

HOMER CITY COUNCIL
491 E. PIONEER AVENUE
HOMER, ALASKA
www.cityofhomer-ak.gov



REGULAR MEETING
6:00 P.M. MONDAY
JUNE 26, 2017
COWLES COUNCIL CHAMBERS

MAYOR BRYAN ZAK
COUNCIL MEMBER DAVID LEWIS
COUNCIL MEMBER CATRIONA REYNOLDS
COUNCIL MEMBER DONNA ADERHOLD
COUNCIL MEMBER HEATH SMITH
COUNCIL MEMBER TOM STROOZAS
COUNCIL MEMBER SHELLY ERICKSON
CITY ATTORNEY HOLLY WELLS
CITY MANAGER KATIE KOESTER
CITY CLERK MELISSA JACOBSEN

REGULAR MEETING AGENDA

Worksession 4:00 p.m. and Committee of the Whole 5:00 p.m. in Homer City Hall Cowles Council Chambers.

1. CALL TO ORDER, PLEDGE OF ALLEGIANCE

Department Heads may be called upon from time to time to participate via teleconference.

2. AGENDA APPROVAL

(Addition of items to or removing items from the agenda will be by unanimous consent of the Council. HCC 2.08.040.)

3. MAYORAL PROCLAMATIONS AND RECOGNITIONS

- A. Mayoral Recognition of new Police Officers Jessica Poling and Morgan Tracy.
- B. Mayoral Proclamation, Lori Evans, Homer News Editor
- C. Mayoral Proclamation, Homer Chamber of Commerce July 4th Parade

4. PUBLIC COMMENTS UPON MATTERS ALREADY ON THE AGENDA

5. RECONSIDERATION

6. CONSENT AGENDA

(Items listed below will be enacted by one motion. If separate discussion is desired on an item, that item may be removed from the Consent Agenda and placed on the Regular Meeting Agenda at the request of a Councilmember.)

- A. Homer City Council unapproved Regular meeting minutes of June 12, 2017 and Special Meeting minutes of June 19, 2017. City Clerk. Recommend adoption.

- B. **Ordinance 17-26**, An Ordinance of the City Council of Homer, Amending the FY 2017 Operating Budget by Appropriating \$18,095 from the Fire Donations Fund to Purchase a New ATV and Rescue Skid Unit. City Manager/Fire Chief. Recommended dates Introduction June 26, 2017, Public Hearing and Second Reading July 24, 2017.

Memorandum 17-094 from Emergency Services Specialist III as backup.

- C. **Ordinance 17-27**, An Ordinance of the City Council of Homer, Alaska, Amending the 2017 Operating Budget by Appropriating Sewer Reserve Funds in the amount of \$16,000 for the Replacement of Security Fencing at the Sewer Treatment Plant. City Manager/Public Works Director. Recommended dates: Recommended dates Introduction June 26, 2017, Public Hearing and Second Reading July 24, 2017.

Memorandum 17-100 from Public Works Director as backup.

- D. **Resolution 17-065**, A Resolution of the City Council of Homer, Alaska, Approving a Lease Transfer from Harbor Leasing, LLC to Southwind Foods, LLC/Great American Seafood Imports Co. and to Negotiate a new 20-Year Lease with Options for two Consecutive 5-Year Renewals on lot 12C City of Homer Port Industrial Subdivision No. 4. City Manager/ Port Director.

Memorandum 17-098 from Port and Harbor Advisory Commission as back up.

- E. **Resolution 17-066**, A Resolution of the City of Homer, Alaska, Recognizing the Natural Functions and Values of the Woodard Creek Watershed, Acknowledging the Woodard Creek Coalition's February 2017 Woodard Creek Watershed Plan, Referencing Appropriate Sections of the Plan in the City of Homer's Comprehensive Plan, Promoting the Plan on the City of Homer's Website, and Making the Plan Available for Reference in the Planning Department. Aderhold.

- F. **Resolution 17-067**, A Resolution of the City Council of Homer, Alaska, Authorizing the City to Submit a Land and Water Conservation Fund Grant Application to the State of

Alaska for the Replacement of Ramp 2 Restroom in an Amount up to \$125,000 and Expressing its Commitment to Provide a Local Match to Grant Funds. City Manager.

Memorandum 17-099 from Special Projects and Communications Coordinator as backup.

- G. **Resolution 17-068**, A Resolution of the Homer City Council Inviting the Alaska Municipal League to hold their 2019 Summer Legislative Conference in Homer. Mayor
- H. **Resolution 17-069**, A Resolution of the City Council of Homer, Alaska, Authorizing the City to Submit Three Municipal Infrastructure Projects, (1) The Barge Mooring/Large Vessel Haul Out Repair Facility, (2) Water Storage and Distribution Improvements, and (3) Seafarers Memorial Parking Expansion in Order of Priority to the State of Alaska for Nomination to the Trump Administration Infrastructure Program. City Manager.
- I. **Resolution 17-070**, A Resolution of the City Council of Homer, Alaska, Authorizing the City Manager to Schedule a Public Meeting in the Fall and Develop an Online or Telephone Survey for the Purpose of Collecting Public Input on a New Police Station. Aderhold.

