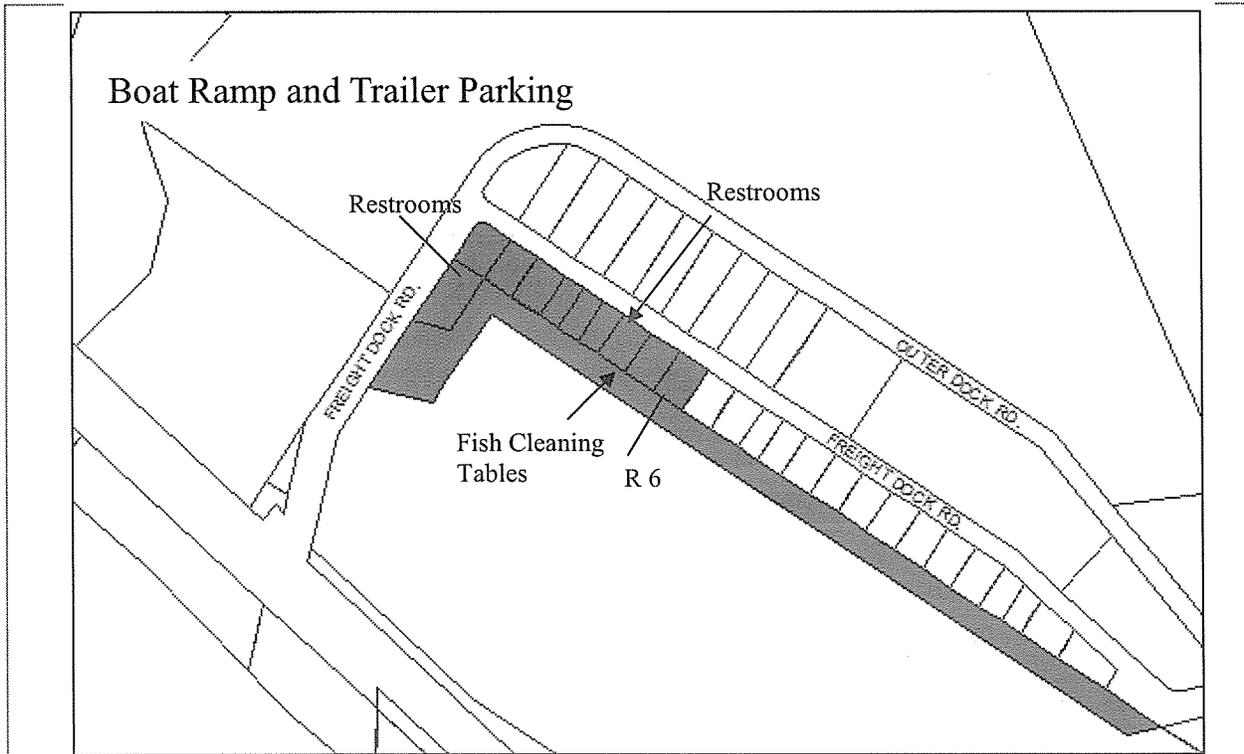
**Zoning:** Marine Commercial

**Wetlands:** N/A

**Infrastructure:** Paved road, water and sewer, public restrooms

**Notes:**

**Finance Dept. Code:**



**Designated Use:** Boat ramp and trailer parking  
**Acquisition History:**

**Area:** 8.32 acres

**Parcel Number:** 181032 47-58, 18103216

**2009 Assessed Value:** \$2,323,400

**Legal Description:** Homer Spit Sub No 5 Lots 28-37, Homer Spit Sub No 2 Amended Lot G-8

**Zoning:** Marine Industrial, over slope area is Marine Commercial

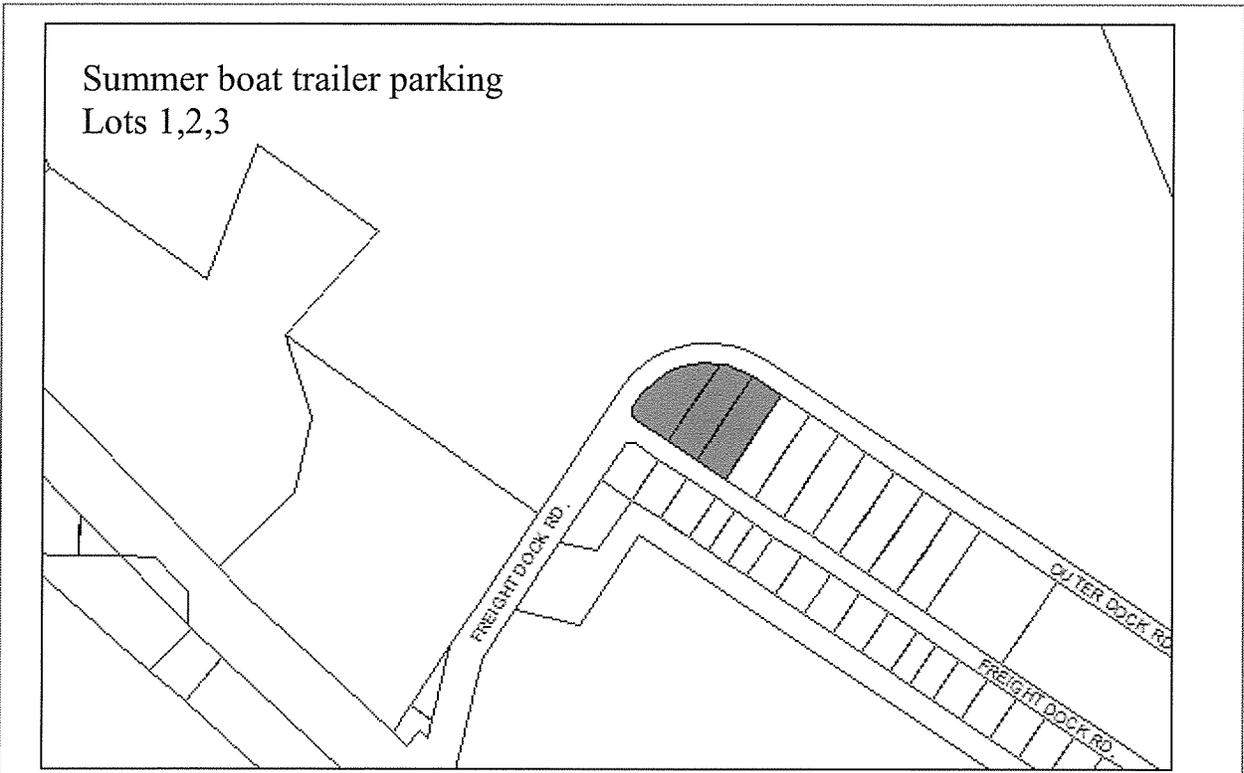
**Wetlands:** N/A

**Infrastructure:** paved road, water and sewer, public restrooms

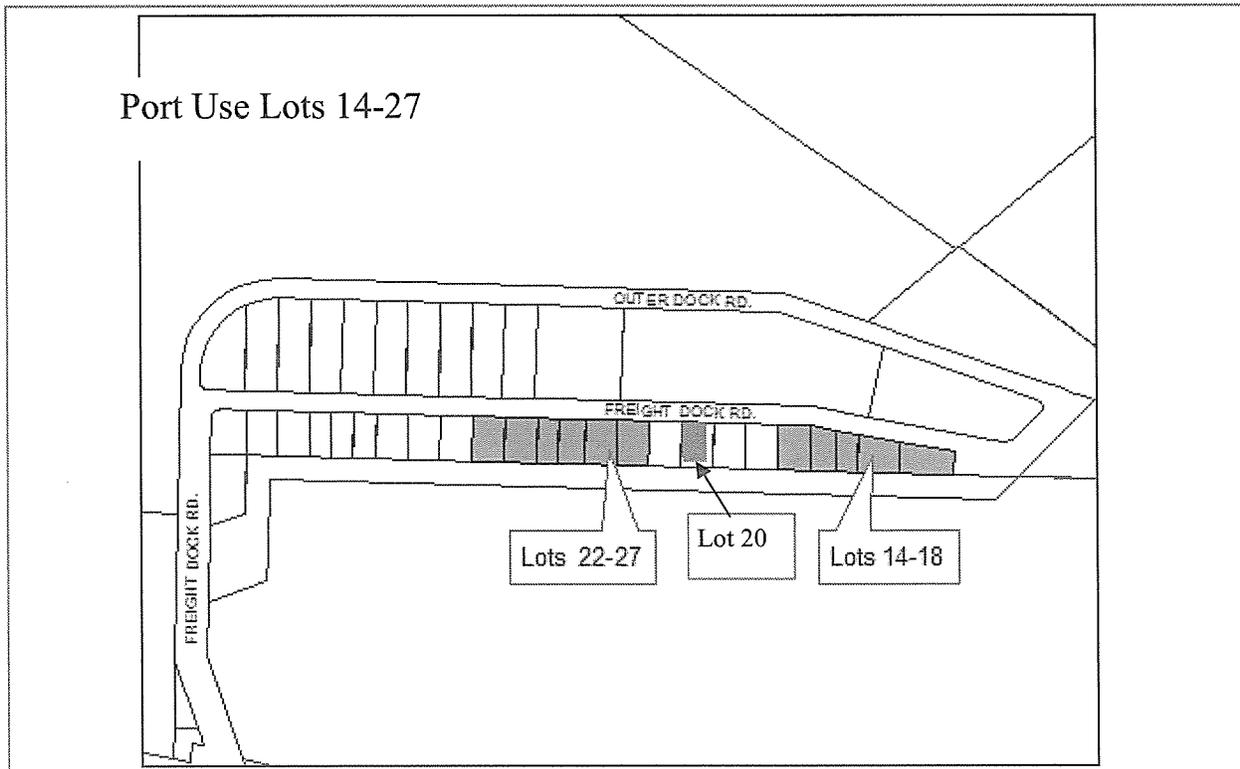
**Notes:** Includes boat launch and most of the trailer parking, two newly constructed public restrooms and over slope area along the harbor.

Resolution 2007-51: Lots 14-35, RFP process should be delayed until the master parking plan and over slope development standards and issues are dealt with.

**Finance Dept. Code:**



<b>Designated Use:</b>	
<b>Acquisition History:</b>	
<b>Area:</b> 1.98 acres	<b>Parcel Number:</b> 181032-21,22,31
<b>2009 Assessed Value:</b> \$698,600	
<b>Legal Description:</b> T 6S R 13W SEC 35 T 6S R 13W SEC 36 HM 0930012 HOMER SPIT SUB NO 5 SEWARD MERIDIAN LOT 1,2,3	
<b>Zoning:</b> Marine Industrial	<b>Wetlands:</b> N/A
<b>Infrastructure:</b> paved road, water and sewer, Barge ramp	
<b>Notes:</b>	
<b>Finance Dept. Code:</b>	



**Designated Use:** Port Use  
**Acquisition History:**

**Area:** 3.16 acres

**Parcel Number:** 18103233-37, 41-46

**2009 Assessed Value:** \$1,454,000

**Legal Description:** Homer Spit No 5 Lots 14-18, 22-27

**Zoning:** Marine Industrial

**Wetlands:** N/A

**Infrastructure:** paved road, water and sewer

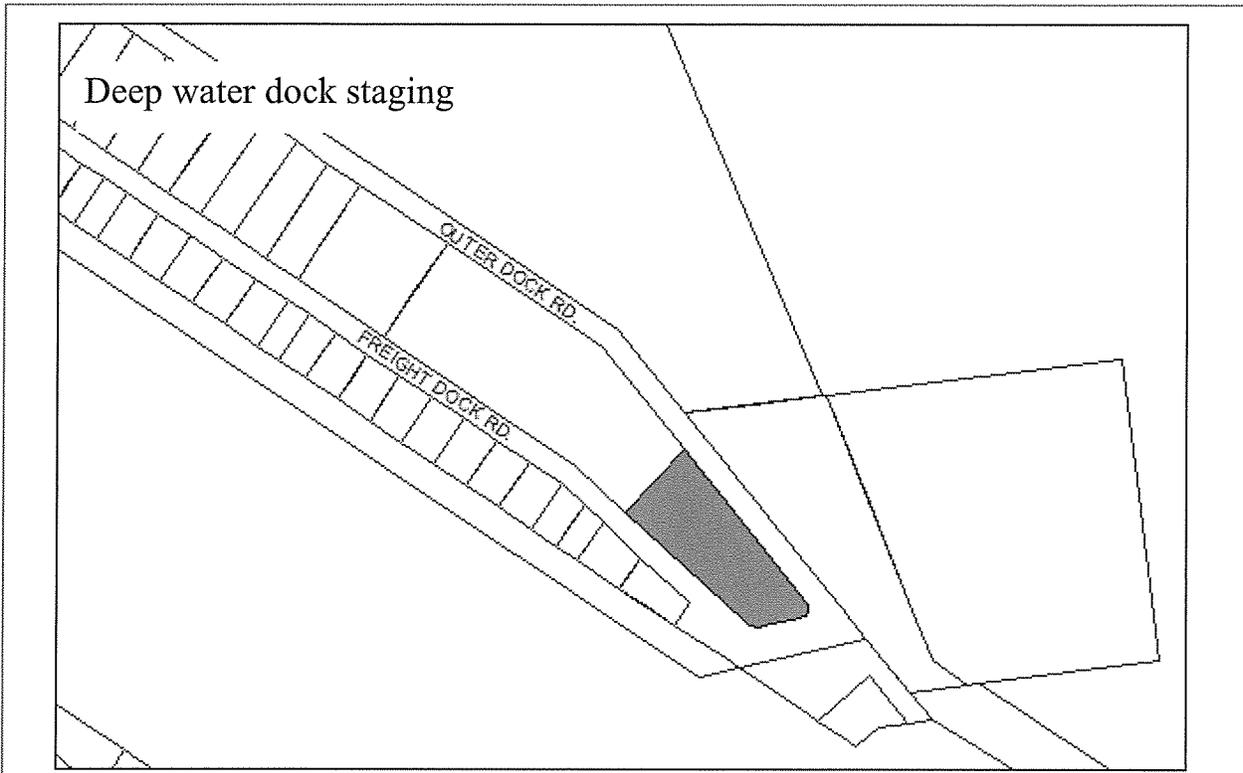
**Notes:**

Resolution 2007-51: Lots 14-35, RFP process should be delayed until the master parking plan and over slope development standards and issues are dealt with.

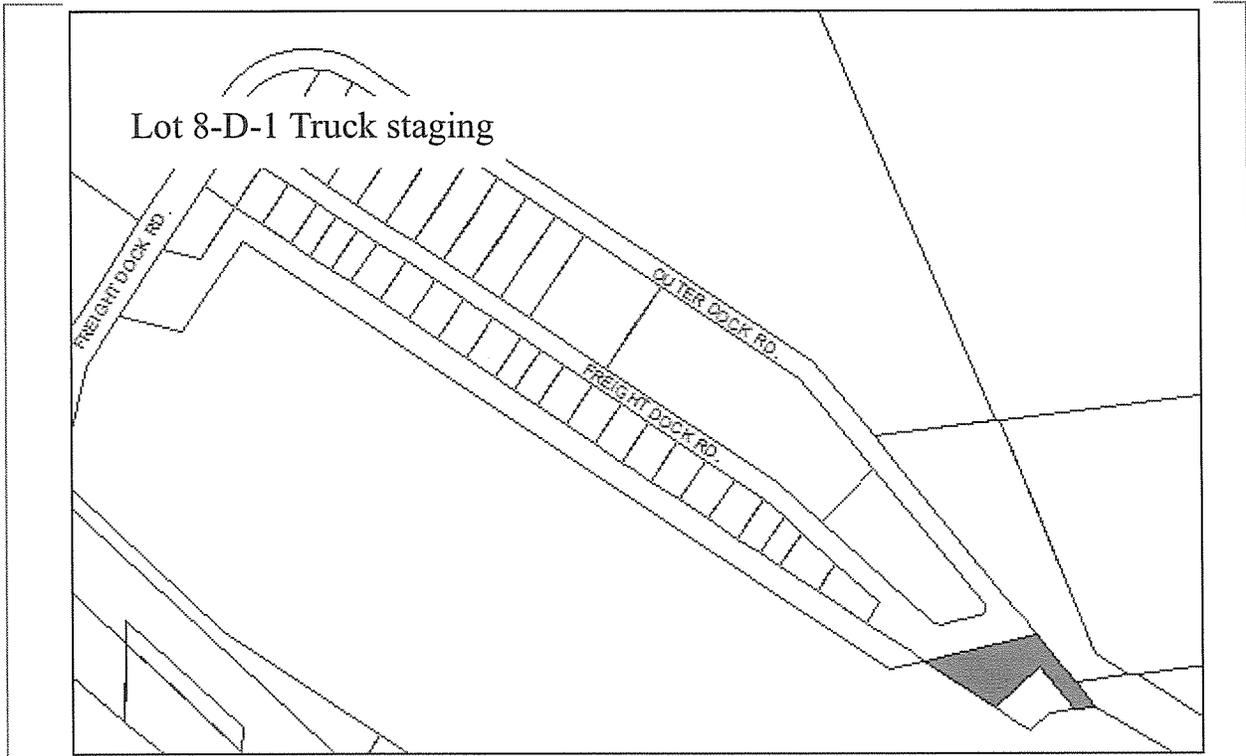
The new harbormaster office is under construction on lots 22 and 23.

Lot 20 reserved for future travel lift Resolution 13-032

**Finance Dept. Code:**



<b>Designated Use:</b> Deep water dock staging	
<b>Acquisition History:</b>	
<b>Area:</b> 2.08 acres	<b>Parcel Number:</b> 18103232
<b>2009 Assessed Value:</b> \$497,600	
<b>Legal Description:</b> T 6S R 13W SEC 36 T 7S R 13W SEC 1 HM 0930012 HOMER SPIT SUB NO 5 SEWARD MERIDIAN LOT 13	
<b>Zoning:</b> Marine Industrial	<b>Wetlands:</b> N/A
<b>Infrastructure:</b> paved road, water and sewer	
<p><b>Notes:</b>                  Resolution 2007-51 Lot 13: Continue its current use as gear storage and cargo staging for Deep Water Dock cargo.</p>	
<b>Finance Dept. Code:</b>	



**Designated Use:** Commercial Truck Staging  
**Acquisition History:**

**Area:** 1.12 acres

**Parcel Number:** 18103259

**2009 Assessed Value:** \$342,800 (Land: \$329,600, Structures: \$13,200)

**Legal Description:** T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0970072 HOMER SPIT NO 6 8-D-1

**Zoning:** Marine Industrial

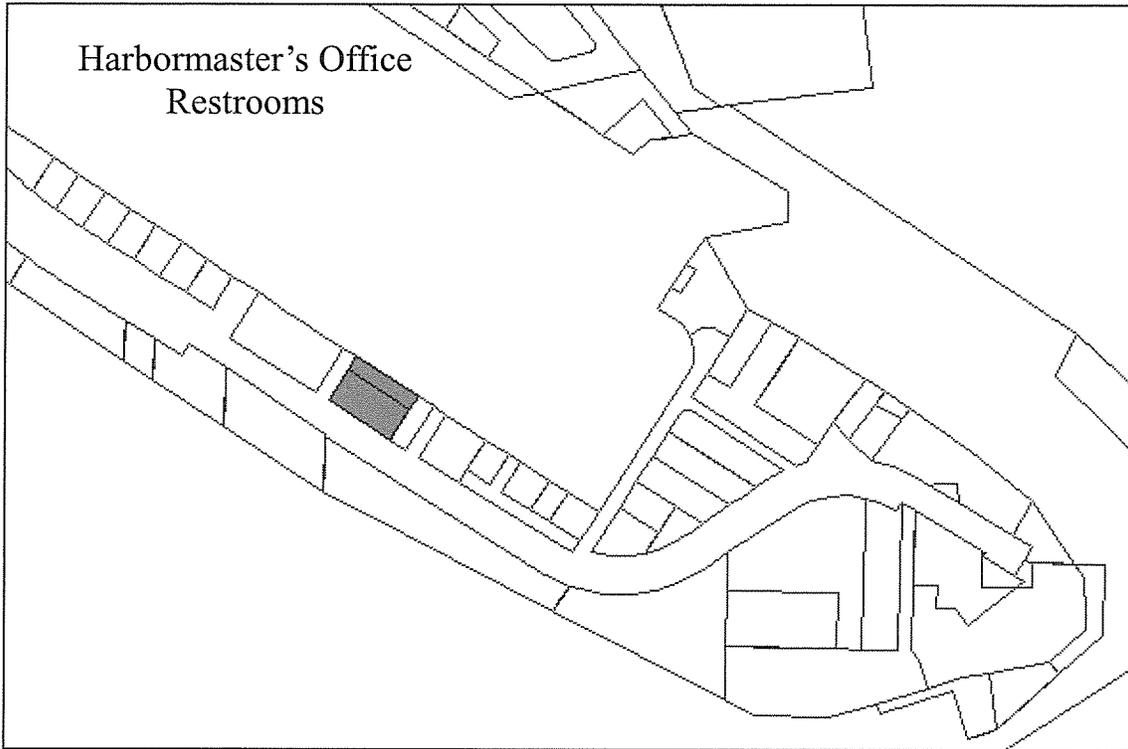
**Wetlands:** N/A

**Infrastructure:** Gravel road access, water and sewer

**Notes:**

Resolution 2007-51: Lot 8D1 should be reserved for a marine related business which could include a petroleum products tank farm and a pipeline out to the (expanded) Deep Water Dock. This lot to be RFP's at the appropriate time for this type of marine support activity.

**Finance Dept. Code:**



**Designated Use:** Harbormaster Office, parking and restrooms  
**Acquisition History:**

**Area:** 0.65 and 0.28 acres, or 0.93 acres

**Parcel Number:** 181033 10, 11

**2009 Assessed Value:** \$446,700 (Land: \$358,900 Structures: \$107,800)

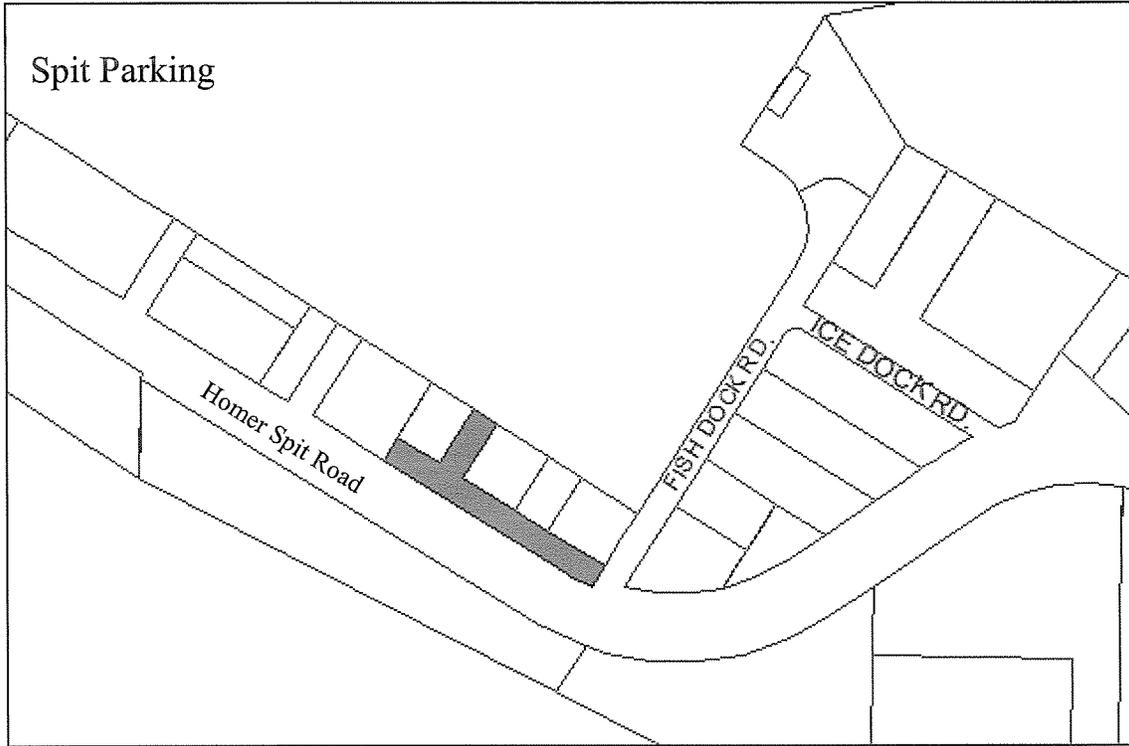
**Legal Description:** Homer Spit Subdivision Amended, Lots 28 and 29

**Zoning:** Marine Commercial

**Infrastructure:** Paved road, water and sewer

Restrooms (?) Built in 1968, 2060 sq ft.

**Finance Dept. Code:**



**Designated Use:** Parking and Access  
**Acquisition History:**

**Area:** 0.6 acres

**Parcel Number:** 18103441

**2009 Assessed Value:** \$217,000

**Legal Description:** T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0920050 HOMER SPIT SUB NO TWO AMENDED PARKING AND ACCESS AREA

**Zoning:** Marine Commercial

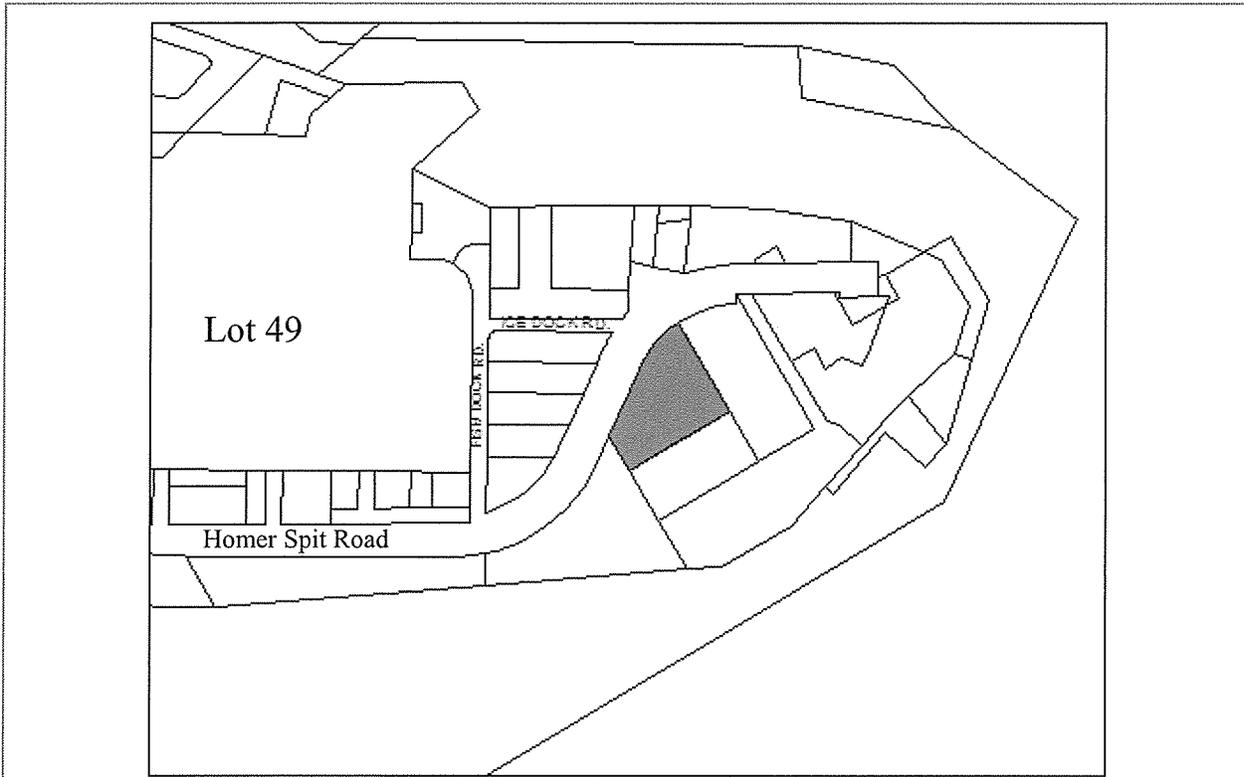
**Wetlands:** N/A

**Infrastructure:** Paved road

**Notes:**

Provides parking for adjacent businesses, and harbor access.

