

**HOMER CITY COUNCIL**  
491 E. PIONEER AVENUE  
HOMER, ALASKA  
[www.cityofhomer-ak.gov](http://www.cityofhomer-ak.gov)



**REGULAR MEETING**  
**6:00 P.M. TUESDAY**  
**MARCH 27, 2018**  
**COWLES COUNCIL CHAMBERS**

MAYOR BRYAN ZAK  
COUNCIL MEMBER DONNA ADERHOLD  
COUNCIL MEMBER HEATH SMITH  
COUNCIL MEMBER TOM STROOZAS  
COUNCIL MEMBER SHELLY ERICKSON  
COUNCIL MEMBER CAROLINE VENUTI  
COUNCIL MEMBER RACHEL LORD  
CITY ATTORNEY HOLLY WELLS  
CITY MANAGER KATIE KOESTER  
CITY CLERK MELISSA JACOBSEN

## REGULAR MEETING AGENDA

Worksession 4:00 p.m., 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. City Recognition of Top 40 Under 40 City Manager Katie Koester

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 Special and Regular Meeting Minutes of March 12, 2018. City Clerk. Recommend adoption.

- B. Memorandum 18-036 from Mayor re: Re-appointment to the Library Advisory Board. Recommend adoption.
- C. Resolution 18-030, A Resolution of the Homer City Council, Homer, Alaska, Approving a Five-Year Sublease at the Homer Airport Terminal for Flying Whale Coffee and Authorizing the City Manager to Execute the Appropriate Documents. City Manager. Recommend adoption.
- D. Resolution 18-031, A Resolution of the City Council of Homer, Alaska, Amending the Library Advisory Board Bylaws to Correct the Regular Meeting and Establish Guidelines for An Honorary Student Representative Position on the Board. City Clerk/Library Advisory Board. Recommend adoption.

Memorandum 18-038 from Library Advisory Board as backup

- E. Resolution 18-032, A Resolution of the City Council of Homer, Alaska, Requesting That the Alaska State Legislature Work Together to Find New Revenue Sources to Solve the State Fiscal Crisis and Fund Necessary Programs in the Capital Budget. Mayor/Council. Recommend Adoption.
- D. Resolution 18-033, A Resolution of the City Council of Homer, Alaska, Approving the Award of the Wastewater Treatment Plant HVAC Rehabilitation Project to the Firm of Woods Plumbing and Heating, Inc. of Anchorage, Alaska, in the Amount of \$322,816 and Authorizing the City Manager to Execute the Appropriate Documents. City Manager/Public Works Director. Recommend adoption.

Memorandum 18-037 from Public Works Director as backup

- 7. VISITORS
  - A. Kachemak Bay Water Trail Committee, Dave Brann
- 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

9. PUBLIC HEARING(S)

- A. Ordinance 18-11, An Ordinance of the City Council Of Homer, Alaska, Amending Homer City Code Sections 1.16.040, 7.04.030, 10.04.110, 19.08.120, 19.20.070, 20.08.010, and 20.32.020, Adding New Homer City Code Sections 5.08.030, 5.20.060, 8.12.800, 14.04.130, 19.02.100, And Re-Enacting Homer City Code Sections 5.24.060, 5.38.060, 8.08.150, 8.11.080, 13.08.170, 14.08.170, 18.20.090, 19.04.100, 19.08.120, 19.12.100 to Conform Homer City Code to State Law and to Clarify that Certain Code Violations may be Disposed of by Bail Forfeiture without a Court Appearance as Indicated in the Homer City Code Fine Schedules, and all other Violations Require a Court Appearance and are Subject to the General Penalty. City Clerk. Introduction March 12, 2018, Public Hearing and Second Reading March 27, 2018

Memorandum 18-029, from City Attorney as backup

- B. Ordinance 18-12, An Ordinance of the City Council of Homer, Alaska, Amending Homer City Code 21.54.325, Standards for Recreational Vehicles in the Marine Commercial District and Marine Industrial District. Erickson. Introduction March 12, 2018, Refer to Advisory Planning Commission March 27, 2018, Public Hearing and Second Reading April 23, 2018.

- C. Ordinance 18-13, An Ordinance of the City Council of Homer, Alaska, Amending the 2018 Operating Budget by Authorizing the Expenditure of an Additional \$92,592 from the Sewer Reserve Fund to Complete the Wastewater Treatment Plant HVAC Rehabilitation Project. City Manager/Public Works Director. Introduction March 12, 2018 Second Reading and Public Hearing, March 27, 2018.

Memorandum 18-030 from Public Works Director as backup

- D Ordinance 18-14, An Ordinance of the City Council of Homer, Alaska, Amending Homer City Code 1.18.020 to define the Term “Impartial,” Amending Homer City Code 1.18.030 by requiring City Council members to comply with Homer Workplace Policies, Procedures; Repealing Homer City Code 1.18.050 and Moving it to the Newly Enacted Homer City Code Chapter 1.19, Board of Ethics - Complaints, to Clarify the Preliminary Review process for Ethics complaints by the City Clerk and City Attorney prior to their transfer to the Board of Ethics or a Hearing Officer; Amending Homer City Code 1.18.060 to Prohibit Ethics Complaints based upon Actions taken in Accordance with Advice from City Attorney; and Repealing Homer City Code Chapter 2.80. Aderhold. Introduction March 12, 2018, Second Reading and Public Hearing March 27, 2018.

Memorandum 18-031 from City Attorney as backup

- E. Ordinance 18-15, An Ordinance of The City Council of Homer, Alaska, Amending the 2018 Operating Budget by Authorizing the Expenditure of an Additional \$29,550 from the Public Works Fleet Reserve Fund for the Purchase of a Brush Cutter. City Manager/Public Works Director. Recommended dates: Introduction March 12, 2018, Second Reading and Public Hearing March 27, 2018

Memorandum 18-032 from Public Works Superintendent as backup

10. ORDINANCE(S)

- A. Ordinance 18-16, An Ordinance of the City Council of Homer, Alaska, Amending Homer City Code Chapter 18.08, Codifying Certain Lease Policy and Procedures; Expanding Lease Review to include Recommendations by Appropriate City Commissions; Removing References to the Lease Committee; and Requiring Essential Lease Terms to be Approved by City Council. Erickson/Smith. Recommended dates: Introduction March 27, 2018, Refer to Port and Harbor Advisory Commission; Second Reading and Public Hearing May 14, 2018.

Memorandum 18-035 from City Attorney as backup

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
- 14. PENDING BUSINESS
- 15. NEW BUSINESS
- 16. RESOLUTIONS
  - A. Resolution 18-034, A Resolution of the Homer City Council Requesting the Alaska Department Of Transportation And Public Facilities (AKDOT/PF) Install a Crosswalk on Lake Street where Grubstake meets Lake Street as Part of the Homer Lake Street Rehabilitation Project. Smith. Recommend adoption.
- 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
  - A Worksession is scheduled for Tuesday, April 3, 2018 at 4:00 p.m. in the Conference Room – Upstairs. The next Regular Meeting is Monday, April 9, 2018 at 6:00 p.m., Special Meeting at 4:00 p.m., and Committee of the Whole at 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.