7. VISITORS

- A. Bob Letson, South Peninsula Hospital (10 minutes)

8. ANNOUNCEMENTS/PRESENTATIONS/BOROUGH REPORT/COMMISSION REPORTS (10 minute limit per report)

- A. Borough Report
- B. Commissions/Board Reports:
 - 1. Library Advisory Board
 - 2. Homer Advisory Planning Commission
 - 3. Economic Development Advisory Commission
 - 4. Parks Art Recreation and Culture Advisory Commission

5. Port and Harbor Advisory Commission

6. Cannabis Advisory Commission

9. PUBLIC HEARING(S)

A. **Ordinance 17-24**, An Ordinance of the City Council of Homer, Alaska authorizing the City Manager to purchase Kenai Peninsula Borough Parcel No. 17305408, Lot 8, Block 1, Kelly Ranch Estates for \$21,000 and designating its use for the purpose of protecting the Bridge Creek Watershed. City Manager. Introduction June 12, 2017; Public Hearing and Second Reading June 26, 2017.

B. **Ordinance 17-25**, An Ordinance of the City Council of Homer, Alaska Amending HCC 2.52 to Clarify the Police Department and Fire Department as Departments within the City and not Divisions under the Department of Public Safety. City Manager/Police Chief. Introduction June 12, 2017; Public Hearing and Second Reading June 26, 2017.

C. **Resolution 17-060**, A Resolution of the City Council of Homer, Alaska, Adopting the Revised Port and Harbor Tariff 1. City Manager/Port and Harbor Director. Public Hearing June 26, 2017.

Memorandum 17-087, from Port and Harbor Director as backup.

D. **Resolution 17-061**, A Resolution of the City Council of Homer, Alaska Amending the Fee Schedule under Port and Harbor to Reflect the Changes from the Port and Harbor Tariff 1. City Manager/Port and Harbor Director. Public Hearing June 26, 2017.

Memorandum 17-088, from Port and Harbor Director as backup.

10. ORDINANCE(S)

11. CITY MANAGER'S REPORT

A. City Manager's Report

B. Bid Report

12. CITY ATTORNEY REPORT

13. COMMITTEE REPORT

- A. Employee Committee Report
- B. Americans with Disabilities Act Compliance Committee
- C. Police Station Building Task Force

14. PENDING BUSINESS

Postponed from March 28:

- A. **Ordinance 17-05(A-2)**, An Ordinance of the City Council of Homer, Alaska, Amending the 2017 Operating Budget by Appropriating \$671,053 From the Homer Accelerated Roads/Trails Program (HART) for the Greatland Street Improvements (Option A) Project, and Authorizing the City Manager to Execute All Appropriate Documents. Erickson. Introduced January 23, 2017, Referred to Planning Commission, Public Hearing March 28, 2017, Postponed to June 26, 2017.

Memorandum 17-095 from Public Works Director as backup.

Memorandum 17-019 from Public Works Director as backup.

Memorandum 17-041 from City Planner as backup.

Postponed from April 24:

- B. **Ordinance 17-07(S-2)**, An Ordinance of the City Council Of Homer, Alaska, Amending Homer City Code 21.93.060, 21.93.070, 21.93.080, 21.93.100, 21.93.110, 21.93.500, 21.93.540, 21.93.550, 21.93.560, 21.93.570, 21.93.700, 21.93.710 to Offer Appellants the Choice Between an Appeal Before the Board of Adjustment or a Hearing Officer in Appeals of Planning Commission Decisions. Erickson. Introduction January 1, 2017, Public Hearing March 28 and April 24, 2017, Postponed to June 26, 2017.

Ordinance 17-07(S-3), An Ordinance of the City Council of Homer, Alaska, Amending Homer City Code 21.93.060, 21.93.070, 21.93.080, 21.93.100, 21.93.110, 21.93.500, 21.93.540, 21.93.550, 21.93.560, 21.93.570, 21.93.700, and 21.93.710 Requiring the City of Homer to use a Hearing Officer when Appealing a Homer Advisory Planning Commission Decision and Permitting all Other Appellants the Choice Between an Appeal Before the Board of Adjustment or a Hearing Officer in Appeals of Planning Commission Decisions. Erickson.

15. NEW BUSINESS

- A. **Memorandum 17-096** from City Clerk Re: Vacate that portion of the 33-foot public roadway easement that lies along the western boundary of Lot 12-A-1 of DeGarmo Subdivision No. 2, Plat HM 2009-05, as granted in United States Patent 1137121 on

December 15, 1952; within the SW1/4 NW1/4 of Section 23, T6S, R13W, S.M., Alaska and within the City of Homer and the KPB; Location: off Kachemak Drive; KPB File 2017-005V; KPBPC Resolution 2017-15.

- B. **Memorandum 17-097** from Councilmember Smith Re: Amending City Code to Allow a Caretaker RV on Lots in the Marine Commercial District.

16. RESOLUTIONS

17. COMMENTS OF THE AUDIENCE

18. COMMENTS OF THE CITY ATTORNEY

19. COMMENTS OF THE CITY CLERK

20. COMMENTS OF THE CITY MANAGER

21. COMMENTS OF THE MAYOR

22. COMMENTS OF THE CITY COUNCIL

23. ADJOURNMENT

Next Regular Meeting is Monday, July 24, 2017 at 6:00 p.m. and Committee of the Whole 5:00 p.m. All meetings scheduled to be held in the City Hall Cowles Council Chambers located at 491 E. Pioneer Avenue, Homer, Alaska.