**Finance Dept. Code:**



**Designated Use:** Main Dock Staging  
**Acquisition History:**

**Area:** 2 acres

**Parcel Number:** 18103403

**2009 Assessed Value:** \$688,400 (Land: \$651,200 Structure: \$37,200)

**Legal Description:** T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 49

**Zoning:** Marine Industrial

**Wetlands:** N/A

**Infrastructure:** Paved road, water and sewer

**Notes:**

Resolution 2007-51: Continue to use for dredge material dewatering.

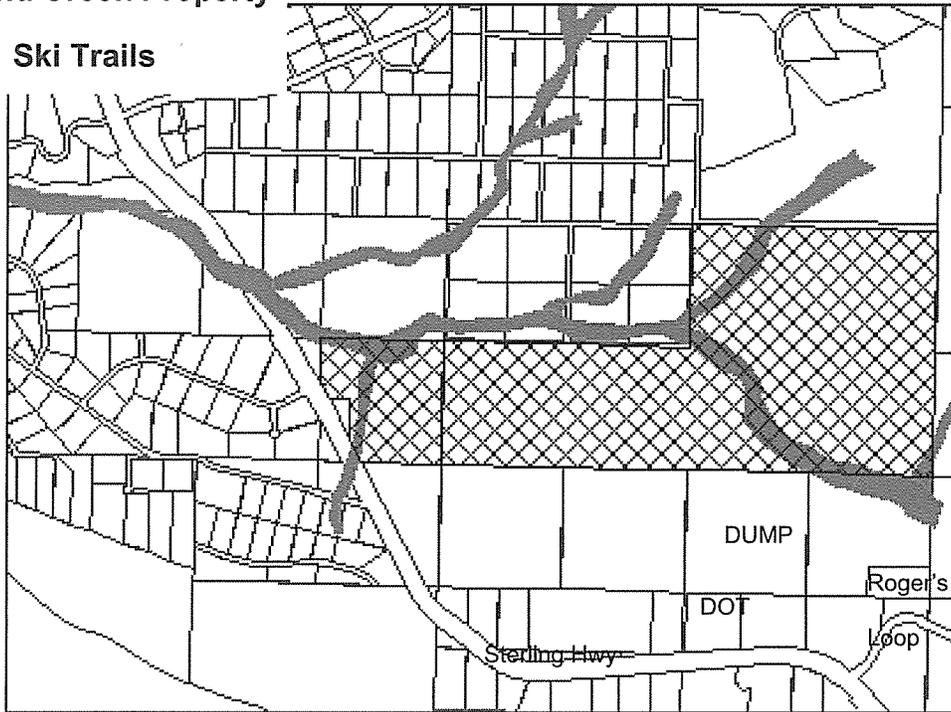
**Finance Dept. Code:**

# Section E

Parks + Beaches  
Cemeteries + Green Space

**Diamond Creek Property**

**Ski Trails**



**Designated Use:** Public Purpose for park land  
**Acquisition History:** Ordinance 07-03. Forest Legacy grant/KHLT/long term public ownership

**Area:** 273 acres (240 acres and 33 acres)      **Parcel Number:** 17302201, 17303229

**2009 Assessed Value:** \$393,700

**Legal Description:** HM T06S R14W S09 SE1/4 EXCLUDING THE W1/2 SW1/4 SE1/4 SE1/4 and HM T06S R14W S10 SE1/4 & S1/2 SW1/4.

**Zoning:** Not in city limits      **Wetlands:** Yes. Diamond Creek flows through these lots. Larger lot is mostly wetland.

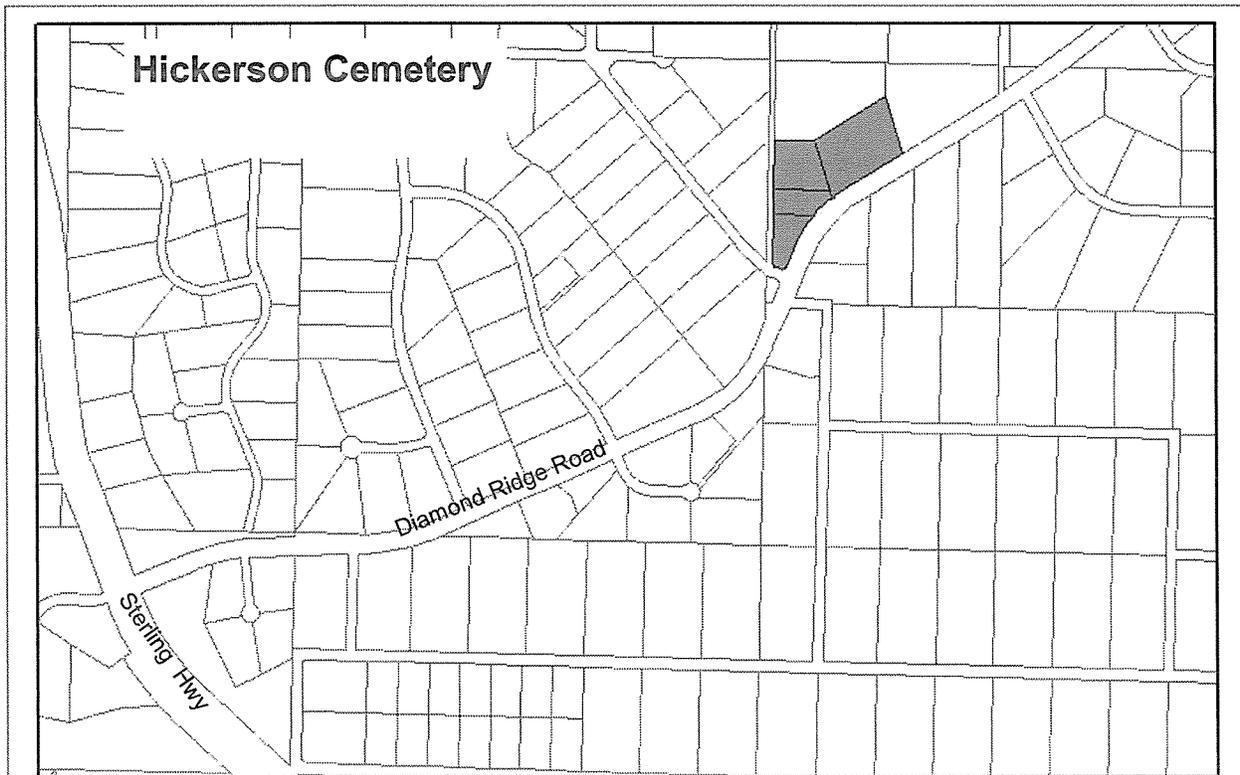
**Infrastructure:** Limited legal and physical access. Western lot has Sterling Highway frontage.

**Notes:** Ski trails, managed by Kachemak Nordic Ski Club

Acquisition notes: the Kachemak Heritage Land Trust purchased the property from the University of Alaska via a Forest Legacy Grant from the state of Alaska. The City accepted ownership of the land, to keep it for public park land in perpetuity, as required by the grant.

Conservation Easement Resolution 2010-48, Recording# 2010-003220-0  
 Resolution 13-055 Adopting the Diamond Creek Recreation Area Plan  
 The Plan was accepted by the State of Alaska Forest Legacy Program on 11/19/2014. Management and development of the property must follow the adopted and approved plan.

**Finance Dept. Code:**



**Designated Use:** Hickerson Memorial Cemetery

**Acquisition History:** Deed American Legion Gen Buckner Post 16 4/23/70. Ordinance 10-30

**Area:** 6.91 acres

**Parcel Number:** 17321011, 13, 14, 15

**2010 Assessed Value:** \$111,990 (Land \$113,100, Structure \$6,800)

**Legal Description:** HM0631146 T06S R14W S03 TICE ACRES SUB HICKERSON MEMORIAL CEMETERY. Tice Acres Replat No 1, lots 11-A, 11B & 11-C

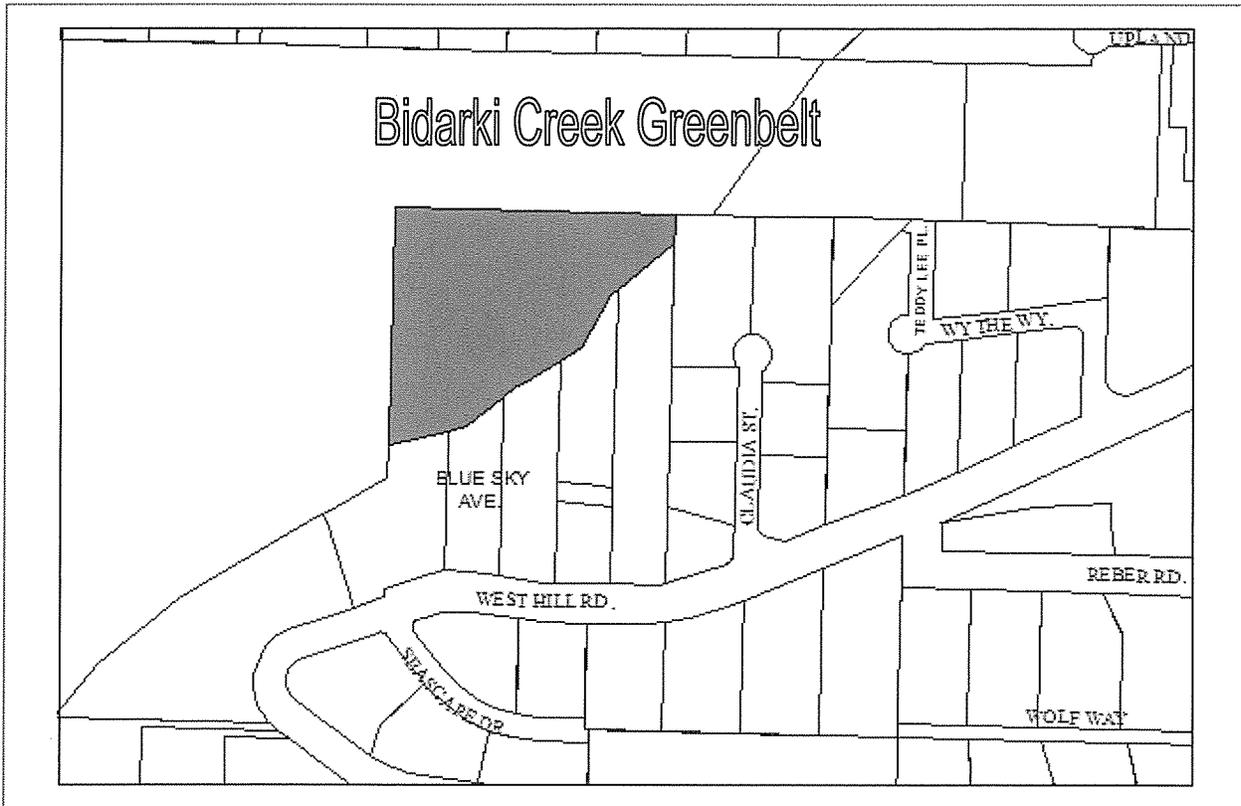
**Zoning:** Not within city limits

**Wetlands:** N/A

**Infrastructure:** paved access

**Notes:** Lots 11 A, 11B, and 11C purchased for \$205,000 Ordinance 10-30.

**Finance Dept. Code:**



**Designated Use:** Public Purpose. Retain as undeveloped Greenbelt and to protect drainage.  
**Acquisition History:** KPB Ordinance 83-01

**Area:** 6.57 acres

**Parcel Number:** 17503025

**2009 Assessed Value:** \$70,100

**Legal Description:** HM T06S R14W S13 SW1/4 SE1/4 NORTH OF SKYLINE DRIVE EXCLUDING SKYLINE DR SUB

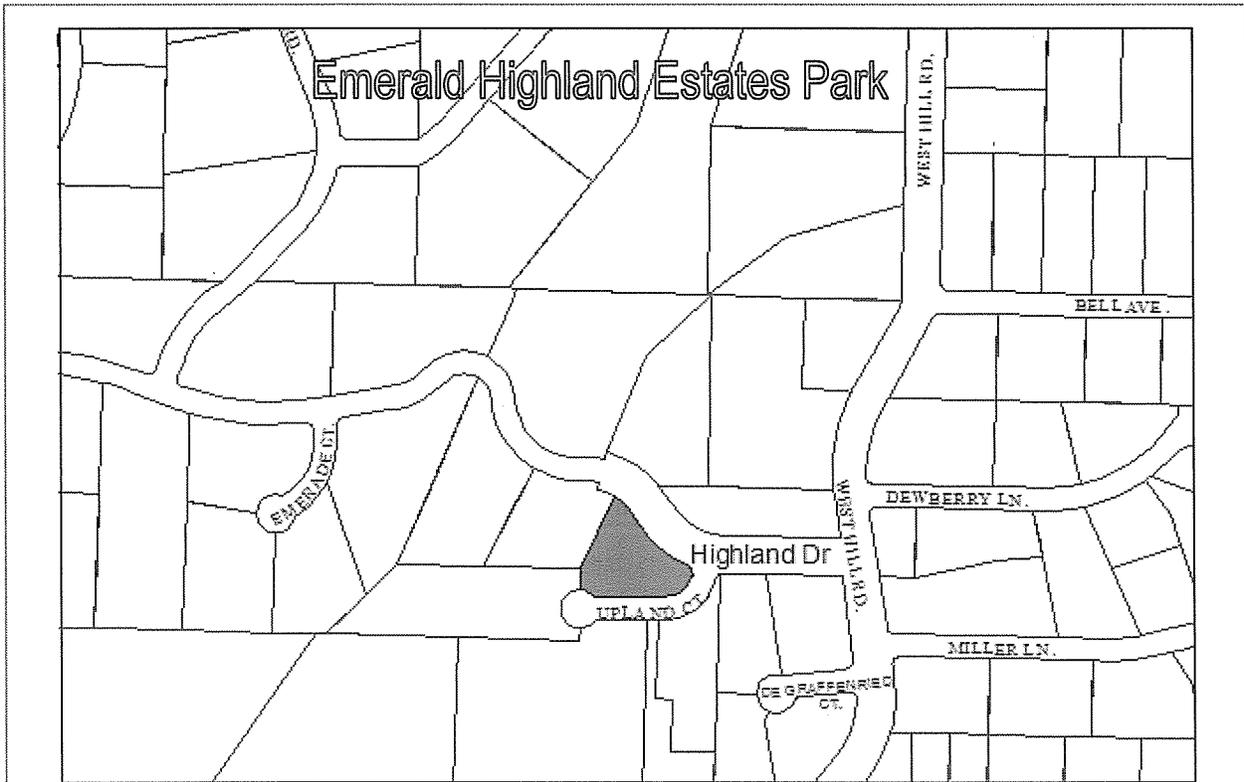
**Zoning:** Rural Residential

**Wetlands:** Bidarki Creek runs through the lot

**Infrastructure:** No access, no utilities

**Notes:** Much of the lot is very steep gorge, down to Bidarki Creek. One portion may be developable at the north end. Slope there is approximately 15%. There is no legal or physical access to the land at this time.

**Finance Dept. Code:**



**Designated Use:** Public Use/Emerald Highland Estates Park

**Acquisition History:** Gangle Deed, 12/1989

**Area:** 1.04 acres

**Parcel Number:** 17502056

**2009 Assessed Value:** \$49,300

**Legal Description:** HM0770024 T06S R14W S13 EMERALD HIGHLAND ESTATES SUB UNIT 3 LOT 1B BLOCK 3

**Zoning:** Rural Residential

**Wetlands:** The whole lot is potential wetlands. Creek present long western property line.

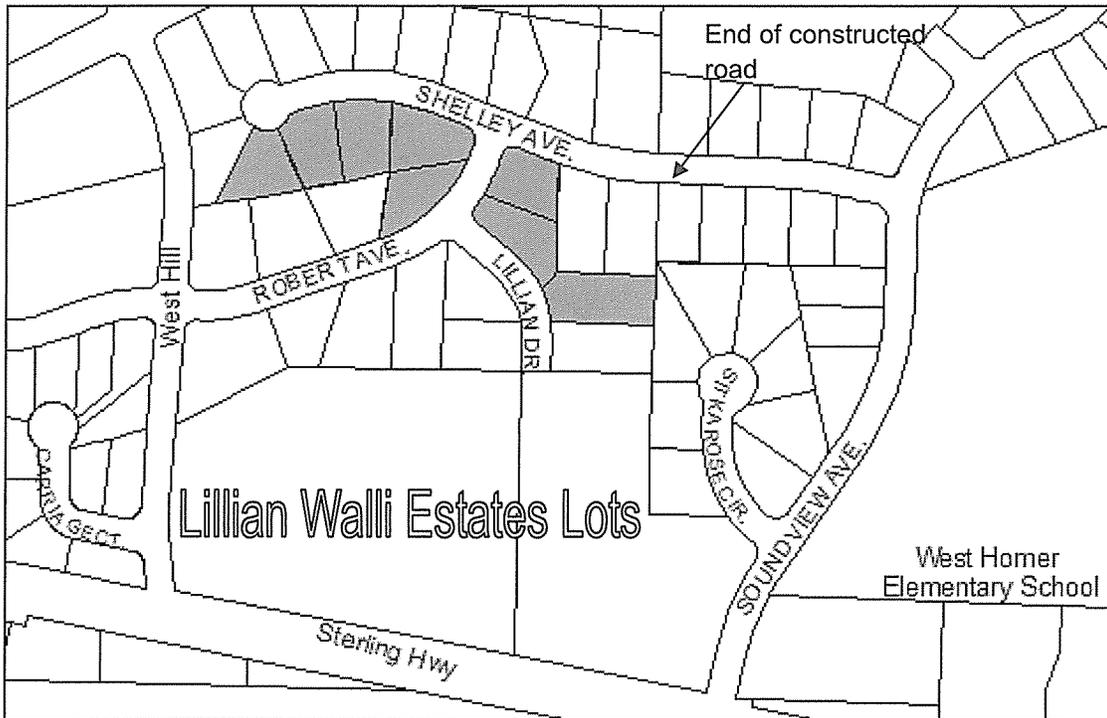
**Infrastructure:** Gravel road access

**Notes:** This land was deeded to the city by the original subdivider. However, there is a plat note restricting the use of the park to residents within the subdivision. Historically the city has not wanted to provide any services to a park that is not explicitly open to the public. The solution is for each property owner in the subdivision to quitclaim deed their interest in the subdivision park, so the City has clear title.

**History:**

Resolution 2004-24A, Land Allocation Plan  
Resolution 2007-03 Emerald Park Master Plan

**Finance Dept. Code:**



**Designated Use:** Public Purpose

**Acquisition History:** Tax foreclosure. Eight lots, KPB Ord 93-09, 93-147, and 94-2(A)

**Area:** East lot is just over a third of an acre.  
Total Acreage: 3.02 acres.

**Parcel Number:** 175241-10-12, 26-30

**2006 Assessed Value:** \$7,800-\$8,400 per lot. Total: \$56,000

**Legal Description:** HM0880016 T06S R14W S24 LILLIAN WALLI ESTATE SUB LOT 60, 65, 66, 67, 70, 57, 58, 59.

**Zoning:** Rural Residential

**Wetlands:** All lots mapped as potential wetlands

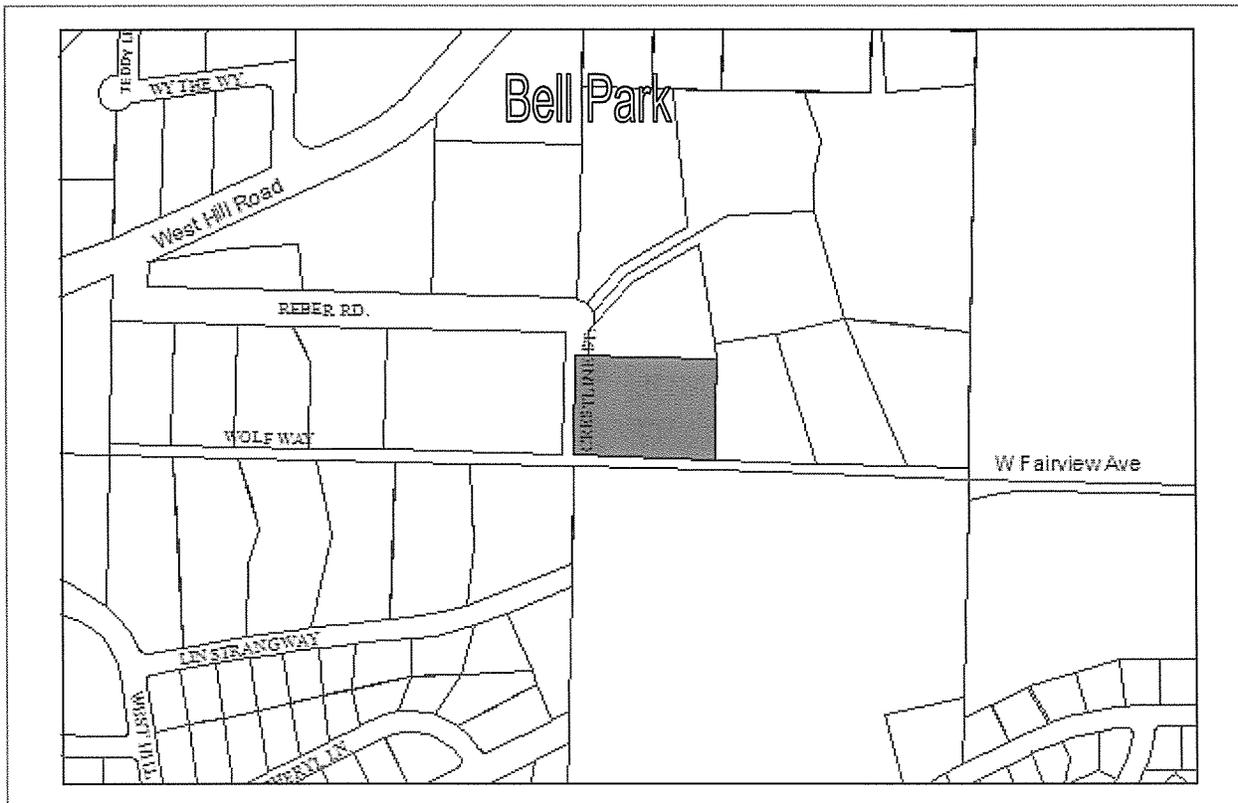
**Infrastructure:** No roads, water or sewer immediately adjacent to these lots.

**Notes: Resolution 2004-24A:** The Council directed staff to work with Parks and Recreation to identify a lot to keep as a park.

**Resolution 2012-50(S):** Initiated a Special Assessment District to develop the subdivision. This process began in fall 2012.

These lots were previously assessed for the Sterling Highway Sewer line.

**Finance Dept. Code:** 392.0005



**Designated Use:** W.R.Bell Public Park.

**Acquisition History:** Gifted by Daughter, Dene and Husband Edward Reber 8/20/1970

**Area:** 2.75 acres

**Parcel Number:** 17524006

**2009 Assessed Value:** \$81,800

**Legal Description:** HM0700402 T06S R13W S18 TRACT E W R BELL SUB

**Zoning:** Rural Residential

**Wetlands:** Drainages on lot.

**Infrastructure:** Gravel road access. Rough trails across property.

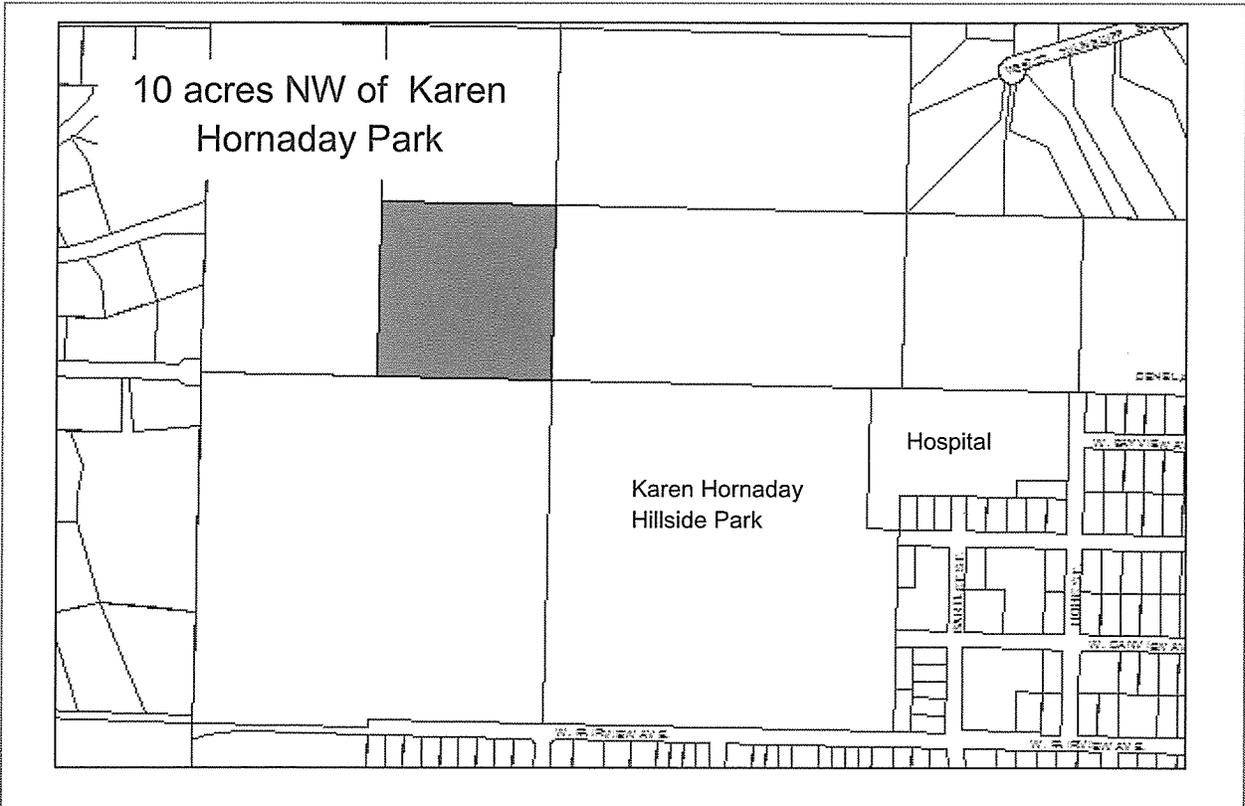
**Notes:**

Park contains the gravesite of W.R. Bell.

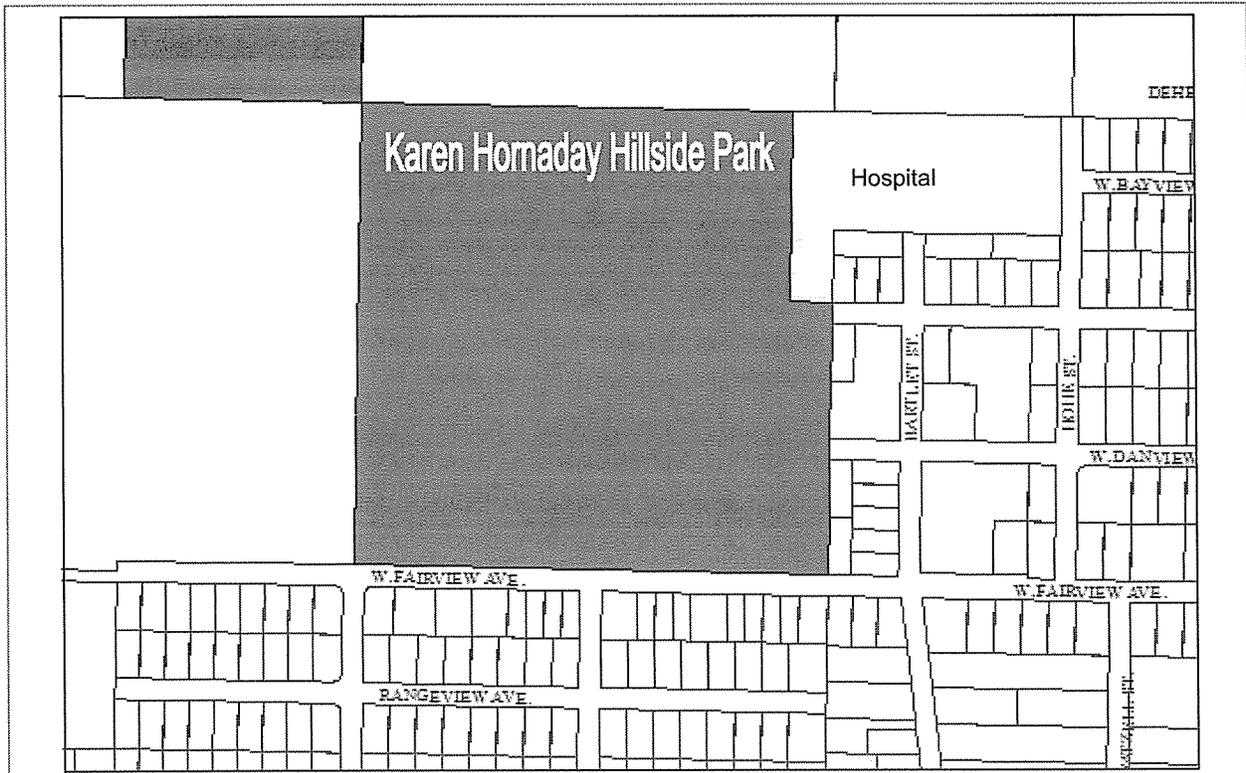
It can be expected that the land to the south will be come a housing development. Some homes will be accessed from W Fairview Ave.

2009: Completion of Reber Trail, with HART funds and a state trails grant.

**Finance Dept. Code:**



<b>Designated Use:</b> Retain for a future park Resolution 2011-37(A)	
<b>Acquisition History:</b>	
<b>Area:</b> 10 acres	<b>Parcel Number:</b> 17504003
<b>2009 Assessed Value:</b> \$64,300*	
<b>Legal Description:</b> T6S R13W Sec 18 SE1/4 NE1/4 SW1/4	
<b>Zoning:</b> Rural Residential	<b>Wetlands:</b> Drainages and wetlands may be present
<b>Infrastructure:</b> None. No access.	
<b>Notes:</b> *2007—Land could not be appraised due to lack of legal access.	
<b>Finance Dept. Code:</b>	



**Designated Use:** Public Recreational Purpose/Karen Hornaday Hillside Park  
**Acquisition History:** Homer Fair Association, Deed 8/1966 with covenants

**Area:** 38.5 acres

**Parcel Number:** 17504023

**2009 Assessed Value:** \$382,200 (Land \$263,500 Structure \$118,600)

**Legal Description:** HM0980004 T06S R13W S18 THAT PORTION OF SW1/4 SE1/4 EXCLUDING SOUTH PENINSULA HOSPITAL SUB 2008 Addn

**Zoning:** Open Space Recreation

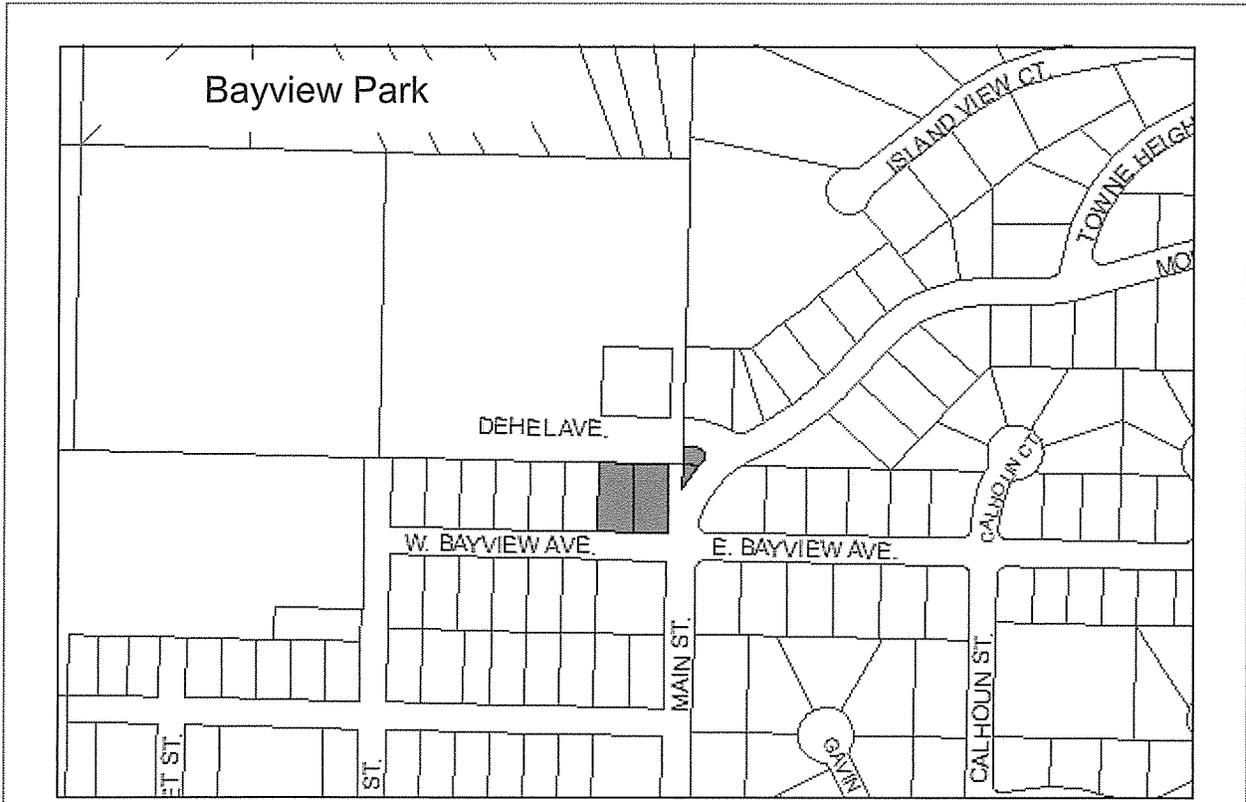
**Wetlands:** Some drainages

**Infrastructure:** Water, sewer and road access

**Notes:** Campground, ball fields, day use picnic and playground area.

Resolution 09-59(A) adopted the park master plan.

**Finance Dept. Code:** 175.0003 (driveway, parking), 175.0007 (campground)



**Designated Use:** Public Purpose/Bayview Park/Water tank access  
**Acquisition History:** Large lots: Klemetsen Warranty Deed 5/8/67. Water tank access and part of Bayview Park.

<b>Area:</b> 0.58 acres total	<b>Parcel Number:</b> 175051 07, 08 17726038, 17727049
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**2006 Assessed Value:** \$91,700 total

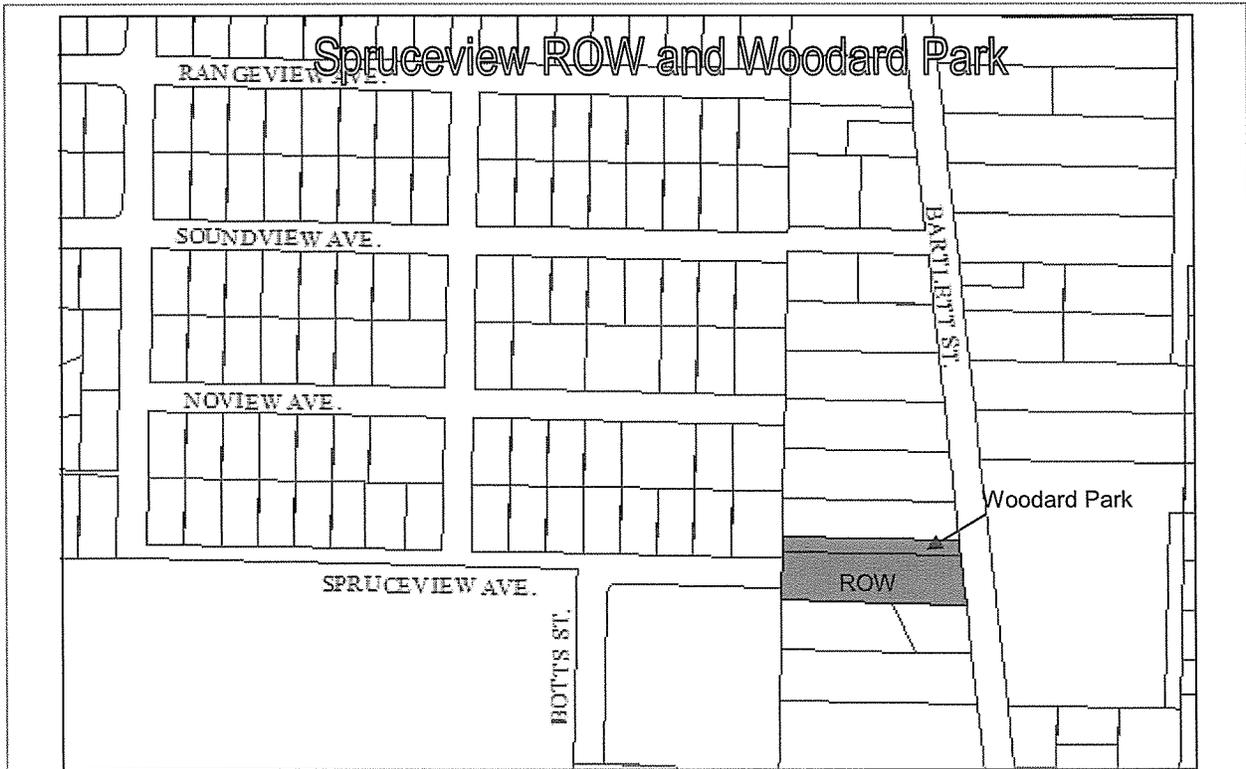
**Legal Description:** 17505107: HM0562936 T06S R13W S18 TRACT A FAIRVIEW SUB LOT 2  
 17505108: HM0562936 T06S R13W S18 TRACT A FAIRVIEW SUB LOT 1  
 17726038: HM0760026 T06S R13W S17 KAPINGEN SUB UNIT 3 PARK RESERVE  
 17727049: HM0770065 T06S R13W S17 ISLAND VIEW SUB PARK

<b>Zoning:</b> Urban Residential	<b>Wetlands:</b> N/A
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**Infrastructure:** Paved road access, water, sewer

**Notes:**

**Finance Dept. Code:**



**Designated Use:** ROW and Woodard Park  
**Acquisition History:** ROW: Purchased for Harrington Heights LID, Ord 2000-13(S) 7/2000. Woodard Park: Tax Foreclosure (Harry Gregoire), Park designation enacted in Reso 04-53

<b>Area:</b> ROW 0.85 acres Woodard Park: .025 acres	<b>Parcel Number:</b> 17513329 17513328
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**2006 Assessed Value:** ROW: \$61,400, Park: \$36,200

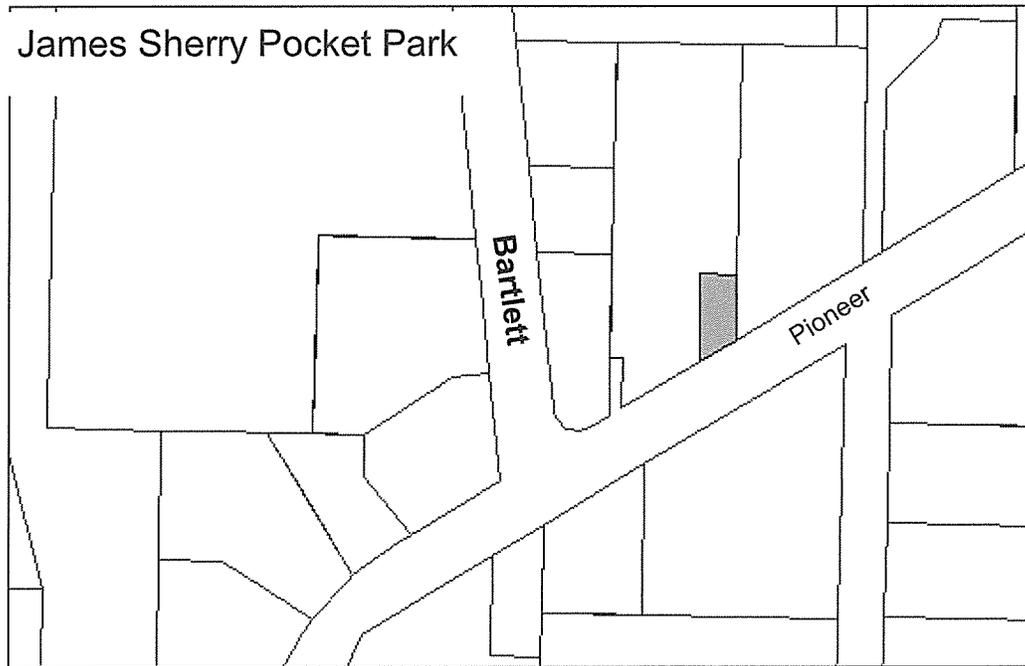
**Legal Description:** ROW: HM0860044 T06S R13W S19 BUNNELL'S SUB NO 17 LOT 12-A  
 Woodard Park: HM0860044 T06S R13W S19 BUNNELL'S SUB NO 17 LOT 11-B

<b>Zoning:</b> Residential Office	<b>Wetlands:</b> Woodard Creek and wetlands present
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**Infrastructure:** Paved access on Bartlett. Part of completed Spruceview Road LID. Water and sewer present.

**Notes:**

**Finance Dept. Code:** ROW: 500.0051 Park:



**Designated Use:** Retain for use as public park or parking

**Acquisition History:** Ord 83-01 (KPB)

**Area:** 0.06 acres or 2,766 sq ft

**Parcel Number:** 17514235

**2009 Assessed Value:** \$41,200

**Legal Description:** T 6S R 13W SEC 19 SEWARD MERIDIAN HM 2007124 BUNNELLS SUB NO 21 LOT 37F-1

**Zoning:** Central Business District

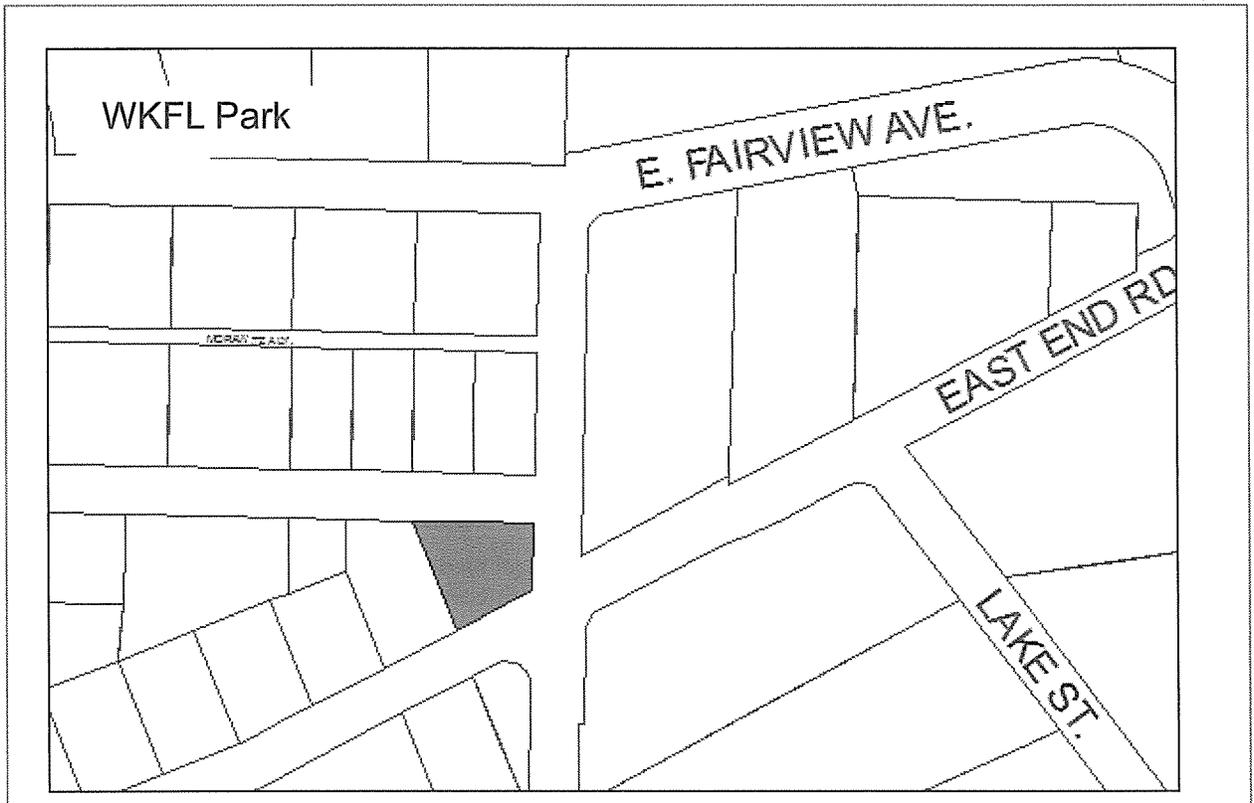
**Wetlands:** Ditch across property

**Infrastructure:** Water and Sewer, paved sidewalk

**Notes:**

HEA/phone company utility infrastructure on lot—big green boxes.

**Finance Dept. Code:**



**Designated Use:** WKFL Park  
**Acquisition History:** Asaiah Bates Deed 3/88

<b>Area:</b> 0.31 acres	<b>Parcel Number:</b> 17720204
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**2009 Assessed Value:** \$95,600

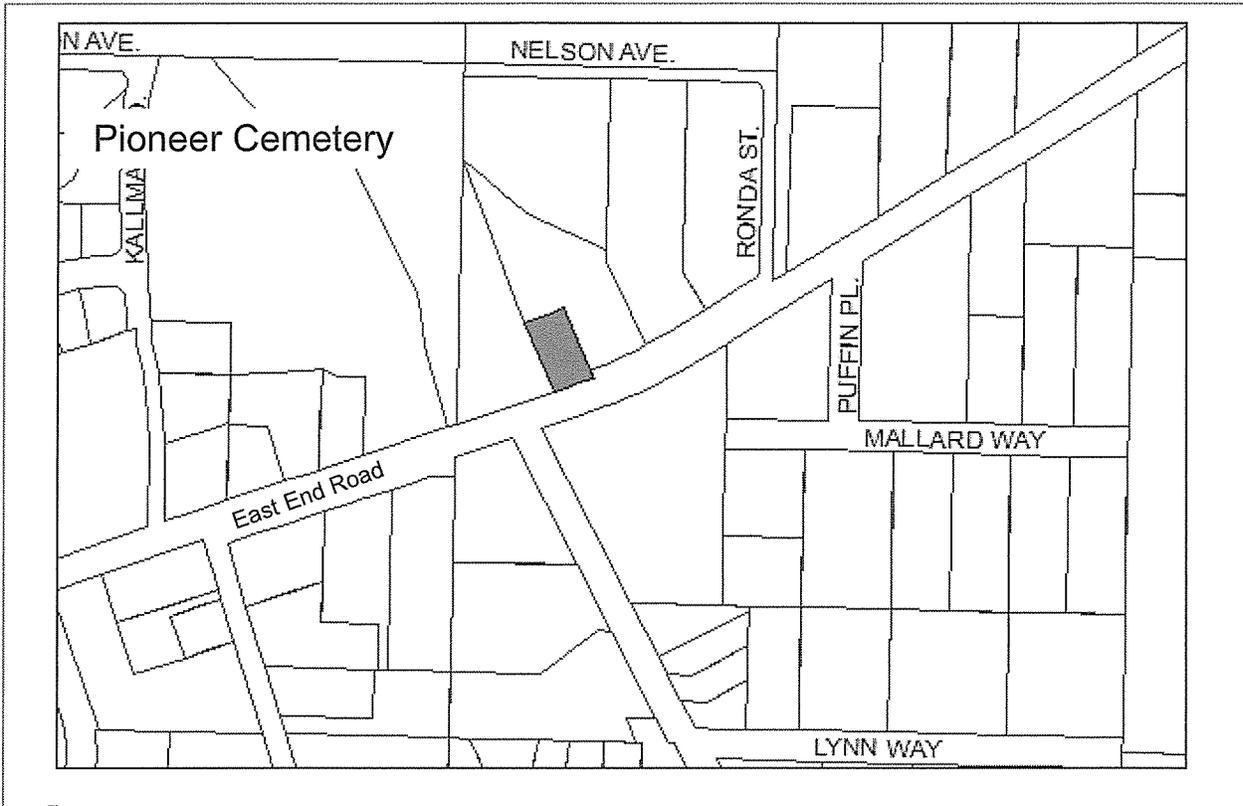
**Legal Description:** Glacier View Subdivision No 1 Replat of Lots 1, 8 & 9, Block 4 Lot 9-A

<b>Zoning:</b> Central Business District	<b>Wetlands:</b> N/A
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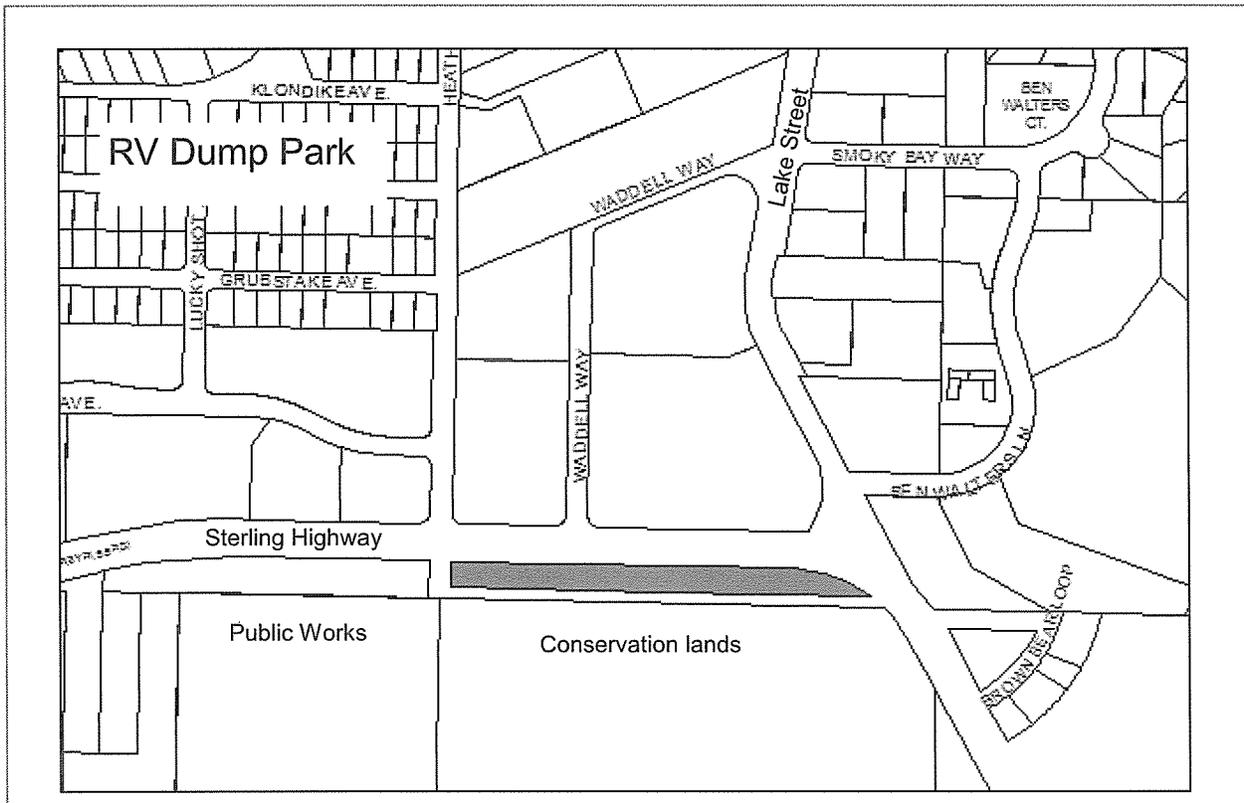
**Infrastructure:** Water, paved road, electricity

Public restroom constructed in 2013.

**Finance Dept. Code:**



<b>Designated Use:</b> Pioneer Cemetery	
<b>Acquisition History:</b> Quitclaim Deed Nelson 4/27/66	
<b>Area:</b> 0.28 acres	<b>Parcel Number:</b> 17903007
<b>2009 Assessed Value:</b> \$26,400	
<b>Legal Description:</b> James Waddell Survey of Tract 4 Lot 4A	
<b>Zoning:</b> Residential Office	<b>Wetlands:</b> N/A
<b>Infrastructure:</b> Paved Road	
<b>Finance Dept. Code:</b>	



**Designated Use:** RV Water/Dump station  
**Acquisition History:** Deed states "Waddell Park Tract"

**Area:** 1.73 acres

**Parcel Number:** 17712014

**2009 Assessed Value:** \$215,800

**Legal Description:** Waddell Subdivision, portion S of Homer Bypass Road

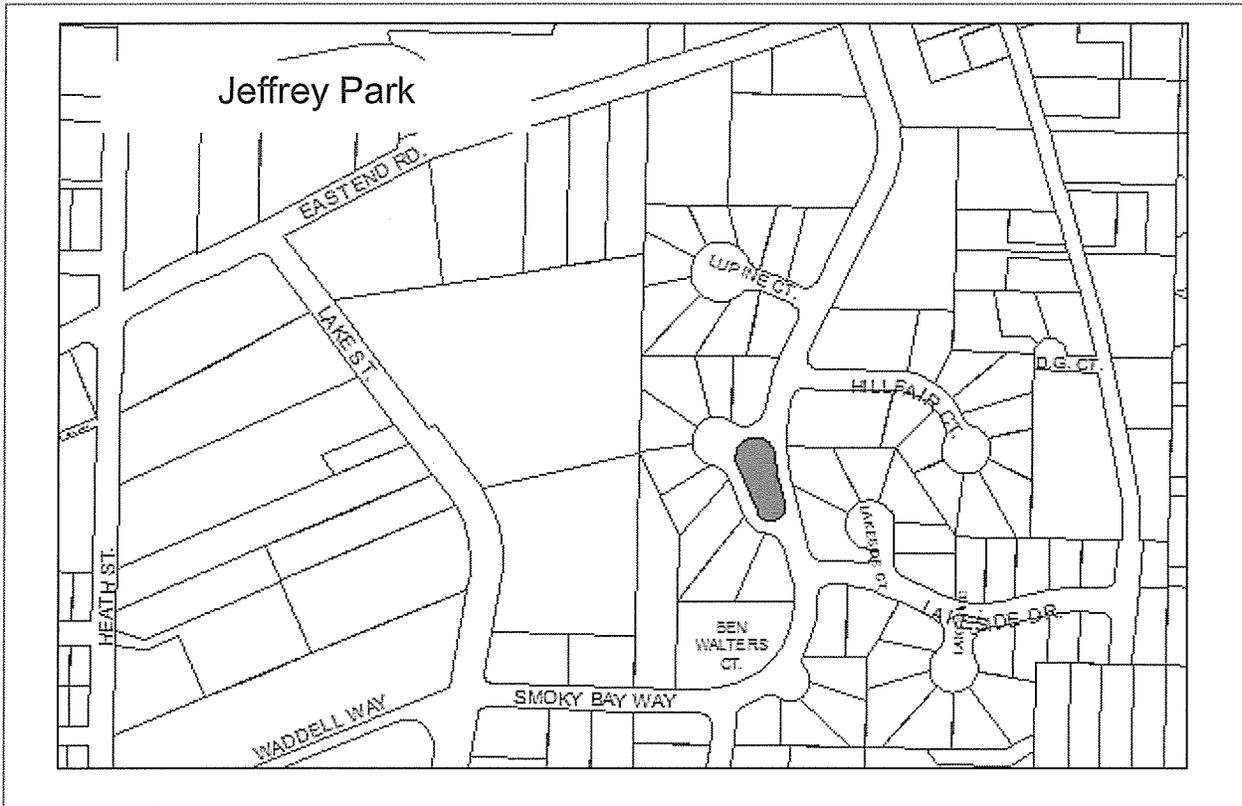
**Zoning:** Central Business District

**Wetlands:**

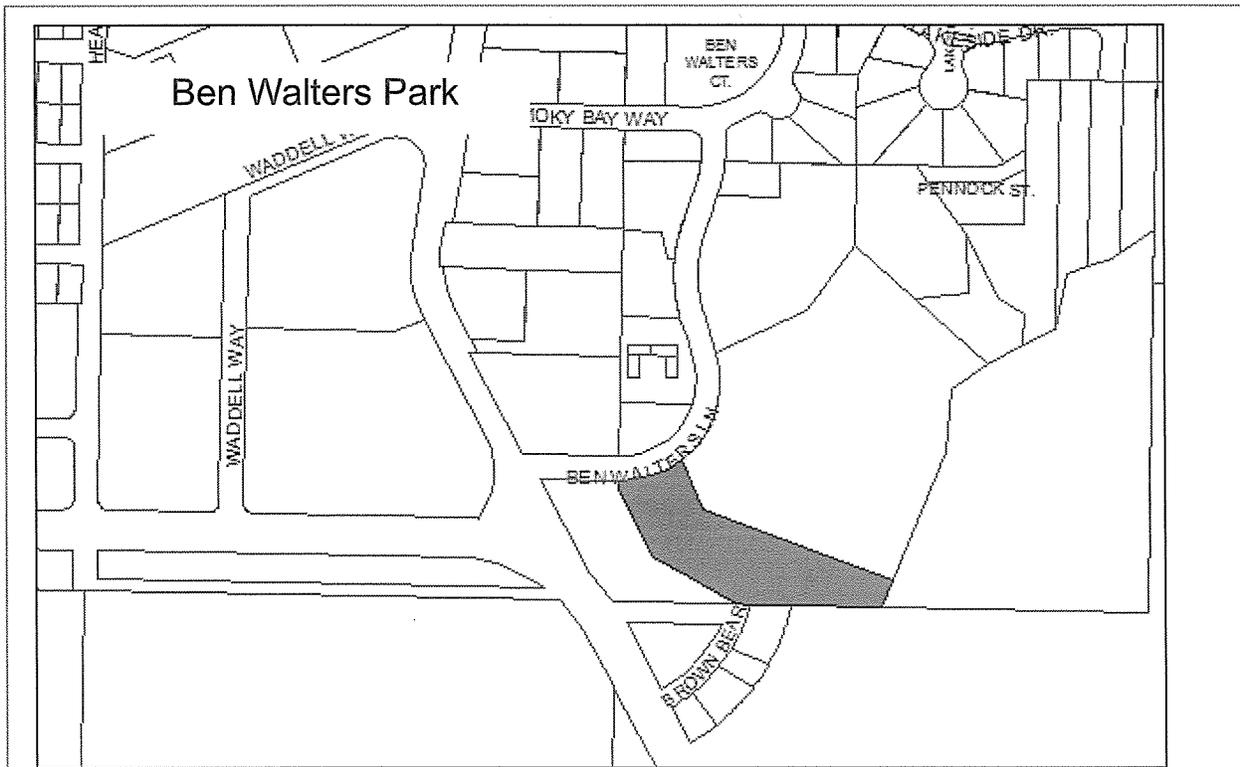
**Infrastructure:** Water, Sewer, gravel/paved access

**Notes:**

**Finance Dept. Code:**



<b>Designated Use:</b> Public Purpose/Greenbelt/Jeffrey Park	
<b>Acquisition History:</b> Ordinance 83-27 (KPB)	
<b>Area:</b> 0.38 acres	<b>Parcel Number:</b> 17730251
<b>2009 Assessed Value:</b> \$41,900	
<b>Legal Description:</b> Lakeside Village Amended Jeffrey Park	
<b>Zoning:</b> Urban Residential	<b>Wetlands:</b>
<b>Infrastructure:</b> Paved Road, water, sewer	
<b>Notes:</b> Neighborhood park. Grass and new swing sets installed in 2005. Fill brought in to the park to raise the ground level and deal with drainage issues in 2007.	
<b>Finance Dept. Code:</b>	



**Designated Use:** Ben Walters Park. Public park or greenbelt per deed.

**Acquisition History:** Reso 83-22(S) Neal Deed 5/4/83. Donated. Deed amended 6/1/83.

**Area:** 2.48 acres

**Parcel Number:** 17712022

**2009 Assessed Value:** \$435,200 (Land \$386,100, Structure \$49,100)

**Legal Description:** Lakeside Village Park Addition Replat Lot 1A-2

**Zoning:** Central Business District

**Wetlands:** 3664 Ben Walters Lane

**Infrastructure:** Paved Road, water and sewer. Public restrooms, covered fire pit, lake access and dock.

Notes: New swing set installed, 2008. New dock installed in 2009.

**Finance Dept. Code:**



**Designated Use:** Bishop's Beach Park  
**Acquisition History:** McKinley Warrant Deed 1/9/1984

**Area:** 3.46 acres      **Parcel Number:** 17714010

**2009 Assessed Value:** \$56,600 (Land \$45,300, Structure \$11,300)

**Legal Description:** HM T06S R13W S20 PTN GL 2 BEGIN S 1/16 CORNER SECS 19 & 20 & NW CORNER LOT 2 TH S 89 DEG 57'30" E 600 FT ALONG N BOUND LT 2 TO POB TH S 0 DEG 2' E 391 FT TO CORNER 2 ON MHW KACHEMAK BAY TH S 59 DEG 30' E 150 FT TO CORNER 3 TH N 38 DEG 0' E

**Zoning:** Central Business District      **Wetlands:** Some wetlands (along boardwalk).  
 Flood hazard area.

**Infrastructure:** Paved road access. No water or sewer. City maintained outhouses.

**Notes:**

**Finance Dept. Code:**



**Designated Use:** Public use easement for Virginia Lynn Way, public park

**Acquisition History:** Quit Claim Deed from NBA 1/4/83

**Area:** 0.21 acres

**Parcel Number:** 17730239

**2006 Assessed Value:** \$22,800

**Legal Description:** T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0840005 LAKESIDE VILLAGE SUB AMENDED LOT 2 BLK 4

**Zoning:** Urban Residential

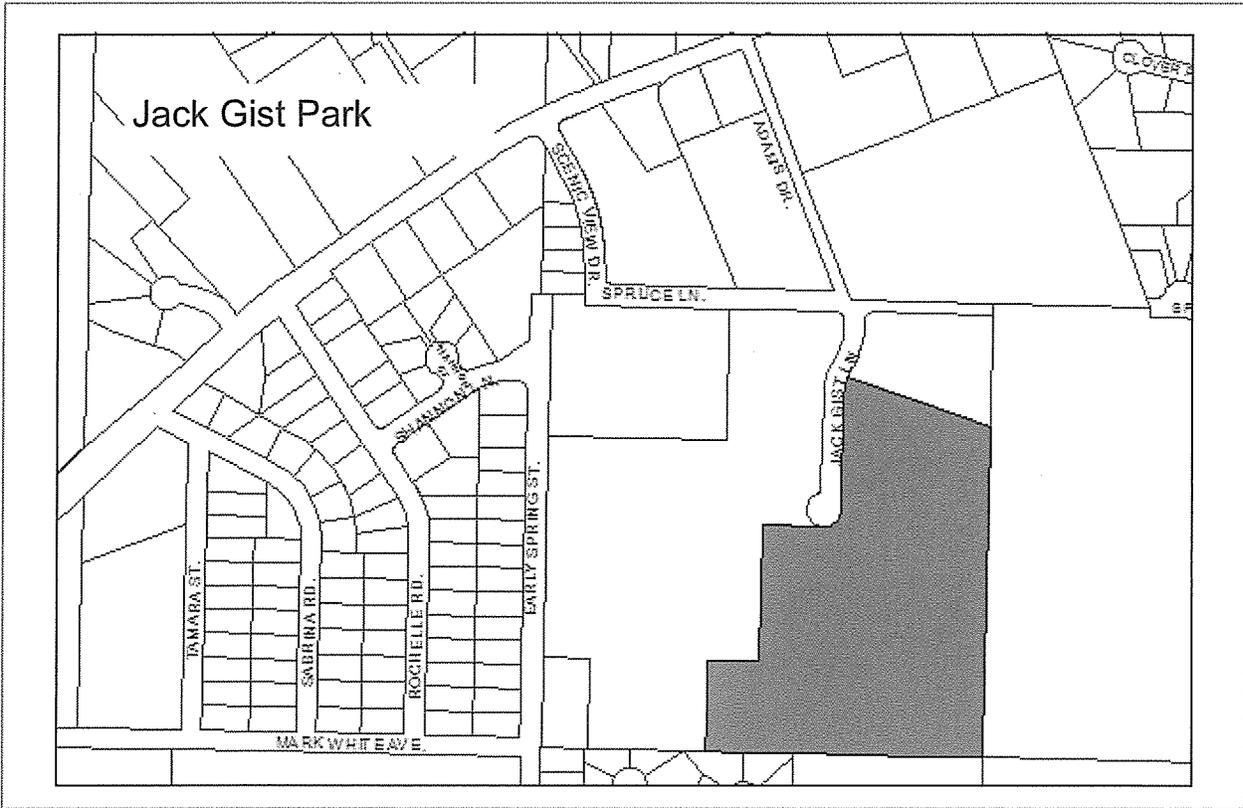
**Wetlands:** possibly on a small portion

**Infrastructure:** Road access

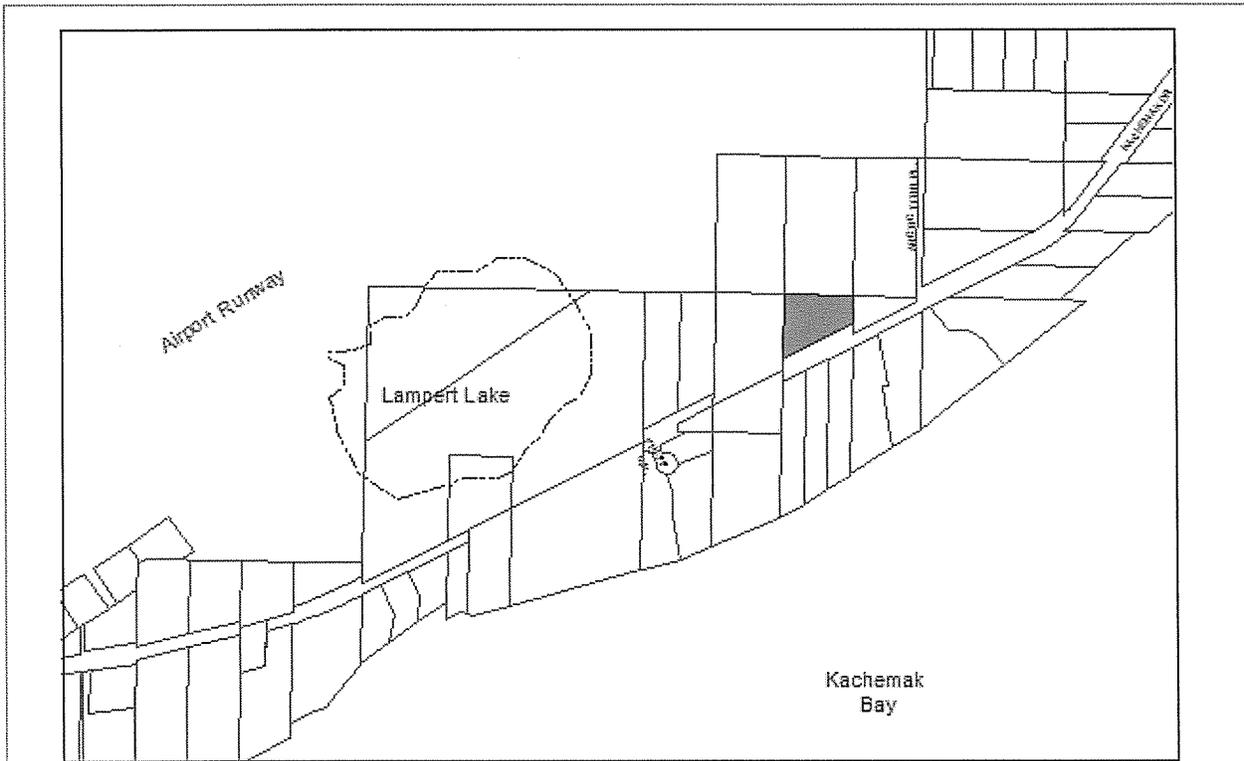
**Notes:** This lot has a public use easement granted by the plat. This lot will likely be needed in the future to connect Virginia Lynn Way, because the adjacent lots are not wetlands and are developable. Access to Mattox Road is not know at this time; the ground drops and becomes very swampy.

Resolution 09-33: Dedicate road access for Virginia Lynn Way, across Lot 2 Block 4 Lakeside Village Subdivision Amended. Hold the remainder of the lot for use as a public neighborhood park. In 2009 the City retained a surveyor to work on this issue. 2010: professional opinion was given that no right of way dedication is required, however, a legal opinion may be sought to determine city liability outside a dedicated right of way, Spruceview Ave is a similar situation: a roadway is constructed across a parcel, not within a right of way.

**Finance Dept. Code:**



<b>Designated Use:</b> Jack Gist Ball Park	
<b>Acquisition History:</b> Warranty Deed Moss 8/27/98	
<b>Area:</b> 14.6 acres	<b>Parcel Number:</b> 17901023
<b>2009 Assessed Value:</b> \$86,900	
<b>Legal Description:</b> HM0990063 T06S R13W S15 JACK GIST SUB LOT 2	
<b>Zoning:</b> Rural Residential	<b>Wetlands:</b> May be present. Site is mostly fill and old dump.
<b>Infrastructure:</b> Gravel road access.	
<b>Notes:</b> Old dump site. No water or sewer to service the new ball fields. Parking lot constructed in 2006. Major funding needed to construct restrooms. 2009: ord 09-35(A) allocated \$33,000 for improvements to two ballfields.	
<b>Finance Dept. Code:</b>	



**Designated Use:** Future Kachemak Drive Trail and rest area Resolution 2011-37(A)  
**Acquisition History:** Ord 96-16(A) (KPB)

**Area:** 1.65 acres

**Parcel Number:** 17936020

**2009 Assessed Value:** \$10,500

**Legal Description:** Scenic Bay Lot 4

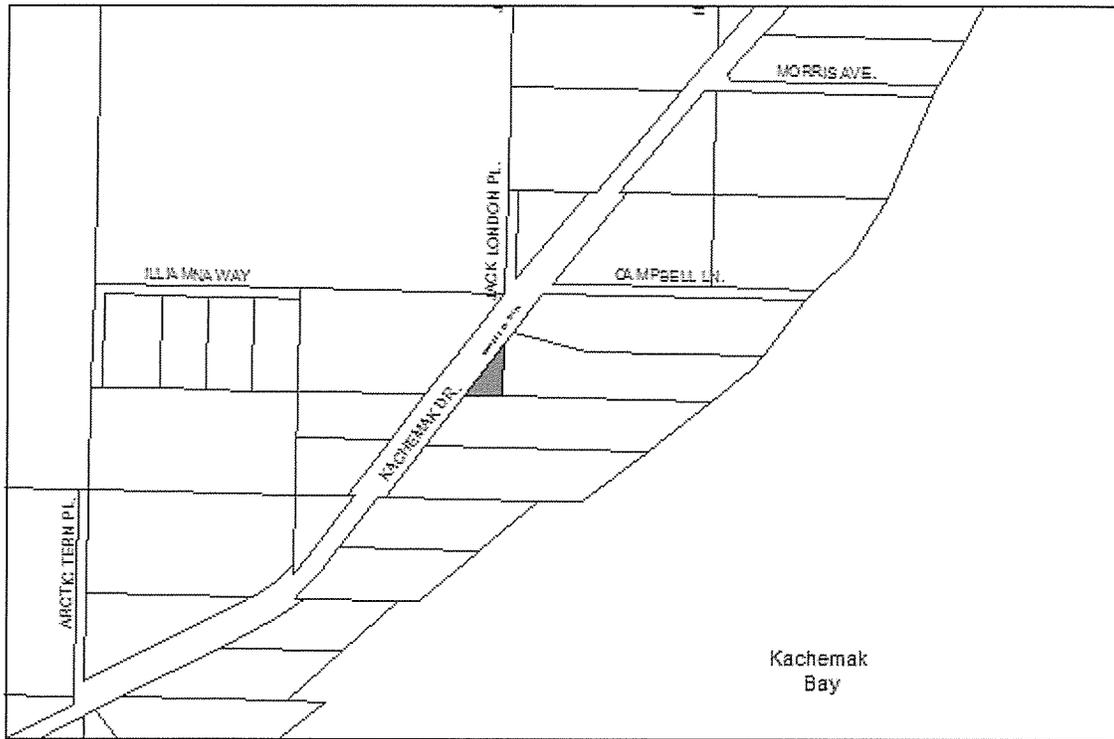
**Zoning:** General Commercial 2

**Wetlands:** 100% Wetlands

**Infrastructure:** Paved Road

**Notes:**

**Finance Dept. Code:**



**Designated Use:** Public Park/Designated Public Use

**Acquisition History:** Tax Foreclosure Ord 78/18

**Area:** 0.24 acres

**Parcel Number:** 17915003

**2009 Assessed Value:** \$18,200

**Legal Description:** That Portion of Govt Lot 3 Lying southwesterly of Kachemak Drive, T6S R13W S23

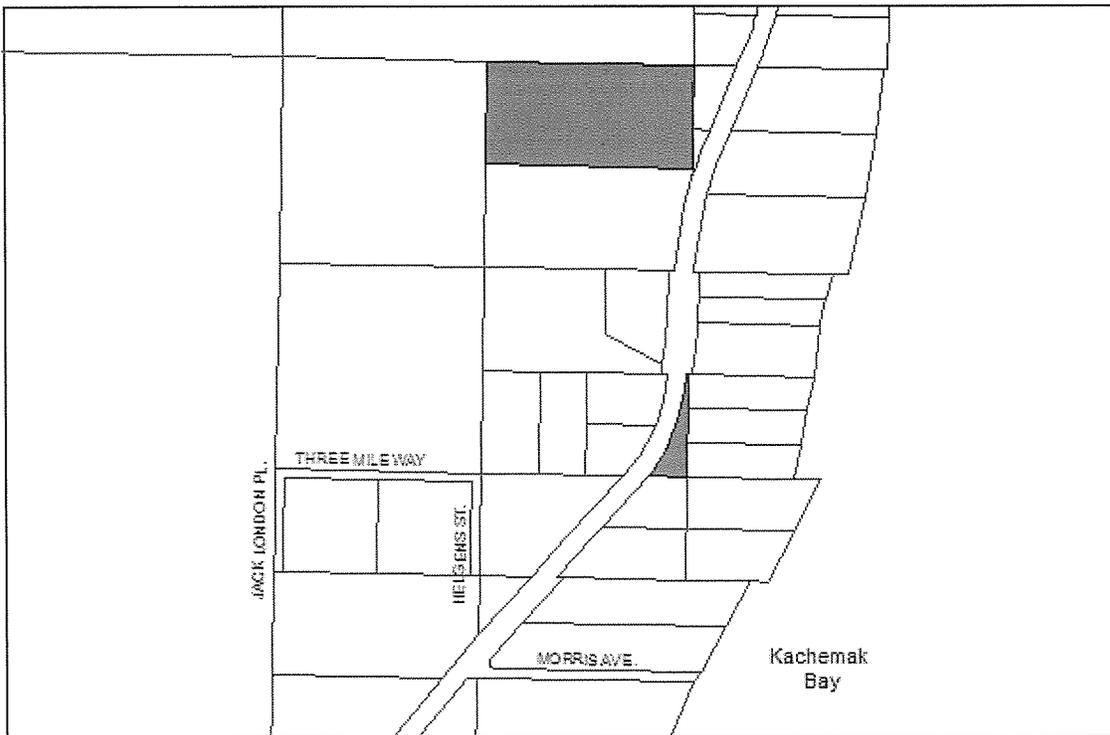
**Zoning:** Rural Residential

**Wetlands:** No wetlands

**Infrastructure:** Paved road access

**Notes:** Limited developable area due to setback requirements from Kachemak Dr.

**Finance Dept. Code:**



**Designated Use:** Future Kachemak Drive Trail and rest area. Resolution 11-37(A)  
**Acquisition History:** No history for Gov't Lot 36. Lot 1: Ordinance 97-06(S) KPB

**Area:** Gov't Lot 36: 5 acres  
 Harry Feyer Subdivision Lot 1: 0.39 acres

**Parcel Number:** 17910001, 17911005

**2009 Assessed Value:** \$72,300 (lot 36), \$23,800 (lot 1)

**Legal Description:** Government Lot 36 HM T06S R13W S14, Harry Feyer Subdivision Lot 1

**Zoning:** Rural Residential

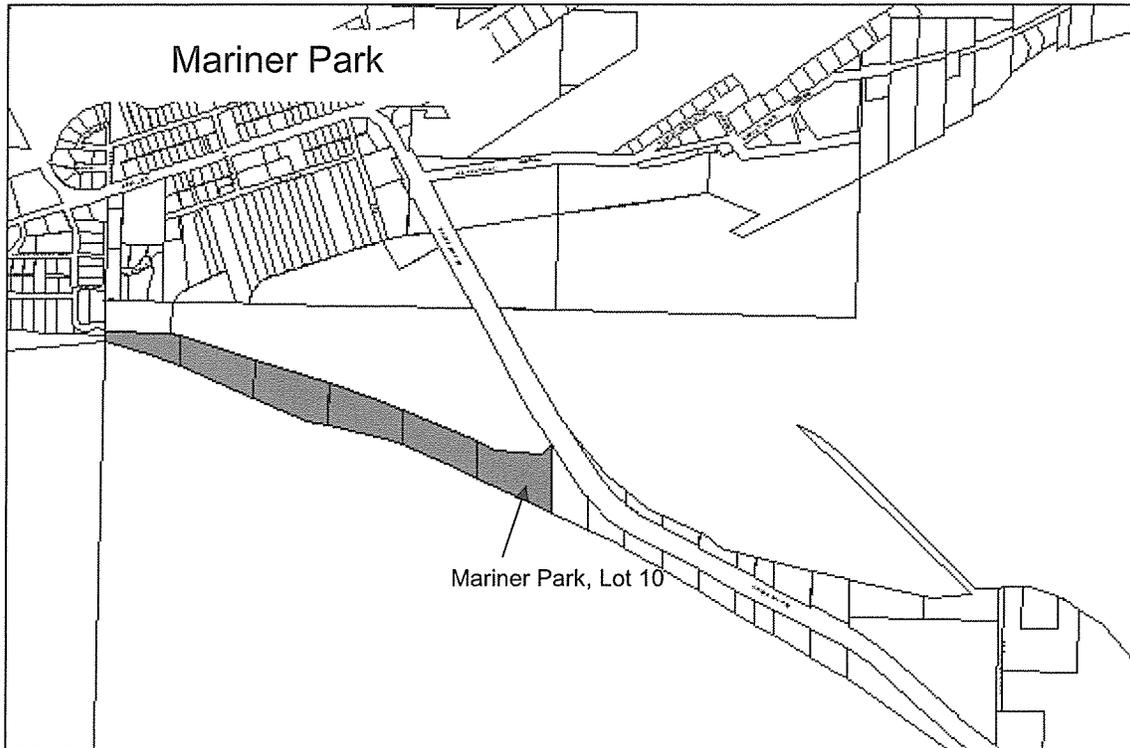
**Wetlands:** Lot 36 is wetland. Lot 1 is not.

**Infrastructure:** Paved Road access, power.

**Notes:** Access to Gov't lot 36 is by public access easement rather than dedicated Right of Way. Future development of this lot would need to address any access concerns.

Lot 1 is a sliver of land left over after the dedication of Kachemak Drive. Currently, two driveways cross the property to reach the homes to the west. The majority of this lot has an access easement across it, so there is only a portion of land that could be used for a structure. Further, Kachemak Drive is only 60 feet wide at this point instead of the usual 100 ft width.

**Finance Dept. Code:**



**Designated Use:** Undesignated

**Acquisition History:** Lot 10: Simmons purchase, 1983. Other are EVOS purchases.

**Area:** 32.32 acres

**Parcel Number:** 18101002-07

**2009 Assessed Value:** \$144,700

**Legal Description:** T 6S R 13W SEC 28 SEWARD MERIDIAN HM GOVT LOTS 10-15

**Zoning:** Open Space Recreation

**Wetlands:** Tidal

**Infrastructure:** No infrastructure

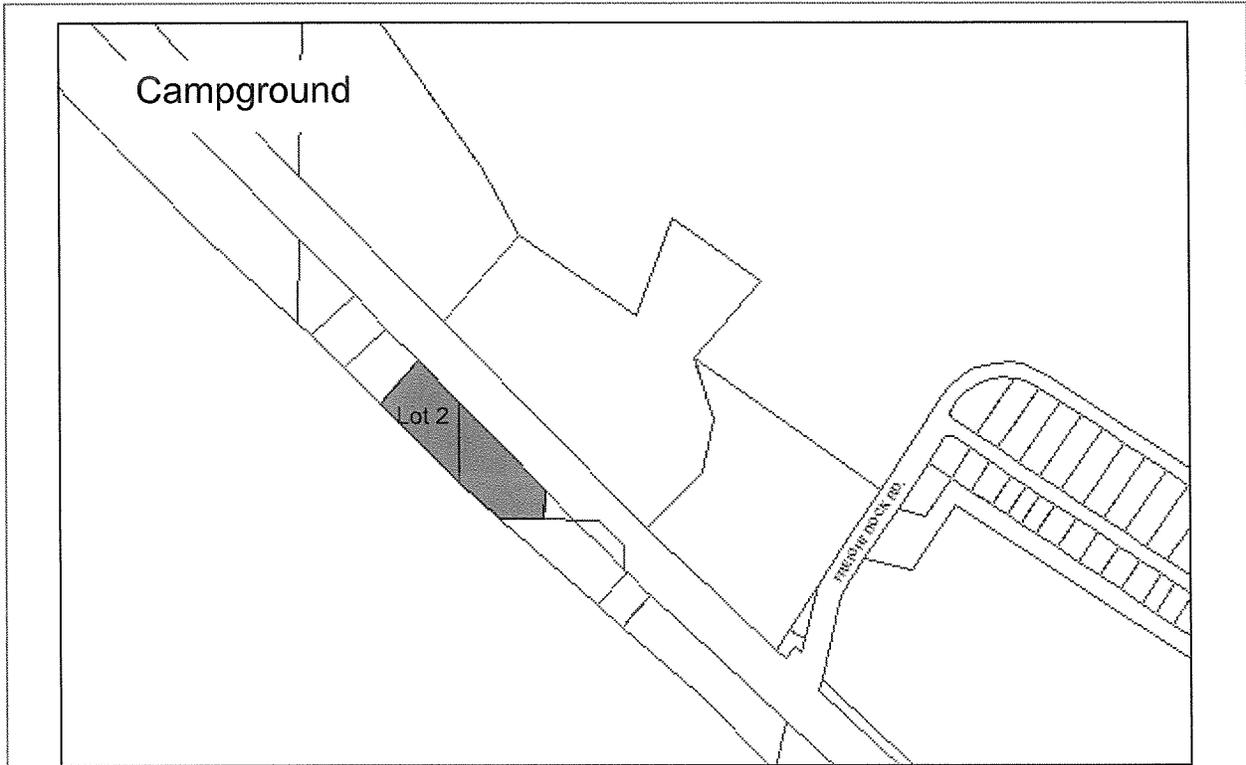
**Notes:** Acquisition of Lots 11-145 should be researched to see how they were acquired.

Mariner Park is not a designated Park. Part of the park facilities are located in the lot to the north.

Mariner Park and Mud Bay were nominated by the City as Western Hemisphere Shorebird Reserve Sites in 1994 ("whissern" ). They are recognized as sites of international importance. <http://www.whsrn.org/>

2012 Mariner Park driveway was relocated to the north.

**Finance Dept. Code:**



**Designated Use:** Camping  
**Acquisition History:**

**Area:** 3.92 acres (2.1 and 1.82 acres)

**Parcel Number:** 18103101, 02

**2009 Assessed Value:** \$580,000 (Includes value of the campground office)

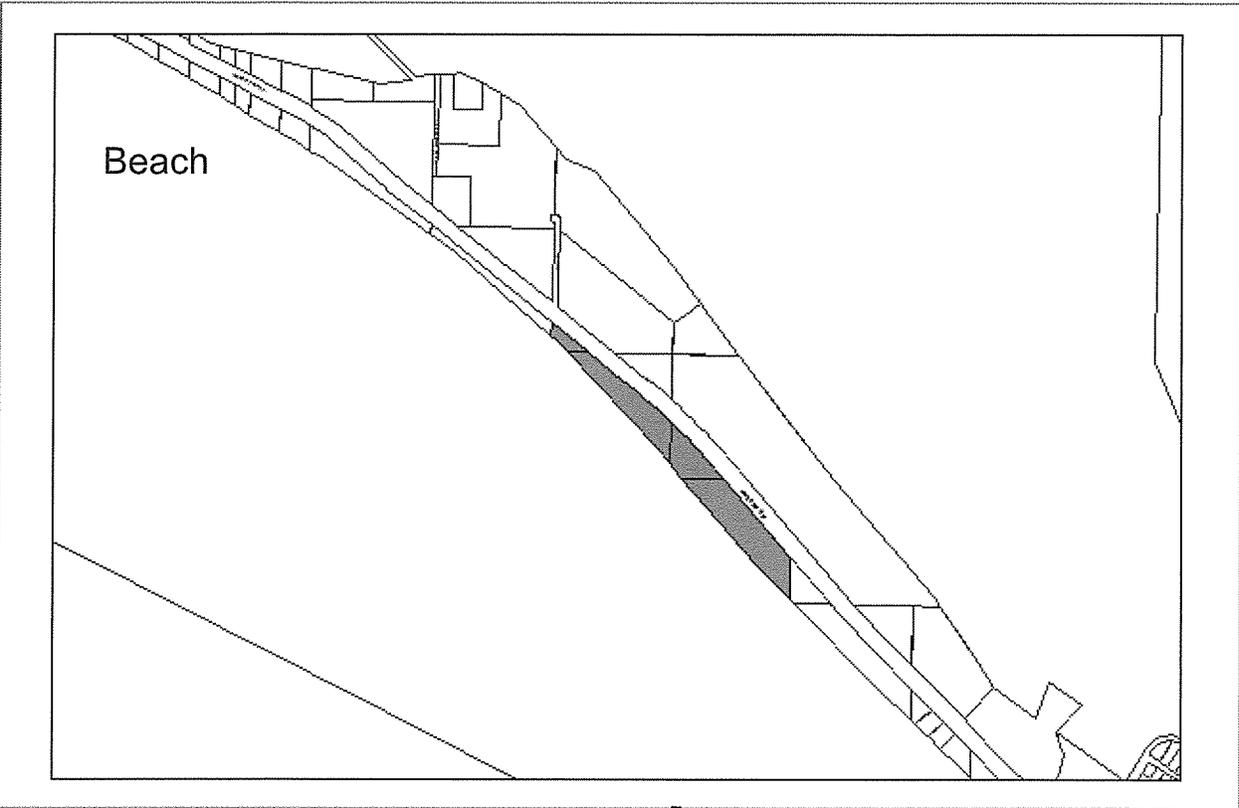
**Legal Description:** Homer Spit Subdivision Amended Lot 2, and that portion of Government Lot 14 lying south of the Homer Spit Road T6S R13W S35

**Zoning:** Open Space Recreation.

**Infrastructure:** Paved road, water and sewer

**Notes:** At most, 1/3 of the land is above the high tide line. The rest is beach or underwater.

**Finance Dept. Code:**



**Designated Use:** Public Use/ Open Space Recreation  
**Acquisition History:** Ord 90-26 (KPB). Lot 6: EVOS purchase

<b>Area:</b> 23 acres	<b>Parcel Number:</b> 181030 02, 04, 06 18102011
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**2009 Assessed Value:** \$262,200

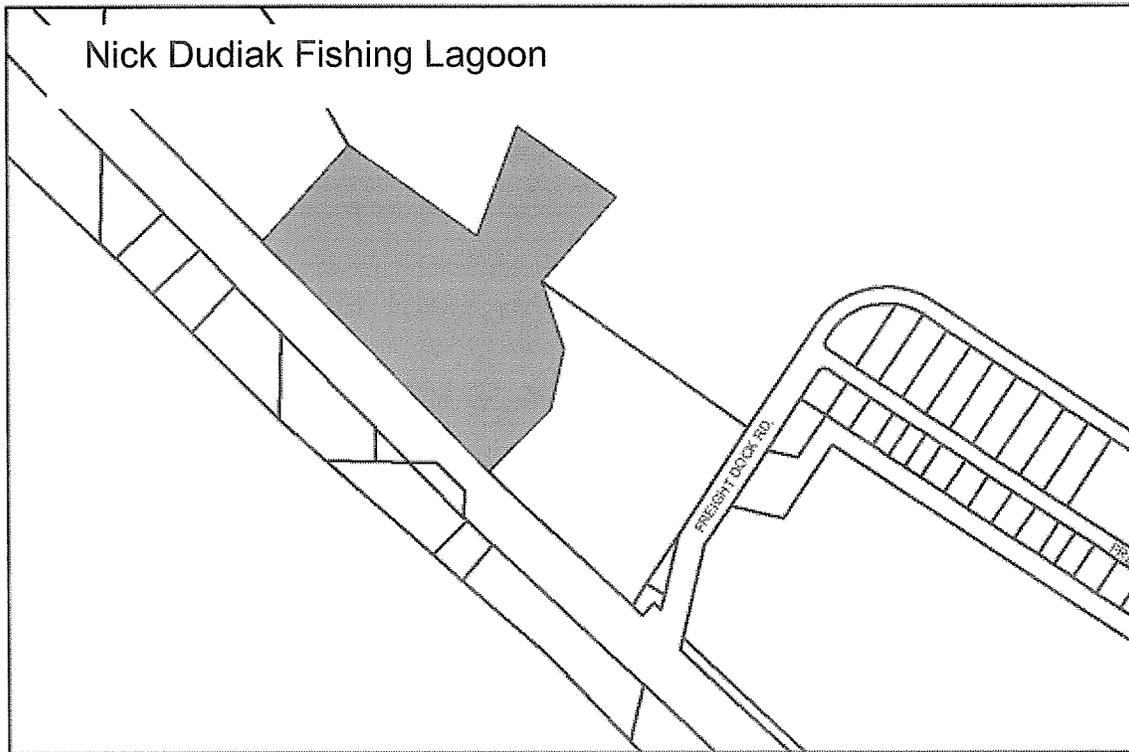
**Legal Description:** T 6S R 13W SEC 35 SEWARD MERIDIAN HM PORTION GOVT LOT 1,2, Sec 34 Lot 1, lot 6 SW of Sterling Hwy Sec 27

<b>Zoning:</b> Open Space Rec	<b>Wetlands:</b> Tidal
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**Infrastructure:** Paved Road access

**Notes:**  
 Acquisition history of lot 6 should be researched.

**Finance Dept. Code:**



**Designated Use:** Fishing Lagoon

**Acquisition History:** Ord 83-26 Purchase from World Seafood

**Area:** 17.71 acres

**Parcel Number:** 18103116

**2009 Assessed Value:** \$2,144,700

**Legal Description:** T 6S R 13W SEC 35 SEWARD MERIDIAN HM 0920039 THE FISHIN HOLE SUB TRACT 2

**Zoning:** Open Space Recreation

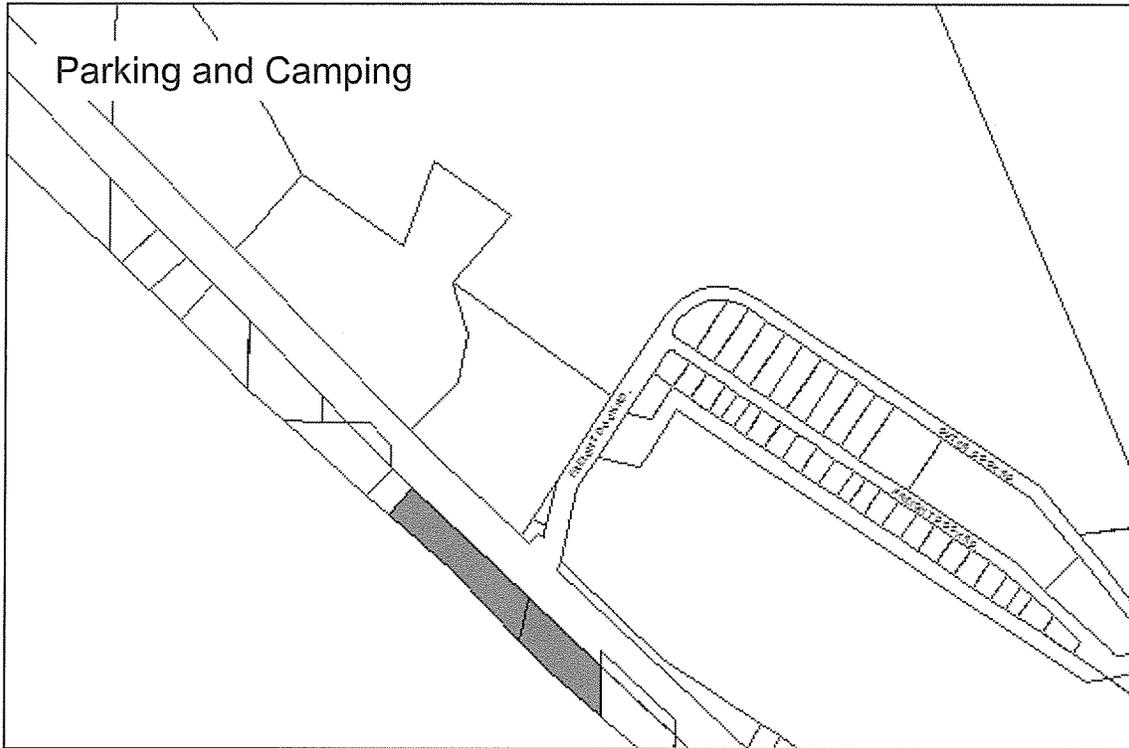
**Wetlands:** N/A. Portions in floodplain.

**Infrastructure:** City Water and Sewer, paved road access. Restroom.

**Notes:**

Dredged in 2012

**Finance Dept. Code:**



**Designated Use:** Western lot: Camping. East lot, parking  
**Acquisition History:**

**Area:** 5.7 acres

**Parcel Number:** 18103301, 18103108

**2009 Assessed Value:** \$672,500

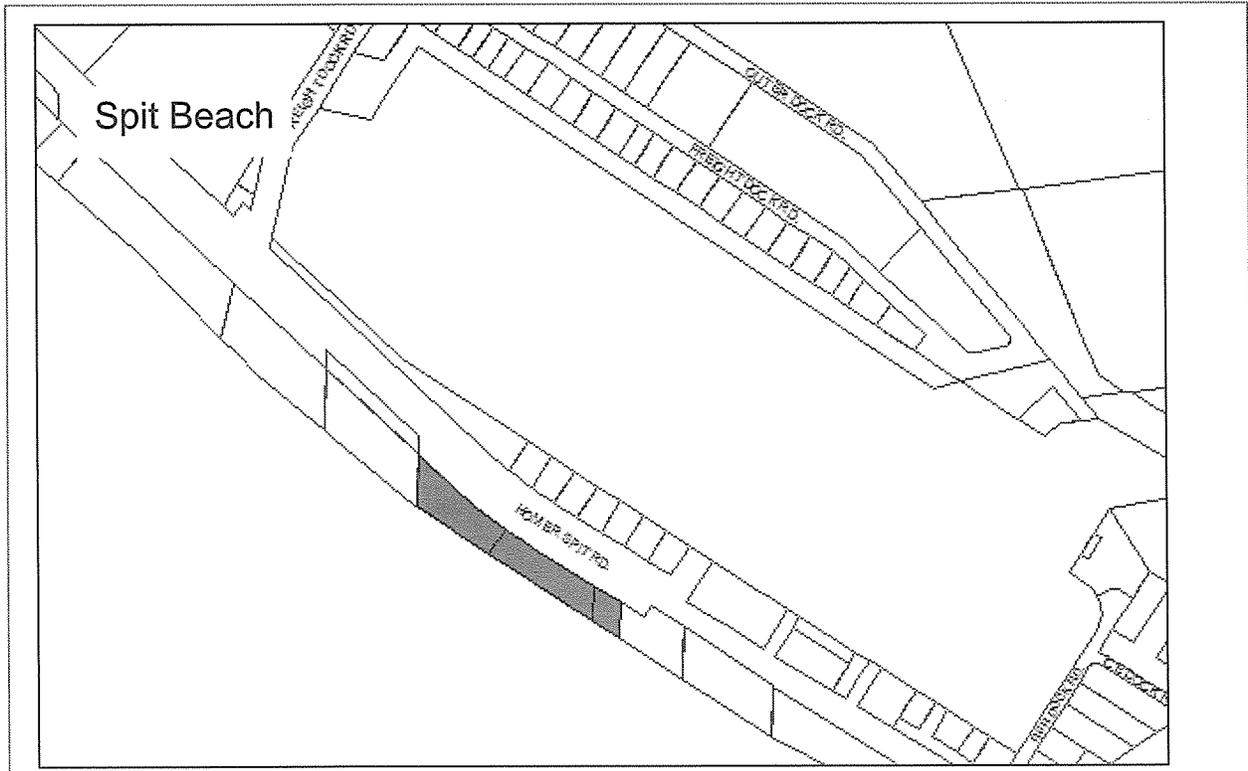
**Legal Description:** Homer Spit Amended Lots 7 and 9

**Zoning:** Open Space Recreation

**Wetlands:** N/A

**Infrastructure:** Paved Road

**Finance Dept. Code:**



**Designated Use:** Open Space Recreation  
**Acquisition History:** Lot 11B: Reso 93-14, 3/24/93 Deed. Acquired through an exchange for lot 18.

**Area:** 2.36 acres

**Parcel Number:** 181033 4, 5, 6

**2009 Assessed Value:** \$414,000

**Legal Description:** Homer Spit Subdivision Amended Lots 11 and 20. Lot 11B of HM 0640816.

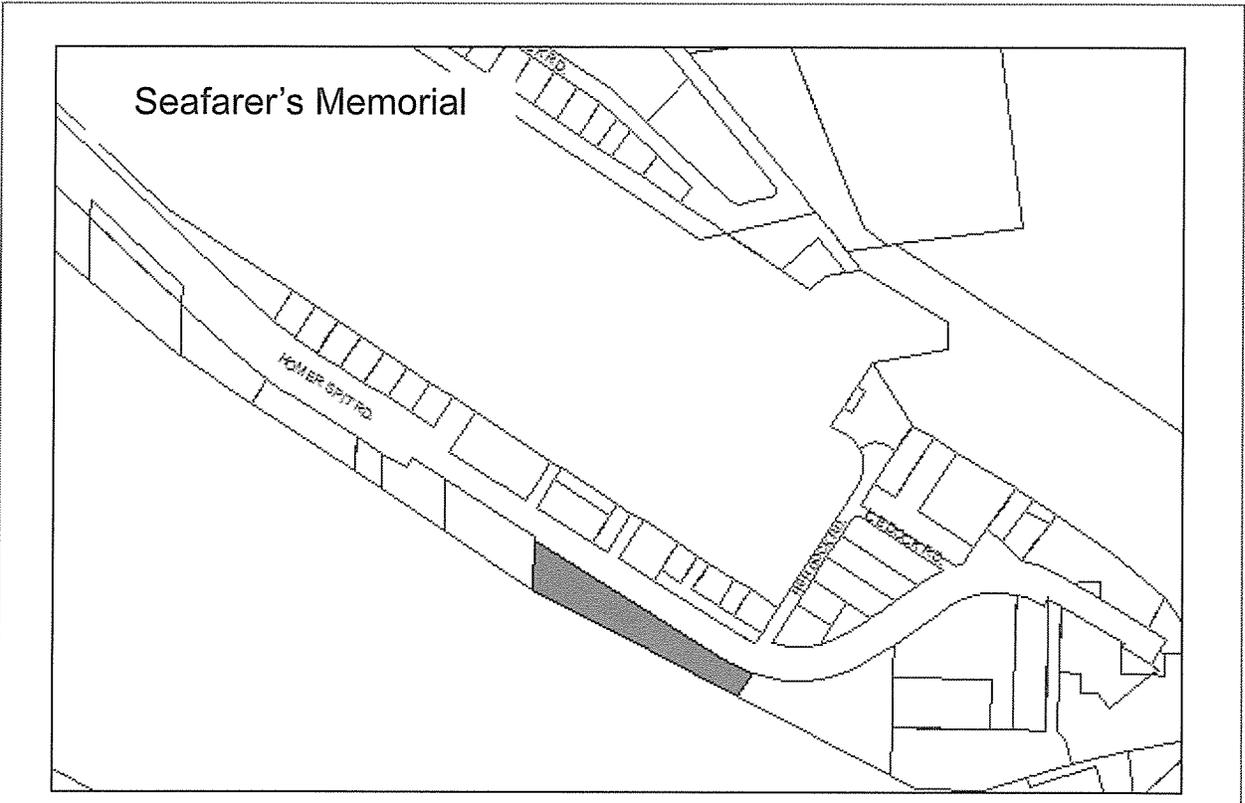
**Zoning:** Open Space Recreation

**Wetlands:** N/A

**Infrastructure:** Paved Road

**Notes:**

**Finance Dept. Code:**



**Designated Use:** Seafarer's Memorial and parking  
**Acquisition History:**

**Area:** 2.52 acres

**Parcel Number:** 18103401

**2009 Assessed Value:** \$316,900

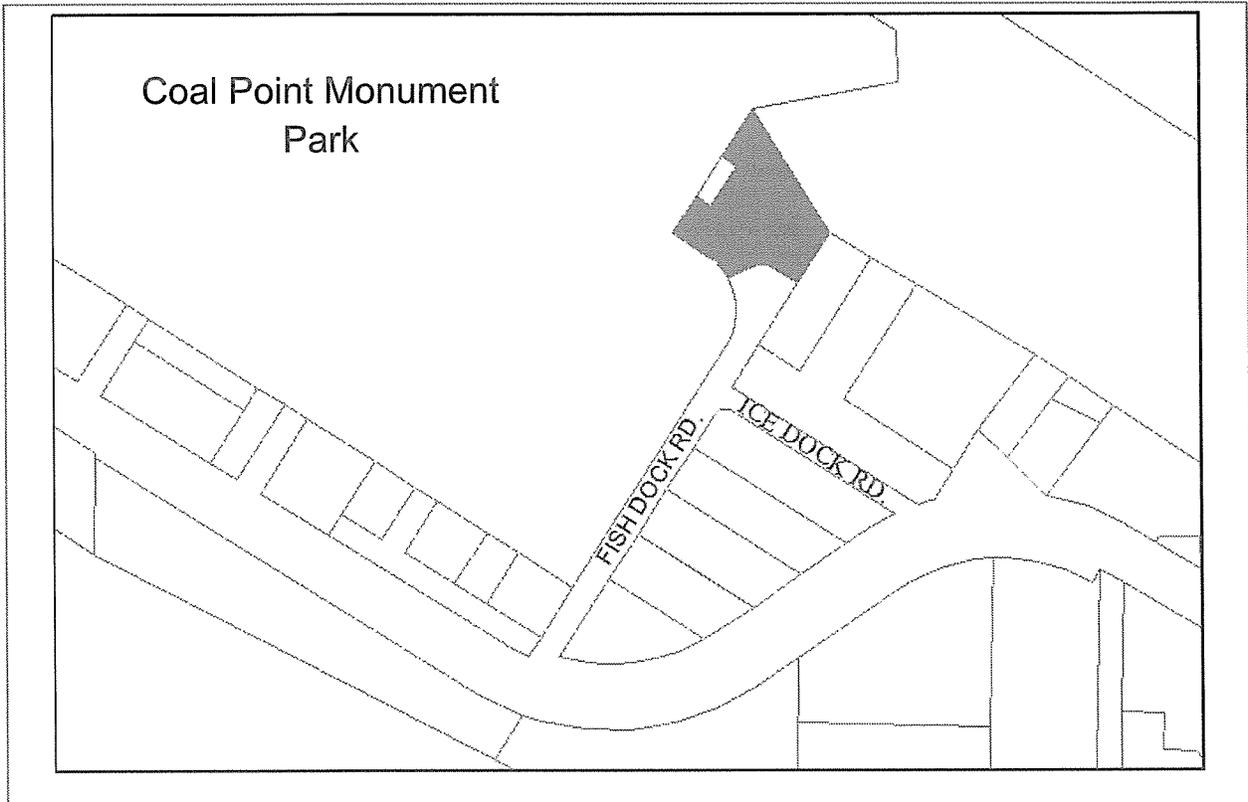
**Legal Description:** Homer Spit Amended Lot 31

**Zoning:** Open Space Recreation

**Wetlands:** N/A

**Infrastructure:** Paved Road

**Finance Dept. Code:**



**Designated Use:** Park  
**Acquisition History:**

**Area:** 1.09 acres

**Parcel Number:** 18103426

**2010 Assessed Value:** \$322,600

**Legal Description:** LEGAL T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED COAL POINT MONUMENT PARK EXCLUDING THAT PORTION AS PER LEASE AGREEMENT 187 @ 921

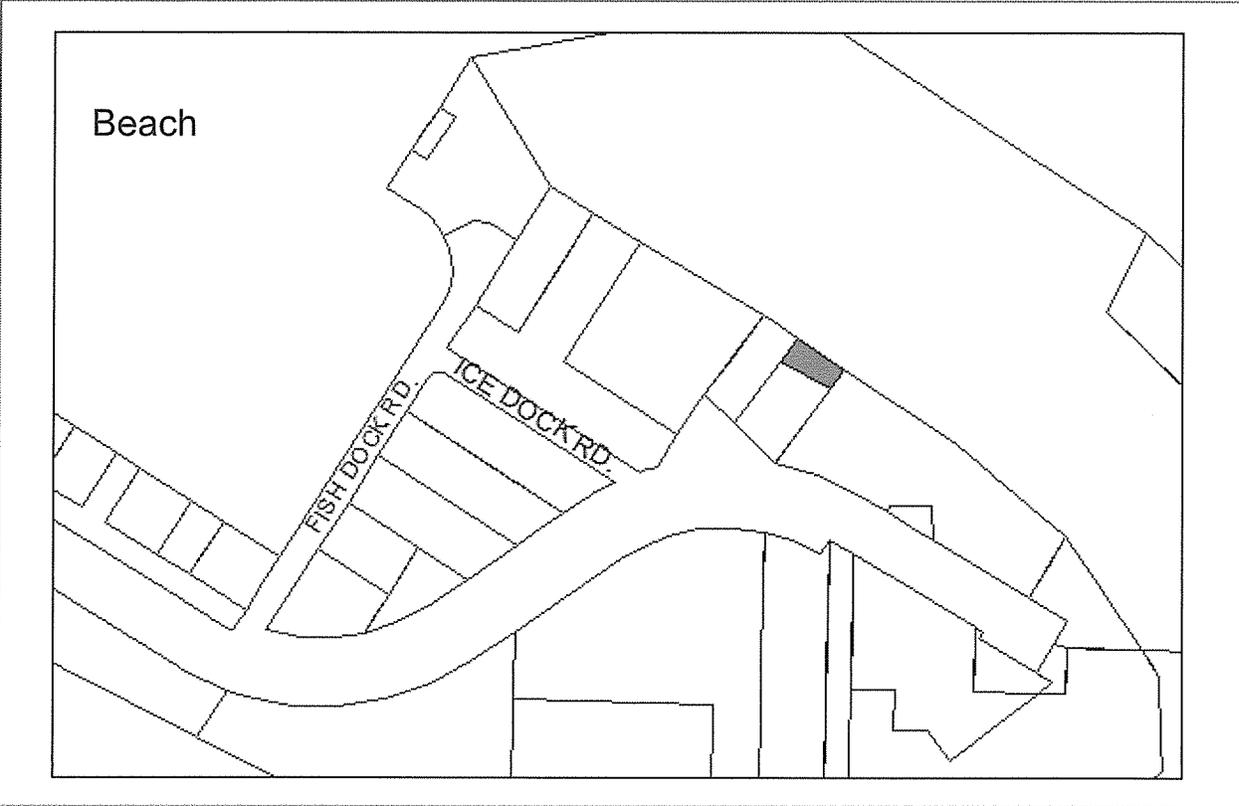
**Zoning:** Marine Industrial

**Wetlands:**

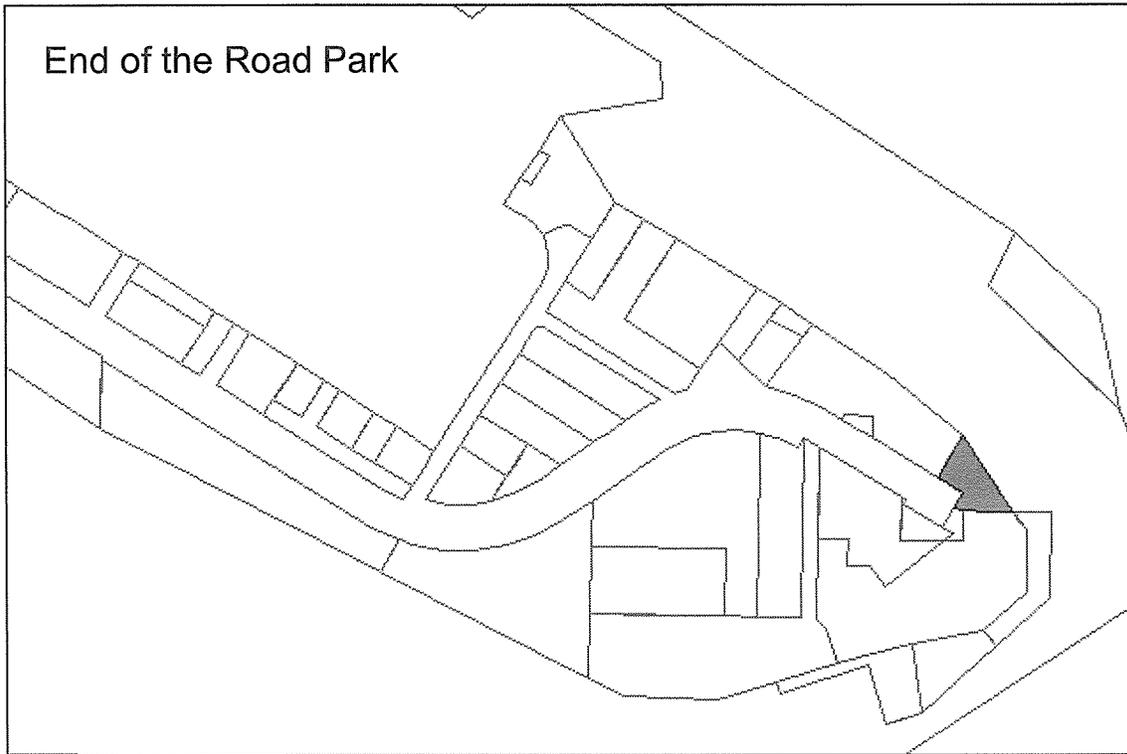
**Infrastructure:** gravel road

**Notes:**

**Finance Dept. Code:**



<b>Designated Use:</b> Beachfront between Icicle and Main Dock	
<b>Acquisition History:</b>	
<b>Area:</b> 0.11 acres	<b>Parcel Number:</b> 18103446
<b>2009 Assessed Value:</b> \$68,800	
<b>Legal Description:</b> T 7S R 13W SEC 1 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 20 LYING NE OF THE HOMER SPIT RD & BOUNDED ON THE NW BY LOT 43 OF HOMER SPIT SUB AMENDED & BOUNDED ON THE NE BY ATS 612 & BOUNDED ON THE SE BY LOT 45 OF HOMER SPIT SUB AMENDED & BOUNDED ON THE	
<b>Zoning:</b> Marine Industrial	<b>Wetlands:</b> N/A tidal, flood plain
<b>Infrastructure:</b>	
<b>Notes:</b>	
<b>Finance Dept. Code:</b>	



**Designated Use:** End of the Road Park Resolution 13-032

**Acquisition History:**

**Area:** 0.43 acres

**Parcel Number:** 18103448

**2009 Assessed Value:** \$173,400

**Legal Description:** HM0930049 T07S R13W S01 HOMER SPIT SUB NO 6 VELMA'S ADDN LOT 45-B

**Zoning:** Marine Industrial

**Wetlands:** N/A

**Infrastructure:** Water, sewer, paved road access

**Address:**

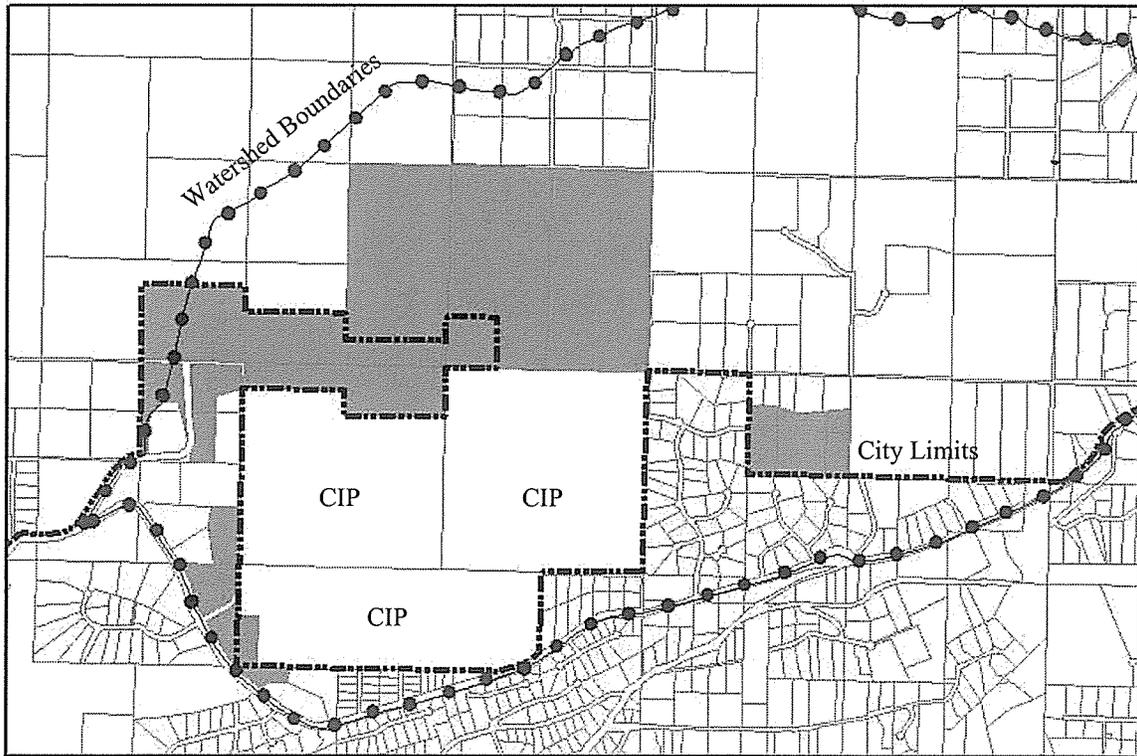
- Restroom construction 2013/14, parking lot paved, and spit trail completed

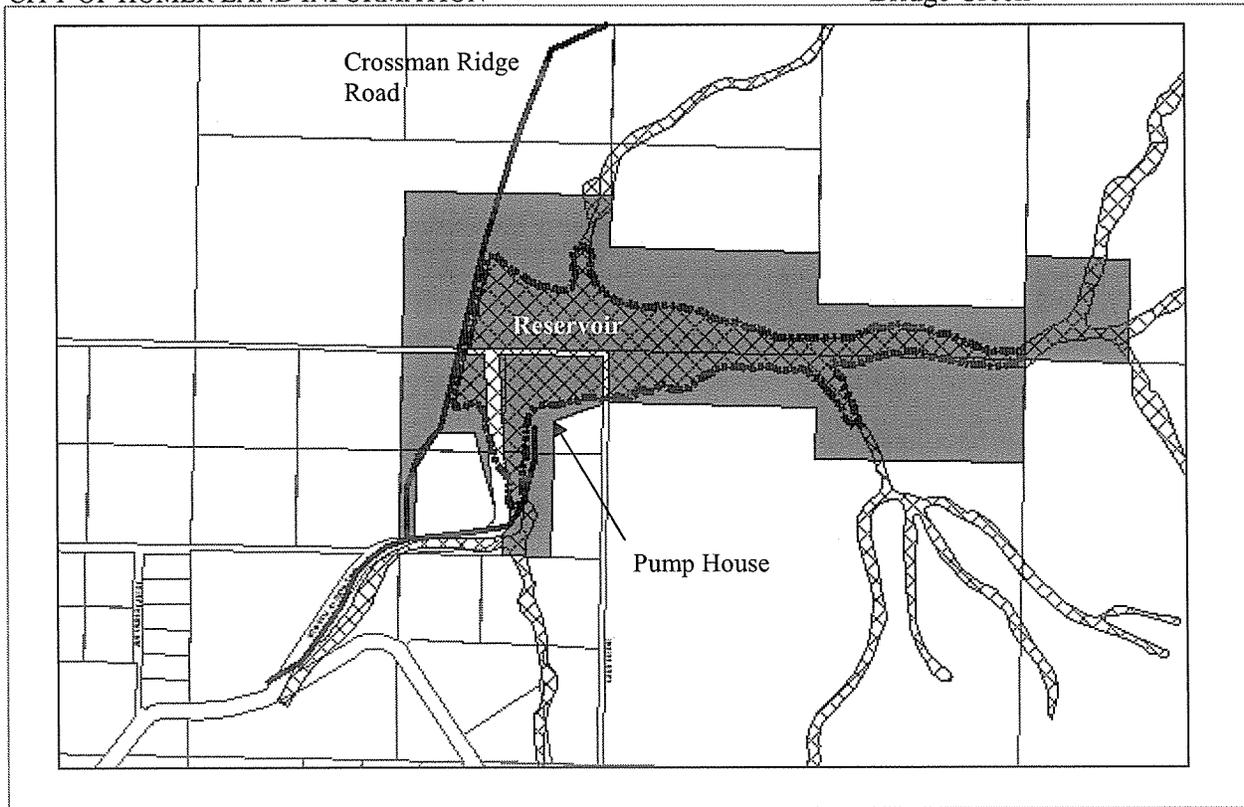
**Finance Dept. Code:**

### City Lands within the Bridge Creek Watershed Protection District

These properties lie within the Bridge Creek Watershed Protection District. Not all the lands within the district are in Homer City limits. The city owns 19 lots totaling 395.6 acres with an assessed value in 2012 of \$3,957,500. Lands include conservation purchases from the University of Alaska, and water system infrastructure such as the reservoir, pump house, and water treatment plant and tanks.

In 2006, the number one CIP funding priority was the water supply, including the water treatment plant, water source and watershed land acquisitions. In particular, the City has requested funding to purchase additional property bordering the reservoir and Bridge Creek for both water treatment expansion and preservation.





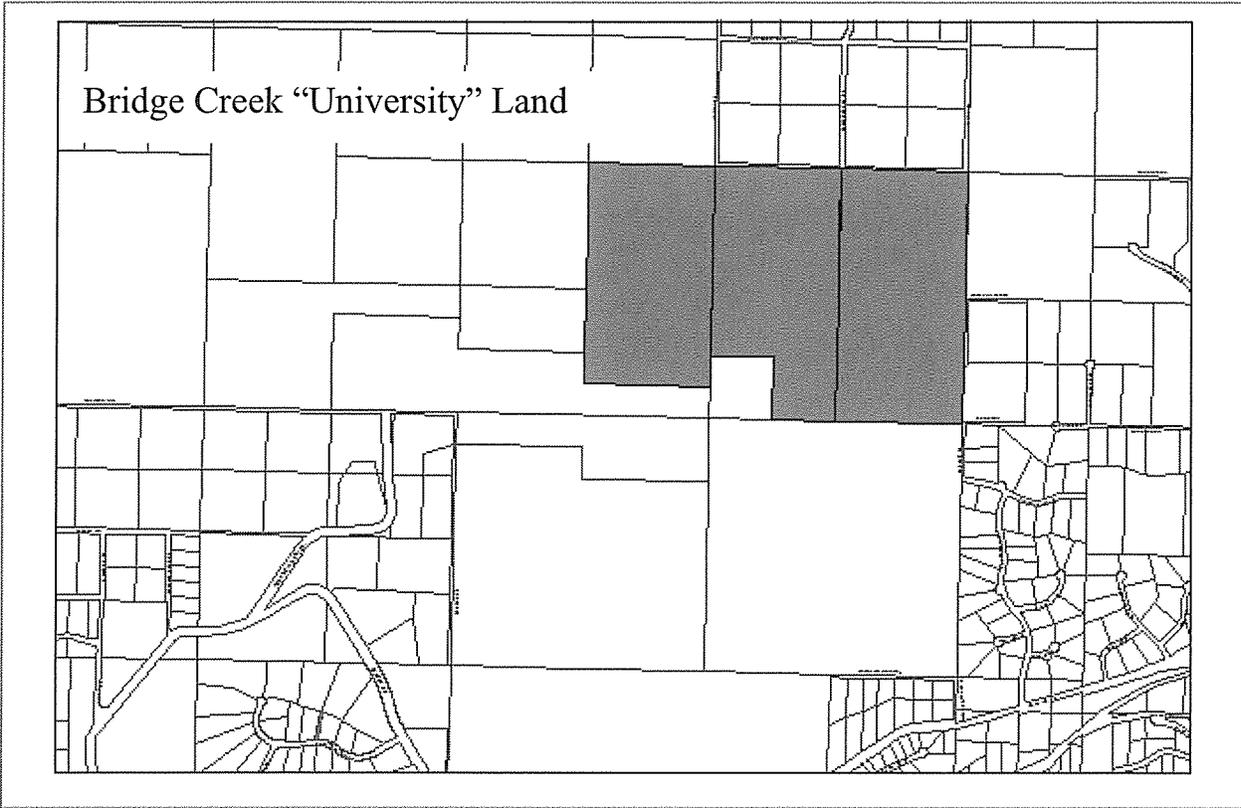
**Designated Use:** Bridge Creek Watershed, Reservoir and pump house  
**Acquisition History:**

**Area:** 120.9 acres      **Zoning:** Conservation      **2012 Assessed Value:** \$313,000

**PARCEL ACREAGE LEGAL**

17307053	0.410	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 2 THAT PORTION THEREOF LYING EAST OF DIAMOND RIDGE ROAD
17307057	1.470	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 13 A PORTION THEREOF
17307059	0.130	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 13 A PORTION THEREOF
17307062	7.350	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 1 PORTION THEREOF
17307064	6.940	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 2 PORTION THEREOF
17305301	30.000	T 6S R 13W SEC 8 SEWARD MERIDIAN HM N1/2 N1/2 NW1/4 NW1/4 & N1/2 NE1/4 NW1/4
17305111	60.000	T 6S R 13W SEC 5 T 6S R 13W SEC 6 HM SEWARD MERIDIAN S1/2 S1/2 SE1/4 SW1/4 & S1/2 SW1/4 SW1/4 OF SEC 5 & S1/2 SE1/4 SE1/4 & S1/2 N1/2 SE1/4 SE1/4 OF SEC 6
17305236	10.000	T 6S R 13W SEC 5 SEWARD MERIDIAN HM SW1/4 SW1/4 SE1/4
17307060	4.600	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 14 THE W1/2 THEREOF

**Finance Dept. Code:**



**Designated Use:** Bridge Creek Watershed Property  
**Acquisition History:** Ordinance 2003-7(A). Purchased from UAA.

<b>Area:</b> 220 acres	<b>Parcel Number:</b> 173 052 34, 35, 17305120
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**2012 Assessed Value:** \$184,100

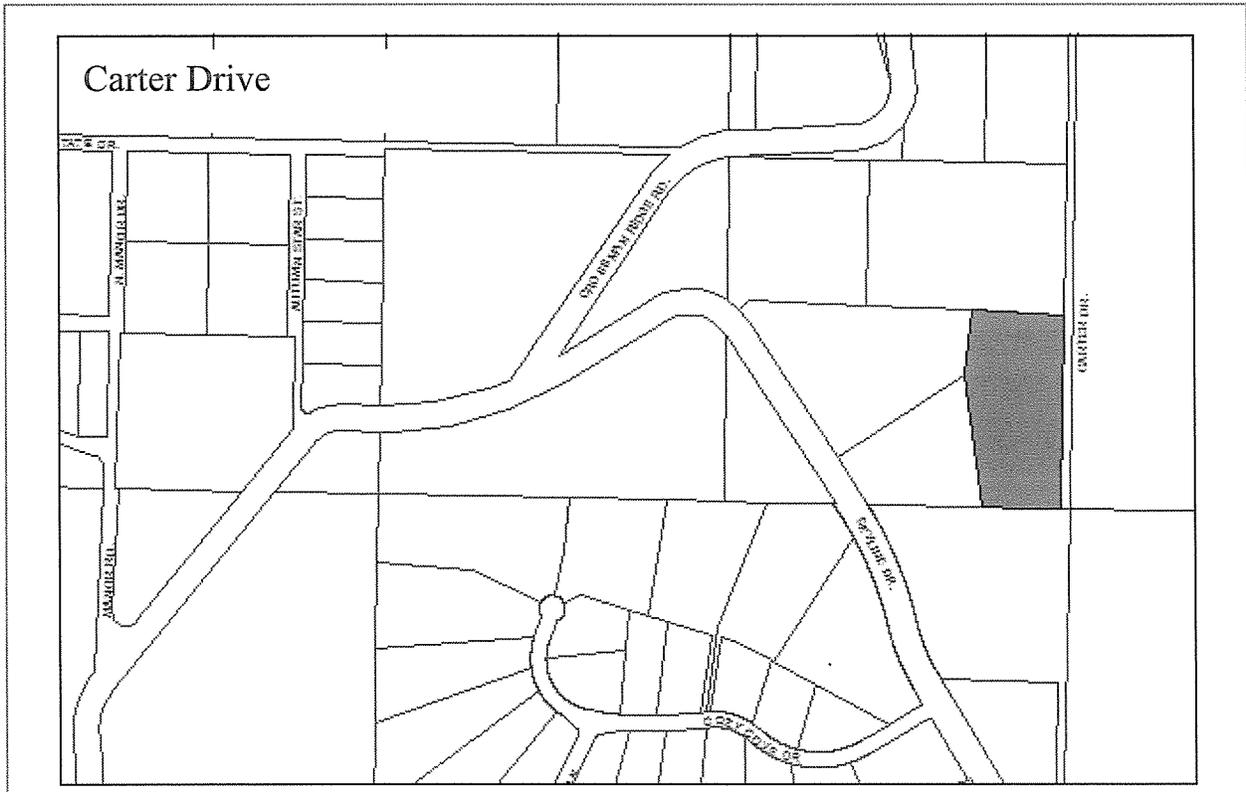
**Legal Description:** The Northwest one-quarter of the Southeast one-quarter (NW1/4 SE1/4) and the East one-half of the Southwest one-Quarter of the Southeast one-quarter (E1/2 SW1/4 SE1/4) and the Northwest one-quarter of the Southwest one-quarter of the Southeast one-quarter (NW1/4 SW1/4 SE1/4) and the Northeast one-quarter of the Southwest one-quarter (NE1/4 SW1/4) and the North one-half of the South one-half of the Southeast one-quarter of the Southwest one-quarter (N1/2 S 1/2 SE1/4 SW1/4) and the East one-half of the Southeast one-quarter (E1/2 SE1/4) of Section 5, Township 6 South, Range 13 West, Seward Meridian, in the Homer Recording District, State of Alaska.

<b>Zoning:</b> Bridge Creek Watershed Protection District. Not within City Limits.	<b>Wetlands:</b> Some wetlands. Bridge Creek flows through the property.
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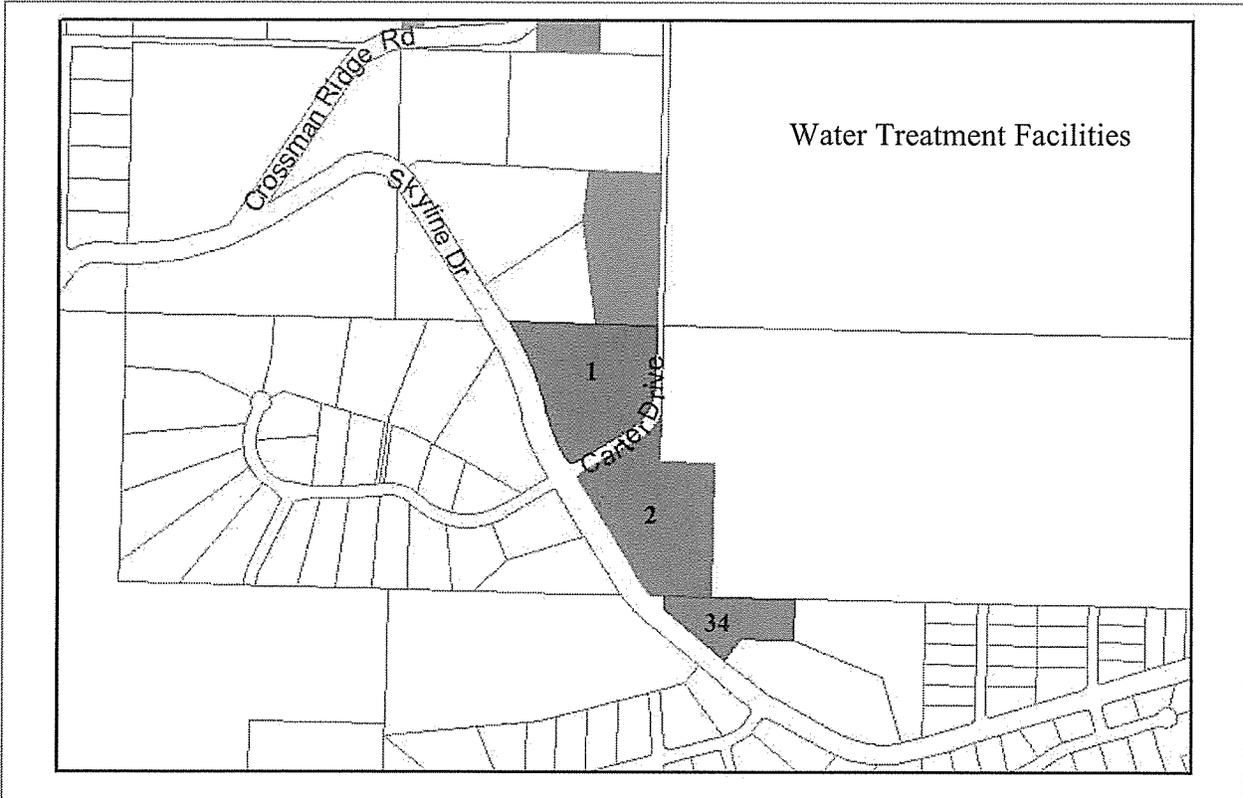
**Infrastructure:** None. Limited legal and physical access.

**Notes:**  
 Paid \$265,000 for land in 2003.

**Finance Dept. Code:**



<p><b>Designated Use:</b> A public use to protect and enhance the City's Bridge Creek Watershed and thereby protect its water quality.</p> <p><b>Acquisition History:</b> Emergency Ordinance 2005-40, 2005-45.</p>	
<p><b>Area:</b> 5.93 acres</p>	<p><b>Parcel Number:</b> 173070760</p>
<p><b>2012 Assessed Value:</b> \$76,300 (Land \$44,300 Structure \$32,000)</p>	
<p><b>Legal Description:</b> HM0840119 T06S R13W S07 Pioneer Valley Subdivision Lot 2</p>	
<p><b>Zoning:</b> Rural Residential, Bridge Creek WPD</p>	<p><b>Wetlands:</b> Some discharge slope wetland, possibly a creek to the Reservoir.</p>
<p><b>Infrastructure:</b> Driveway access to property.</p>	
<p><b>Notes:</b> Property includes a small cabin.</p>	
<p><b>Finance Dept. Code:</b></p>	



**Designated Use:** Protecting the watershed and providing alternate access to property north of the City's water treatment plant, Water Tank and building, City Well Reserve Water Tank and building/Public Purpose.

**Acquisition History:** Ordinance 10-21 (Lot 1) Lot 34 Purchased 1/97 Tulin

<p><b>Area:</b> Lot 1: 7.83 acres                  Lot 2: 8.34 acres                  Lot 34: 3 acres</p>	<p><b>Parcel Number:</b> 17307094, 95, 96, 17308034</p>
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**2012 Assessed Value:** Lot 1: land \$45,600 Lot 2: Land \$79,500, improvements \$2,389,400  
 Lot 34: land \$42,300, Improvements \$677,500,

**Legal Description:** Hillstrand's Homestead Lots 1, 2, Tulin Terrace Upper Terrace Lot 34

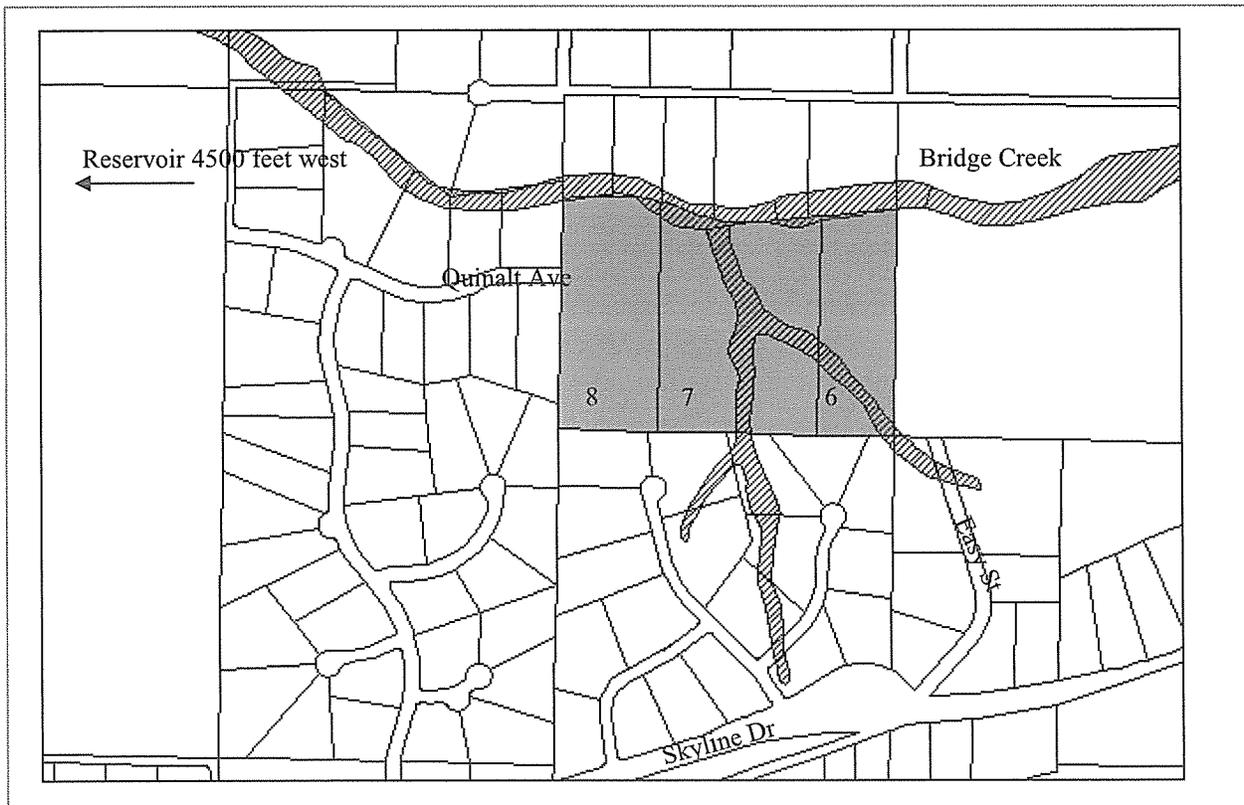
<p><b>Zoning:</b> Rural Residential, Bridge Creek WPD</p>	<p><b>Wetlands:</b> Some discharge slope wetland, possibly a creek to the Reservoir.</p>
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**Infrastructure:** Paved road, electricity

**Notes:**

Bulk of Lot 1 purchased in 2010, Ord 10-21, \$90,000. 184 Skyline Dr  
 Western half of lot 2 has old water tank. Former water treatment plant site. A fire station is scheduled for construction on the old water treatment foundation for summer 2014.  
 Eastern half of lot 2, acquired through eminent domain. Location of the water treatment plant.  
 Lot 34 is the site of a 1 million gallon water tank.

**Finance Dept. Code:**



**Designated Use:** Watershed Protection Purposes  
**Acquisition History:** Ordinance 2009-08(A)

**Area:** Lot 6: 6.91 acres, Lot 7: 13.38 acres  
 Lot 8: 8.89 acres Total: 28.81 acres

**Parcel Numbers:** 1736600 6, 7, 8

**20012 Assessed Value:** \$185,700 (all lots)

**Legal Description:** Lots 6,7 and 8, Roehl Parcels Record of Survey Amended

**Zoning:** Not in city limits.

**Wetlands:** about half the land is wetland. Bridge Creek is the northern boundary of these lots.

**Infrastructure:** Gravel access on Easy Street and Quinalt Ave. There is a gravel road with some sort of easement over lots 6 and 7.

**Notes:**

Lots purchased 2/25/09  
 Lot 6, \$58,735, recorded document 2009-000612-0  
 Lot 7, \$113,730, recorded document 2009-000613-0  
 Lot 8, \$75,565, recorded document 2009-000611-0  
 Total Cost: \$248,030

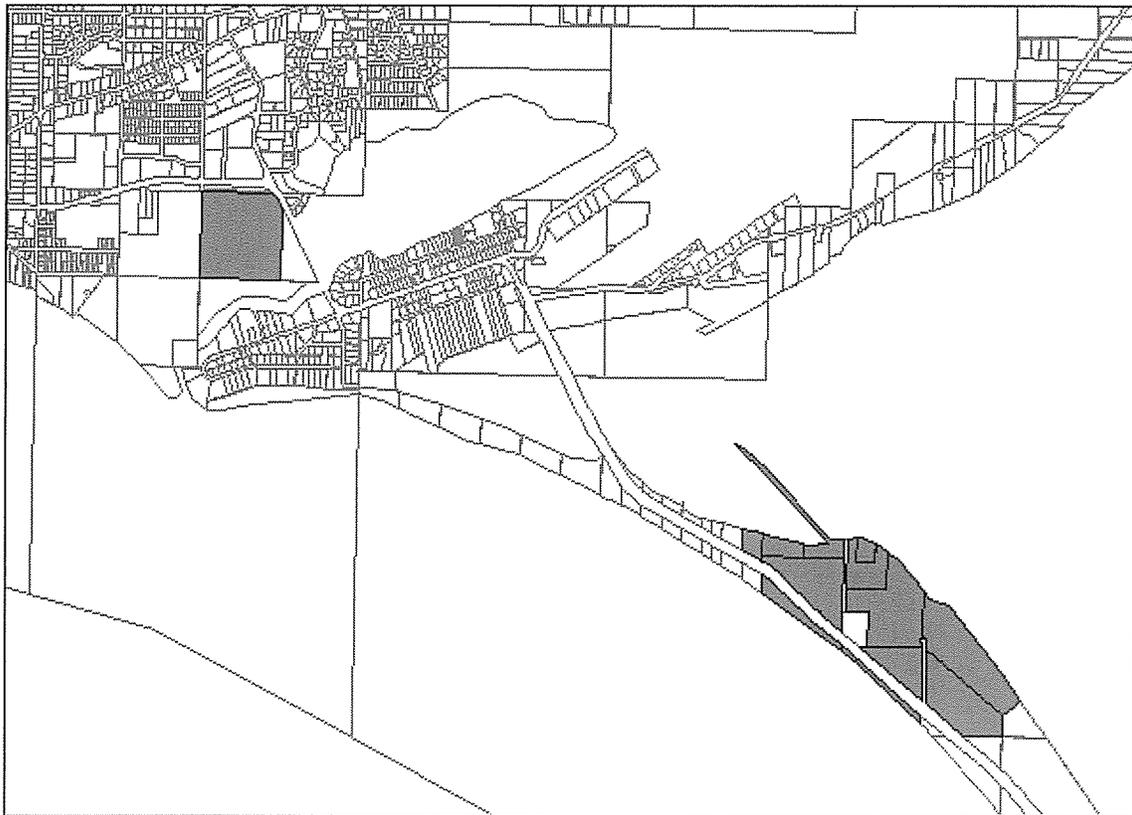
The northern lot line of these lots is bridge creek, and meanders as the creek meanders.

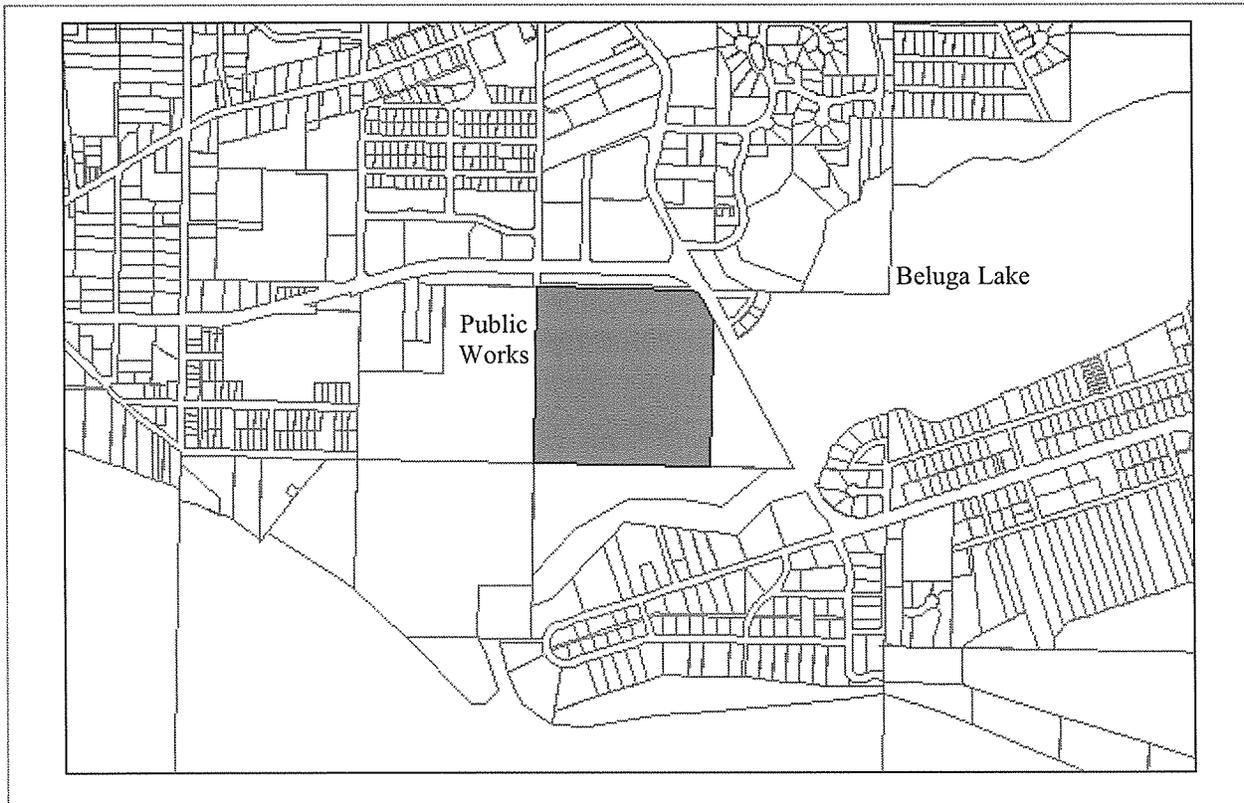
**Finance Dept. Code:**

## Homer Conservation Easement Lands

Existing conservation lands in Homer were mainly acquired through Exxon Valdez Oil Spill funding. Generally there are very strict easements on these lands as they were purchased to protect habitat, particularly shorebird habitat in sensitive areas. A portion of Louie's Lagoon has a conservation easement held by the Kachemak Heritage Land Trust.

Total acreage: 169.72 acres.





**Designated Use:**  
**Acquisition History:** EVOS purchase and conservation easement.

<b>Area:</b> 39.24 acres	<b>Parcel Number:</b> 17714006
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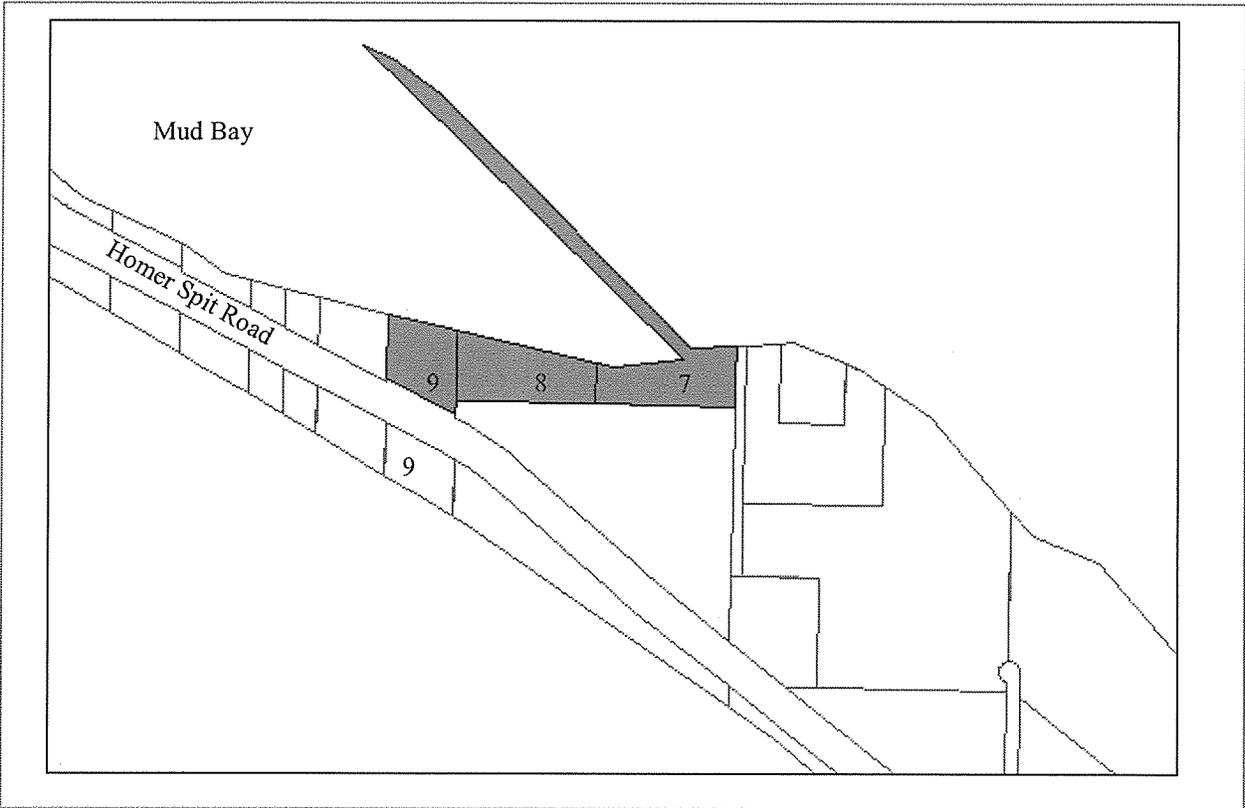
**2009 Assessed Value:** \$48,400

**Legal Description:** HM T06S R13W S20 NW1/4 SE1/4 EXC HOMER BY PASS RD

<b>Zoning:</b> Conservation	<b>Wetlands:</b> Beluga Slough Estuary
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- Notes:**
- Conservation Easement document recoded in Book 0275, Page 243, Homer Recording District, 4/21/98.
  - Parcel is within a FEMA-mapped floodplain.

**Finance Dept. Code:** 392.0013



**Designated Use:**  
**Acquisition History:** EVOS purchase and conservation easement. Resolution 97-72 and 104.

<p><b>Area:</b> Lot 7: 7.1 acres                  Lot 8: 3.94 acres                  Lot 9: 3.00 acres                  Lot 9 S of Road: 2.16 acres (no EVOS Conservation Easement)</p>	<p><b>Parcel Number:</b> 181020 02, 01, 18101023, 24</p>
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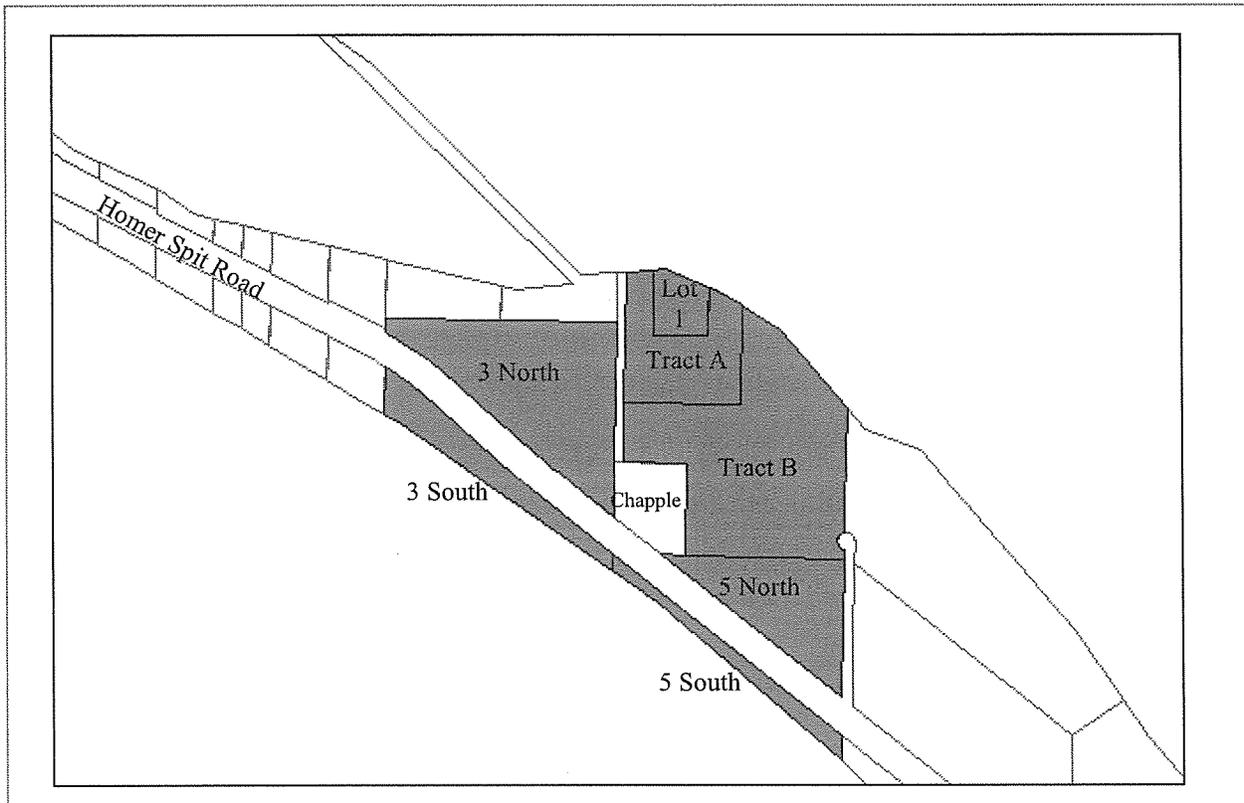
**2009 Assessed Value:** Lot 7: \$115,800 Lot 8: \$76,600 Lot 9: \$65,100 Lot 9S: \$10,300

**Legal Description:** HM T06S R13W S27 GOVT LOT 7 (east) and 8 (west)  
 HM T06S R13W S28 THAT PORTION OF GOVT LOT 9 LYING NORTH OF HOMER SPIT RD

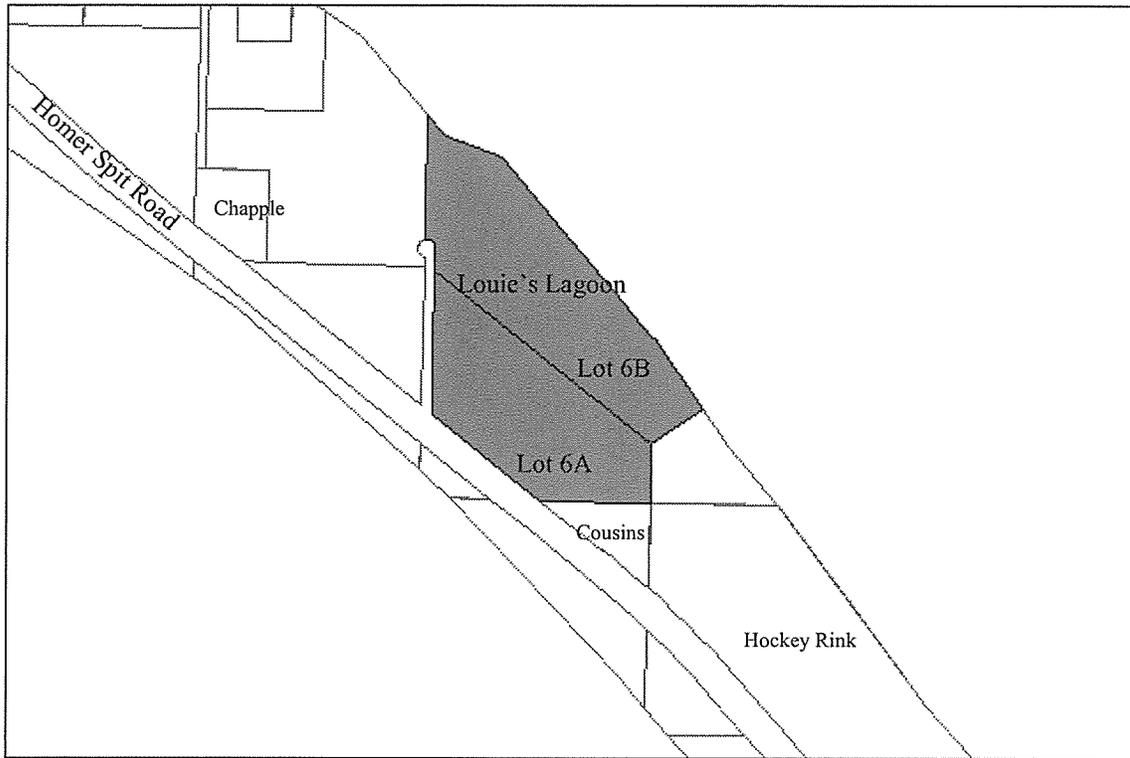
<p><b>Zoning:</b> Conservation—lots 7 and 8                  Open Space Recreation—Lot 9</p>	<p><b>Environment:</b> State Critical Habitat Area below 17.4 ft . mean high tide line.</p>
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- Notes:**
- Conservation easement recorded in Book 0275, Page 229, Homer Recording District, 4/21/98.
  - Parcels are within a FEMA-mapped flood hazard area.

**Finance Dept. Code:**



<b>Designated Use:</b>	
<b>Acquisition History:</b> EVOS purchase and conservation easement.	
<b>Area:</b> Total: 70.97 acres	<b>Parcel Number:</b> 18102 03, 04, 05, 06, 09, 10,14
<b>2009 Assessed Value:</b> Total: \$989,500	
<b>Legal Description:</b> T 6S R 13W SEC 27 SEWARD MERIDIAN HM:	
<ul style="list-style-type: none"> <li>• 0630660 WALTER DUFOUR SUB LOT 1, 0630060 WALTER DUFOUR SUB TRACT A</li> <li>• THAT PORTION OF GOVT LOT 3 LYING NORTH OF HOMER SPIT RD</li> <li>• THAT PORTION OF GOVT LOT 3 LYING SOUTH OF HOMER SPIT RD</li> <li>• THAT PORTION OF GOVT LOT 5 LYING NORTH OF HOMER SPIT RD</li> <li>• PORTION OF GOVT LOT 5 LYING SOUTH OF HOMER SPIT HWY</li> <li>• 0770055 WALTER DUFOUR SUB TRACT B TRACT B</li> </ul>	
<b>Zoning:</b> Conservation South side of lot 5 is zoned Marine Industrial, but development is restricted by the conservation easement.	<b>Environment:</b> State Critical Habitat Area below 17.4 ft. mean high tide line.
<b>Notes:</b>	
<ul style="list-style-type: none"> <li>• Conservation easement recorded in Book 0275, Page 222, Homer Recording District ,4/21/98.</li> <li>• Deeded to the City on same date, Book 0275, Page 236, HRD.</li> <li>• Parcels are within a FEMA-mapped flood hazard area.</li> </ul>	
<b>Finance Dept. Code:</b>	



**Designated Use:**

**Acquisition History:** EVOS purchase and conservation easement.

**Area:** Total: 45.47 acres

**Parcel Number:** 181-020 - 18, 19

**2009 Assessed Value:** Total: \$747,300

**Legal Description:** HM2001008 T06S R13W S27 LOUIE'S LAGOON LOT 6-A  
HM2001008 T06S R13W S27 LOUIE'S LAGOON LOT 6-B

**Zoning:** Conservation

**Environment:** State Critical Habitat Area below 17.4 ft. mean high tide line.

**Notes:**

- Conservation easement recorded in Book 0275, Page 229, Homer Recording District, 4/21/98. This easement covers former Lot 6. See plat 2001-008.
- Conservation easement with Kachemak Heritage Land Trust on Lot 6B. Executed 10/4/02, document 2004-004843-0 HRD.
- Parcels are within a FEMA-mapped flood hazard area.

**Finance Dept. Code:**



PARCEL_ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
18103477	4480 HOMER SPIT RD	0.52	T 7S R 13W SEC 1 SEWARD MERIDIAN HOMER SPIT REPLAT 2006 LOT 9-A	HM 2007136
18103478		0.53	T 7S R 13W SEC 1 SEWARD MERIDIAN HOMER SPIT REPLAT 2006 LOT 10-A	HM 2007136
18103223		0.67	T 6S R 13W SEC 36 SEWARD MERIDIAN HOMER SPIT SUB NO 5 LOT 4	HM 0930012
18103224		0.67	T 6S R 13W SEC 36 SEWARD MERIDIAN HOMER SPIT SUB NO 5 LOT 5	HM 0930012
18103225		0.67	T 6S R 13W SEC 36 SEWARD MERIDIAN HOMER SPIT SUB NO 5 LOT 6	HM 0930012
18103226		0.67	T 6S R 13W SEC 36 SEWARD MERIDIAN HOMER SPIT SUB NO 5 LOT 7	HM 0930012
18103227		0.67	T 6S R 13W SEC 36 SEWARD MERIDIAN HOMER SPIT SUB NO 5 LOT 8	HM 0930012
18103228	4290 FREIGHT DOCK RD	0.67	T 6S R 13W SEC 36 SEWARD MERIDIAN HOMER SPIT SUB NO 5 LOT 9	HM 0930012
18103229		0.67	T 6S R 13W SEC 36 SEWARD MERIDIAN HOMER SPIT SUB NO 5 LOT 10	HM 0930012
18103230		1.78	T 6S R 13W SEC 36 SEWARD MERIDIAN HOMER SPIT SUB NO 5 LOT 11	HM 0930012
18103220	4380 FREIGHT DOCK RD	5.00	T 6S R 13W SEC 36 SEWARD MERIDIAN HOMER SPIT SUB NO 5 LOT 12	HM 0930012
18103324		Portion	Homer Spilt Sub No 2 Lot 12-A	HM 0890034
18103316	4262 HOMER SPIT RD	0.29	T 7S R 13W SEC 1 SEWARD MERIDIAN HOMER SPIT SUB AMENDED LOT 19	HM 0890034
18103309	4390 HOMER SPIT RD	0.23	T 7S R 13W SEC 1 SEWARD MERIDIAN HOMER SPIT SUB AMENDED LOT 30	HM 0890034
18103432	4400 HOMER SPIT RD	0.57	T 7S R 13W SEC 1 SEWARD MERIDIAN HOMER SPIT AMENDED LOT 32	HM 0890034
18103431	4406 HOMER SPIT RD	0.20	T 7S R 13W SEC 1 SEWARD MERIDIAN HOMER SPIT SUB NO TWO AMD LOT 88-1	HM 0920050
18103442	4460 HOMER SPIT RD	0.29	T 7S R 13W SEC 1 SEWARD MERIDIAN HOMER SPIT SUB NO TWO AMENDED LOT 88-2	HM 0920050
18103443	4470 HOMER SPIT RD	0.18	T 7S R 13W SEC 1 SEWARD MERIDIAN HOMER SPIT SUB NO TWO AMENDED LOT 88-3	HM 0920050
18103444	4474 HOMER SPIT RD	0.31	T 7S R 13W SEC 1 SEWARD MERIDIAN HOMER SPIT SUB NO TWO AMENDED LOT 88-4	HM 0920050
18103402	4535 HOMER SPIT RD	2.93	T 7S R 13W SEC 1 SEWARD MERIDIAN HOMER SPIT SUB AMENDED LOT 50	HM 0890034

PARCEL ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
18103403		1.50	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0900052 HOMER SPIT SUB AMENDED LOT 49 THAT PORTION PER LEASE 205/928	B-16
18103421	800 FISH DOCK RD	0.63	T 7S R 13W SEC 1 SEWARD MERIDIAN NO 3 LOT 12-A1	B-17
18103452	4501 ICE DOCK RD	0.79	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0990043 CITY OF HOMER PORT INDUSTRIAL NO 4 LOT 12-C	B-18
17504024	4300 BARTLETT ST	7.12	T 6S R 13W SEC 18 SEWARD MERIDIAN HM 2008092 SOUTH PENINSULA HOSPITAL SUB 2008 ADDN TRACT A2	B-2
18103425	874 FISH DOCK RD	0.52	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0800092 CITY OF HOMER PORT INDUSTRIAL SUB NO 2 LOT 13B	B-19
18103419	842 FISH DOCK RD	1.49	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED ADL 18009 LOT 41 (ADL 18009)	B-20
18103427	843 FISH DOCK RD	0.07	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED THAT PORTION OF COAL POINT MONUMENT PARK AS PER LEASE AGREEMENT 187 & 921	B-21
18103404	4667 HOMER SPIT RD	2.23	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 48	B-22
18103445	4688 HOMER SPIT RD	0.35	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0930049 GOVT LOT 20 PER A/L 207 & 73	B-23
18103447	4690 HOMER SPIT RD	1.83	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0970072 HOMER SPIT SUB NO 6 VELMA'S ADDN LOT 45-A	B-25
18103260	4607 FREIGHT DOCK RD	0.46	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0930012 HOMER SPIT NO 6 8-E-1	B-26
18103238		0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB NO 5 LOT 19	B-27
18103105	3815 HOMER SPIT RD	1.60	T 6S R 13W SEC 35 SEWARD MERIDIAN HM 0940043 HOMER SPIT SUB AMENDED LOT 5	B-3
18103117	3854 HOMER SPIT RD	11.27	T 6S R 13W SEC 35 SEWARD MERIDIAN HM 0940043 THE FISHIN HOLE SUB NO 2 TRACT 1-A	B-4
18103118	3978 HOMER SPIT RD	0.15	T 6S R 13W SEC 35 SEWARD MERIDIAN HM 0940043 THE FISHIN HOLE SUB NO 2 TRACT 1-B	B-5
18103119	1114 FREIGHT DOCK RD	0.18	T 6S R 13W SEC 35 SEWARD MERIDIAN HM 0930012 THE FISHIN HOLE SUB NO 2 TRACT 1-C	B-6
18103240	4323 FREIGHT DOCK RD	0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 21	B-7
18103218	4373 FREIGHT DOCK RD	0.32	T 6S & 7S R 13W SEC 36 & 1 SEWARD MERIDIAN HM 0920024 HOMER SPIT FOUR SUB	B-8

PARCEL_ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
17717706	997 OCEAN DRIVE LOOP	0.68	T 6S R 13W SEC 29 SEWARD MERIDIAN HM 0003415 OSCAR MUNSON SUB LOT 43	C-9
17717707	1017 OCEAN DRIVE LOOP	0.98	T 6S R 13W SEC 29 SEWARD MERIDIAN HM 0003415 OSCAR MUNSON SUB LOT 44	C-9
18101008		4.60	T 6S R 13W SEC 28 SEWARD MERIDIAN HM GOVT LOT 8	C-10
18101009		1.44	T 6S R 13W SEC 28 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 7 LYING SOUTH OF HOMER SPIT RD	C-10
18101010	1920 HOMER SPIT RD	0.81	T 6S R 13W SEC 28 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 7 LYING NORTH OF HOMER SPIT RD	C-10
18101011		0.77	T 6S R 13W SEC 28 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 6 LYING NORTH OF HOMER SPIT RD	C-10
18101012		1.20	T 6S R 13W SEC 28 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 6 LYING SOUTH OF HOMER SPIT RD	C-10
18101013		1.32	T 6S R 13W SEC 28 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 5 LYING SOUTH OF HOMER SPIT RD	C-10
18101014		0.82	T 6S R 13W SEC 28 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 5 LYING NORTH OF HOMER SPIT RD	C-10
18103451	810 FISH DOCK RD	0.68	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0990043 CITY OF HOMER PORT INDUSTRIAL NO 4 LOT 12-B	C-11
18103408		0.08	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 47	C-12
17528001		1641.24	T 6S R 14W SEC 19 & 23 & 24 & 30 SEWARD MERIDIAN HM 0770064 ALASKA TIDELANDS SURVEY NO 612	C-2
17728001		499.54	T 6S R 13W SEC 20 & 29 SEWARD MERIDIAN HM 0742265 ALASKA TIDELAND SURVEY 612	C-2
18107001		4573.00	T 6S & 7S R 13W SEC 13 22 24 27 33 35 01 & 14 SEWARD MERIDIAN HM 0770064 ALASKA TIDELANDS SURVEY 612 THAT PTN LYING WITHIN SEC 13 & 14 & 22 THRU 24 & 26 THRU 28 & 33 THRU 36 OF T6S & WITHIN SEC 1 & 2 OF T7S EXCLUDING THAT PTN OF TIDELANDS VESTED TO S	C-2
1810125		19.23	T 6S R 13W SEC 21 SEWARD MERIDIAN HM 742449 THAT PTN OF ALASKA TIDELANDS SURVEY 612 W/IN SEC 21 LYING W OF HOMER SPIT RD & EXCL LEASED LANDS	C-2

PARCEL ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
1810126		51.47	T 6S R 13W SEC 28 SEWARD MERIDIAN HM 0742449 THAT PTN OF ALASKA TIDELANDS SURVEY 612 W/IN SEC 28 LYING W OF HOMER SPIT RD & EXCL LEASED LANDS	C-2
18103213	4666 FREIGHT DOCK RD	4.19	T 6S & 7S R 13W SEC 36 & 1 SEWARD MERIDIAN HM 0920050 HOMER SPIT SUB NO TWO AMENDED TRACT A	C-3
17715402		0.03	R BENSON SUB AMENDED LOT 46 EXCLUDING HOMER BY-PASS ROAD	C-4
17715403		0.03	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0670365 W R BENSONS SUB AMENDED LOT 47 EXC HOMER BY-PASS RD*	C-4
17708015		3.00	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0930008 HOMER FAA SITE SUB TRACT 38A	C-5
17719209	209 E PIONEER AVE	4.71	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0000251 - A NILS O SVEDLUND SUB LOT 7 TRACT B & PTN OF TR B AS FOLLOWS: BEG AT SE CORNER OF LOT 7 TH N 0 DEG 2' W 545 FT TO S ROW OF STERLING HWY, CORNER 2; TH N 75 DEG 15' E ALONG ROW 62.6 FT TO CORNER 3 TH S 00 DE	C-5
17520009	131 OHLSON LN	0.32	T 6S R 13W SEC 19 SEWARD MERIDIAN HM PORTION THEREOF S OF OLSEN LANE	C-6
17908009		2.50	T 6S R 13W SEC 14 SEWARD MERIDIAN HM GOVT LOT 10	C-7
17908015		2.50	T 6S R 13W SEC 14 SEWARD MERIDIAN HM GOVT LOT 21	C-7
17908025		2.50	T 6S R 13W SEC 14 SEWARD MERIDIAN HM GOVT LOT 24	C-7
17908026		2.50	T 6S R 13W SEC 14 SEWARD MERIDIAN HM GOVT LOT 25	C-7
17908050	4757 Kachemak Drive	0.49	SOUTH HALF OF GOVERNMENT LOT 30 LYING WEST O KACHEMAK DRIVE	C-8
17510071		4.30	T 6S R 13W SEC 19 SEWARD MERIDIAN HM 2000022 HOMER SCHOOL SURVEY 1999 CITY ADDN TRACT 2	D-2
17514301		0.27	T 6S R 13W SEC 19 SEWARD MERIDIAN HM 0000049 BUNNELLS SUB LOT 75	D-12
18103214	795 FISH DOCK RD	72.94	T 6S & 7S R 13W SEC 35 & 36 & 1 & 2 SEWARD MERIDIAN HM 0920050 HOMER SPIT SUB NO TWO AMENDED SMALL BOAT HARBOR	D-13
18103318		0.30	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 17	D-14
18103319		0.31	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 16	D-14
18103320		0.31	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 15	D-14

PARCEL ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
18103321	4166 HOMER SPIT RD	0.31	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 14	D-14
18103322	4166 HOMER SPIT RD	0.30	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 13	D-14
18103324	4166 HOMER SPIT RD	1.59	T 6S & 7S R 13W SEC 35 & 36 & 1 & 2 SEWARD MERIDIAN HM 0910003 HOMER SPIT SUB NO TWO LOT 12A	D-14
18103216		5.22	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 AMENDED LOT G-8 MERIDIAN HM 0920050 HOMER SPIT SUB NO TWO	D-15
18103247	4171 FREIGHT DOCK RD	0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 28	D-15
18103248	4155 FREIGHT DOCK RD	0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 29	D-15
18103249	4147 FREIGHT DOCK RD	0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 30	D-15
18103250	4123 FREIGHT DOCK RD	0.22	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 31	D-15
18103251	4109 FREIGHT DOCK RD	0.22	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 32	D-15
18103252	4081 FREIGHT DOCK RD	0.22	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 33	D-15
18103253	4065 FREIGHT DOCK RD	0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 34	D-15
18103254	4035 FREIGHT DOCK RD	0.31	T 6S R 13W SEC 35 & 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 35	D-15
18103255	4001 FREIGHT DOCK RD	0.35	T 6S R 13W SEC 35 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 36	D-15
18103256		0.50	T 6S R 13W SEC 35 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 37	D-15
18103221		0.65	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 2	D-16
18103222		0.67	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 3	D-16
18103231		0.66	T 6S R 13W SEC 35 & 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 1	D-16
18103233		0.32	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 14	D-17
18103234		0.32	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUP NO 5 LOT 15	D-17

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18103235		0.19	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 16	D-17
18103236		0.24	T 6S & 7S R 13W SEC 36 & 1 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 17	D-17
18103237		0.33	T 6S & 7S R 13W SEC 36 & 1 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 18	D-17
18103239		0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 20	D-17
18103241		0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 22	D-17
18103242		0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 23	D-17
18103243		0.26	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 24	D-17
18103244		0.22	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 25	D-17
18103245		0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 26	D-17
18103246		0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 27	D-17
18103232		2.08	T 6S & 7S R 13W SEC 36 & 1 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 13	D-18
18103259		1.12	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0970072 HOMER SPIT NO 6 8-D-1	D-19
18103310	4348 HOMER SPIT RD	0.65	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 29	D-20
18103311	4350 HOMER SPIT RD	0.28	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 28	D-20
18103441		0.60	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 AREA HOMER SPIT SUB NO TWO AMENDED PARKING AND ACCESS	D-21
18103403	4603 HOMER SPIT RD	2.00	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 49	D-22
17514416	3713 MAIN ST	1.31	T 6S R 13W SEC 19 SEWARD MERIDIAN HM 2008016 HOMER PUBLIC LIBRARY NO 2 LOT 2	D-3
17710739	400 HAZEL AVE	2.24	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 2005036 GLACIER VIEW SUB NO 26 TRACT B	D-4
17710740	500 HAZEL AVE	3.01	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 2005036 GLACIER VIEW SUB NO 26 TRACT A	D-4

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17720408	491 E PIONEER AVE	1.12	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 2004048 GLACIER VIEW SUB CAMPUS ADDN LOT 6-A-2	D-5
17702057	604 E PIONEER AVE	1.57	T 6S R 13W SEC 17 & 20 SEWARD MERIDIAN HM 0870011 NEW HOMER HIGH SCHOOL NO 2 TRACT 1-B	D-6
17504011	102 DEHEL AVE	0.50	T 6S R 13W SEC 18 SEWARD MERIDIAN HM N 150 FT OF THE S 250 FT OF THE E 180 FT OF THE NE1/4 SE1/4	D-7
17714020	3577 HEATH ST	1.85	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0850128 GLACIER VIEW SUB NO 18 LOT 1	D-9
17701009		1.50	T 6S R13W SEC 17 SEWARD MERIDIAN HM 2014023 BARNETT SUB QUIET CREEK ADDN 2014 TRACT A2	D-8
17714014	3575 HEATH ST	0.92	T 6S R 13W SEC 20 SEWARD MERIDIAN HM POR PER E1/2 NW1/4 NE1/4 SW1/4 PER D-60-164	D-10
17714015	3575 HEATH ST	3.16	T 6S R 13W SEC 20 SEWARD MERIDIAN HM THAT PORTION OF E1/2 NW1/4 NE1/4 SW1/4 PER D-60 @ 05	D-10
17714016	3575 HEATH ST	30.00	T 6S R 13W SEC 20 SEWARD MERIDIAN HM NE1/4 NE1/4 SW1/4 & S1/2 NE1/4 SW1/4	D-11
17505107	122 W BAYVIEW AVE	0.26	T 6S R 13W SEC 18 SEWARD MERIDIAN HM 0562936 FAIRVIEW SUB LOT 2 TRACT A	E-10
17505108	110 MOUNTAIN VIEW DR	0.26	T 6S R 13W SEC 18 SEWARD MERIDIAN HM 0562936 FAIRVIEW SUB LOT 1 TRACT A	E-10
17726038		0.02	T 6S R 13W SEC 17 SEWARD MERIDIAN HM 0760026 KAPINGEN SUB UNIT 3 PARK RESERVE	E-10
17727049		0.04	T 6S R 13W SEC 17 SEWARD MERIDIAN HM 0770065 ISLAND VIEW SUB PARK	E-10
17513328	3859 BARTLETT ST	0.25	T 6S R 13W SEC 19 SEWARD MERIDIAN HM 0860044 BUNNELL'S SUB NO 17 LOT 11-B	E-11
17513329		0.85	T 6S R 13W SEC 19 SEWARD MERIDIAN HM 0860044 BUNNELL'S SUB NO 17 LOT 12-A	E-11
17514235	224 W PIONEER AVE	0.06	T 6S R 13W SEC 19 SEWARD MERIDIAN HM 2007124 BUNNELLS SUB NO 21 LOT 37F-1	E-12
17720204	580 E PIONEER AVE	0.31	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0750018 GLACIER VIEW SUB NO 1 REPLAT LTS 1 8 & 9 BLK 4 LOT 9-A	E-13
17903007	1136 EAST END RD	0.28	T 6S R 13W SEC 16 SEWARD MERIDIAN HM 0003373 JAMES WADDELL SURVEY OF TRACT 4 LOT 4A	E-14
17712014		1.73	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0003743 WADDELL SUB THAT PORTION S OF HOMER BY PASS RD	E-15
17730251		0.38	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0840005 LAKE SIDE VILLAGE SUB AMENDED JEFFERY PARK	E-16

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17712022	3664 BEN WALTERS LN	2.48	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0840122 LAKE SIDE VILLAGE PARK ADDN REPLAT LOT 1A-2	E-17
17714010	3300 BELUGA PL	3.46	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0840005 TH N 38 DE	E-18
17730239		0.21	T 6S R 14W SEC 9 SEWARD MERIDIAN HM SE1/4 SE1/4 LAKE SIDE VILLAGE SUB AMENDED LOT 2 BLK 4	E-19
17302201		33.00	T 6S R 14W SEC 10 SEWARD MERIDIAN HM SE1/4 & S1/2 EXCLUDING THE W1/2 SW1/4 SE1/4	E-2
17303229		240.00	T 6S R 13W SEC 15 SEWARD MERIDIAN HM 0990063 SW1/4	E-2
17901023	4829 JACK GIST LN	14.60	T 6S R 13W SEC 22 SEWARD MERIDIAN HM 0830087 JACK GIST SUB LOT 2	E-20
17936020	2976 KACHEMAK DR	1.65	T 6S R 13W SEC 23 SEWARD MERIDIAN HM THAT PORTION SCENIC BAY SUB LOT 4 OF GOVT LOT 3 LYING SOUTHEASTERLY OF KACHEMAK BAY	E-21
17915003		0.24	T 6S R 13W SEC 14 SEWARD MERIDIAN HM GOVT LOT 36 DRIVE	E-22
17910001		5.00	T 6S R 13W SEC 14 SEWARD MERIDIAN HM 0004712 HARRY FEYER SUB LOT 1	E-23
17911005		0.39	T 6S R 13W SEC 28 SEWARD MERIDIAN HM GOVT LOT 15 HARRY FEYER SUB LOT 1	E-24
18101002		3.72	T 6S R 13W SEC 28 SEWARD MERIDIAN HM GOVT LOT 14 SEWARD MERIDIAN	E-24
18101003		5.05	T 6S R 13W SEC 28 SEWARD MERIDIAN HM GOVT LOT 13 SEWARD MERIDIAN	E-24
18101004		6.07	T 6S R 13W SEC 28 SEWARD MERIDIAN HM GOVT LOT 12 SEWARD MERIDIAN	E-24
18101005		5.98	T 6S R 13W SEC 28 SEWARD MERIDIAN HM GOVT LOT 11 SEWARD MERIDIAN	E-24
18101006		5.03	T 6S R 13W SEC 28 SEWARD MERIDIAN HM GOVT LOT 10 SEWARD MERIDIAN	E-24
18101007		6.47	T 6S R 13W SEC 35 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 2	E-25
18103101		1.82	T 6S R 13W SEC 35 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 14 LYING SOUTHWEST OF THE HOMER SPIT	E-25
18103102	3735 HOMER SPIT RD	2.10	T 6S R 13W SEC 27 SEWARD MERIDIAN HM GOVT LOT 6 RD	E-25
18102011		0.70	T 6S R 13W SEC 34 SEWARD MERIDIAN HM PORTION GOVT SW OF HWY	E-26
18103002		7.51	T 6S R 13W SEC 34 SEWARD MERIDIAN HM PORTION GOVT LOT 1	E-26

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18103004		4.79	T 6S R 13W SEC 35 SEWARD MERIDIAN HM PORTION GOVT LOT 1	E-26
18103006		10.00	T 6S R 13W SEC 35 SEWARD MERIDIAN HM PORTION GOVT LOT 2	E-26
18103116	3800 HOMER SPIT RD	17.17	T 6S R 13W SEC 35 SEWARD MERIDIAN HM 0920039 THE FISHIN HOLE SUB TRACT 2	E-27
18103108		3.72	T 6S & 7S R 13W SEC 35 & 2 SEWARD MERIDIAN HM 0890034 - HOMER SPIT SUB AMENDED 7	E-28
18103301		1.98	T 7S R 13W SEC 2 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 9	E-28
18103304		1.08	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 11	E-29
18103305		0.99	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 20	E-29
18103306	4225 HOMER SPIT RD	0.29	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0640816 SUB OF LOT 11 HOMER SPIT ALASKA LOT 11B EXCLUDING THE HOMER SPIT RD	E-29
18103401		2.52	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 31	E-30
18103426		1.09	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED COAL POINT MONUMENT PARK EXCLUDING THAT PORTION AS PER LEASE AGREEMENT 187 @ 921	E-31
18103446		0.11	T 7S R 13W SEC 1 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 20 LYING NE OF THE HOMER SPIT RD & BOUNDED ON THE NW BY LOT 43 OF HOMER SPIT SUB AMENDED & BOUNDED ON THE NE BY ATS 612 & BOUNDED ON THE SE BY LOT 45 OF HOMER SPIT SUB AMENDED & BOUNDED ON THE	E-32
18103448		0.43	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0930049 HOMER SPIT SUB NO 6 VELMA'S ADDN LOT 45-B	E-33
17321011		3.34	T 6S R 14W SEC 3 SEWARD MERIDIAN HM 0631146 TICE ACRES SUB HICKERSON MEMORIAL CEMETERY	E-3
17321013	40722 STACEY ST	1.68	T 6S R 14W SEC 3 SEWARD SW HM 2006017 TICE ACRES REPLAT NO 1 LOT 11-A	E-3
17321014	40746 STACEY ST	0.94	T 6S R 14W SEC 3 SEWARD SW HM 2006017 TICE ACRES REPLAT NO 1 LOT 11-B	E-3
17321015	41170 BELNAP DR	0.95	T 6S R 14W SEC 3 SEWARD SW HM 2006017 TICE ACRES REPLAT NO 1 LOT 11-C	E-3

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17503025		6.57	T 6S R 14W SEC 13 SEWARD MERIDIAN HM SW1/4 SE1/4 NORTH OF SKYLINE DRIVE EXCLUDING SKYLINE DR SUB	E-4
17502056		1.04	T 6S R 14W SEC 13 SEWARD MERIDIAN HM 0770024 EMERALD HIGHLAND ESTATES SUB UNIT 3 LOT 1B BLK 3	E-5
17524110		0.49	T 6S R 14W SEC 24 SEWARD MERIDIAN HM 0880016 LILLIAN WALLI ESTATE SUB LOT 70	E-6
17524111		0.36	T 6S R 14W SEC 24 SEWARD MERIDIAN HM 0880016 LILLIAN WALLI ESTATE SUB LOT 66	E-6
17524112		0.34	T 6S R 14W SEC 24 SEWARD MERIDIAN HM 0880016 LILLIAN WALLI ESTATE SUB LOT 67	E-6
17524126		0.35	T 6S R 14W SEC 24 SEWARD MERIDIAN HM 0880016 LILLIAN WALLI ESTATE SUB LOT 60	E-6
17524127		0.36	T 6S R 14W SEC 24 SEWARD MERIDIAN HM 0880016 LILLIAN WALLI ESTATE SUB LOT 59	E-6
17524128		0.38	T 6S R 14W SEC 24 SEWARD MERIDIAN HM 0880016 LILLIAN WALLI ESTATE SUB LOT 58	E-6
17524129		0.39	T 6S R 14W SEC 24 SEWARD MERIDIAN HM 0880016 LILLIAN WALLI ESTATE SUB LOT 57	E-6
17524130		0.35	T 6S R 14W SEC 24 SEWARD MERIDIAN HM 0880016 LILLIAN WALLI ESTATE SUB LOT 65	E-6
17524006		2.75	T 6S R 13W SEC 18 SEWARD MERIDIAN HM 0700402 W R BELL SUB TRACT E	E-7
17504003		10.00	T 6S R 13W SEC 18 SEWARD MERIDIAN HM SE1/4 NE1/4 SW1/4	E-8
17504023	360 W FAIRVIEW AVE	38.30	T 6S R 13W SEC 18 SEWARD MERIDIAN HM THAT PORTION OF SW1/4 SE1/4 EXCLUDING SOUTH PENINSULA HOSPITAL SUB AND SOUTH PENINSULA HOSPITAL SUB 2008 ADDN	E-9
17305111		60.00	T 6S R 13W SEC 5 & 6 SEWARD MERIDIAN HM S1/2 S1/2 SE1/4 SW1/4 & S1/2 SW1/4 SW1/4 OF SEC 5 & S1/2 SE1/4 SE1/4 & S1/2 N1/2 SE1/4 SE1/4 OF SEC 6	F-2
17305236		10.00	T 6S R 13W SEC 5 SEWARD MERIDIAN HM SW1/4 SE1/4	F-2
17305301		30.00	T 6S R 13W SEC 8 SEWARD MERIDIAN HM N1/2 N1/2 NW1/4 NW1/4 & N1/2 NE1/4 NW1/4	F-2
17307053		0.41	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 2 THAT PORTION THEREOF LYING EAST OF DIAMOND RIDGE ROAD	F-2

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17307057		1.47	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 13 A PORTION THEREOF	F-2
17307059		0.13	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 13 A PORTION THEREOF	F-2
17307060		4.60	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 14 THE W1/2 THEREOF	F-2
17307062	160 CROSSMAN RIDGE RD	7.35	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 1 PORTION THEREOF	F-2
17307064		6.94	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 2 PORTION THEREOF	F-2
17305120		70.00	T 6S R 13W SEC 5 SEWARD MERIDIAN HM NE1/4 SW1/4 & N1/2 SE1/4 SW1/4 & N1/2 S1/2 SE1/4 SW1/4	F-3
17305234		80.00	T 6S R 13W SEC 5 SEWARD MERIDIAN HM E1/2 SE1/4 & T 6S R 13W SEC 5 SEWARD MERIDIAN HM NW1/4 SE1/4	F-3
17305235		70.00	T 6S R 13W SEC 5 SEWARD MERIDIAN HM NW1/4 SE1/4 & E1/2 SW1/4 SE1/4 & NW1/4 SW1/4 SE1/4	F-3
17307076	5601 CARTER DR	5.93	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0840119 PIONEER VALLEY SUB LOT 2	F-4
17307094	184 SKYLINE DR	7.83	Hillstrands Homestead Lot 1	F-5
17308034	192 SKYLINE DR	3.00	T 6S R 13W SEC 8 SEWARD MERIDIAN HM 0960051 TULIN TERRACE SUB UPPER TERRACE LOT 34	F-5
17307095,6	188 SKYLINE DR	8.34	Hillstrands Homestead Lot 2	F-5
17366006		6.95	T 6S R 13W SEC 9 SEWARD MERIDIAN HM PTN NE1/4 NW1/4 STARTING @ 1/4 CORNER SECS 4 & 9; TH S 1320 FT TO CN1/16 CORNER; TH W 1320 FT TO NW1/16 CORNER; TH E 1020 FT TO POB; TH N 995 FT TO THREAD OF BRIDGE CREEK; TH E ON THREAD OF BRIDGE CREEK TO N-S CEN	F-6
17366007		13.55	T 6S R 13W SEC 9 SEWARD MERIDIAN HM PTN NE1/4 NW1/4 STARTING @ 1/4 CORNER SECS 4 & 9; TH S 1320 FT TO CN1/16 CORNER; TH W 1320 FT TO NW1/16 CORNER; TH E 390 FT TO POB; TH N 960 FT TO THREAD OF BRIDGE CREEK; TH E ON THREAD OF BRIDGE CREEK 650 FT; TH	F-6

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17366008		9.10	T 6S R 13W SEC 20 SEWARD MERIDIAN HM NW1/4 SE1/4 EXC HOMER BY PASS RD	F-6
17714006		39.24	T 6S R 13W SEC 20 SEWARD MERIDIAN HM NW1/4 SE1/4 EXC HOMER BY PASS RD	G-2
18101023		3.00	T 6S R 13W SEC 28 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 9 LYING NORTH OF HOMER SPIT RD	G-3
18101024		2.16	T 6S R 13W SEC 27 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 9 LYING SOUTH OF HOMER SPIT RD	G-3
18102001		3.94	T 6S R 13W SEC 27 SEWARD MERIDIAN HM GOVT LOT 8	G-3
18102002	3079 HOMER SPIT RD	7.10	T 6S R 13W SEC 27 SEWARD MERIDIAN HM GOVT LOT 7	G-3
18102003		1.02	T 6S R 13W SEC 27 SEWARD MERIDIAN HM 0630660 WALTER DUFOUR SUB LOT 1	G-4
18102004		6.90	T 6S R 13W SEC 27 SEWARD MERIDIAN HM 0630060 WALTER DUFOUR SUB TRACT A	G-4
18102005		17.46	T 6S R 13W SEC 27 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 3 LYING NORTH OF HOMER SPIT RD	G-4
18102006		7.50	T 6S R 13W SEC 27 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 3 LYING SOUTH OF HOMER SPIT RD	G-4
18102009		9.00	T 6S R 13W SEC 27 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 5 LYING NORTH OF HOMER SPIT RD	G-4
18102010		3.90	T 6S R 13W SEC 27 SEWARD MERIDIAN HM PORTION OF GOVT LOT 5 LYING SOUTH OF HOMER SPIT HWY	G-4
18102014		25.19	T 6S R 13W SEC 27 SEWARD MERIDIAN HM 0770055 WALTER DUFOUR SUB TRACT B TRACT B	G-4
18102018		19.66	T 6S R 13W SEC 27 SEWARD MERIDIAN HM 2001008 LOUIE'S LAGOON LOT 6-A	G-5
18102019		25.81	T 6S R 13W SEC 26 & 27 SEWARD MERIDIAN HM 2001008 LOUIE'S LAGOON LOT 6-B	G-5