

ACTION AGENDA

Monday, August 11, 2014
Worksession
Committee of the Whole
Regular Meeting

WORKSESSION AGENDA

1. CALL TO ORDER, 4:00 P.M.

Councilmember Roberts has requested excusal.

Mayor Wythe called the meeting to order at 4:00 p.m.

2. AGENDA APPROVAL (Only those matters on the noticed agenda may be considered, pursuant to City Council's Operating Manual, pg. 5)

The agenda was approved by consensus of the Council.

3. CHARTER COMMISSION – CITY'S INVOLVEMENT

4. COMMENTS OF THE AUDIENCE

There was one who commented.

5. ADJOURNMENT NO LATER THAN 4:50 P.M.

Mayor Wythe adjourned the meeting at 4:34 p.m.

COMMITTEE OF THE WHOLE AGENDA

2. CALL TO ORDER, 5:00 P.M.

Councilmember Roberts has requested excusal.

Mayor Wythe called the meeting to order at 5:00 p.m.

2. AGENDA APPROVAL (Only those matters on the noticed agenda may be considered, pursuant to City Council's Operating Manual, pg. 5)

The agenda was approved by consensus of the Council.

- 3. 2015 BUDGET PRIORITIES**
- 4. CONSENT AGENDA**
- 5. REGULAR MEETING AGENDA**
- 6. COMMENTS OF THE AUDIENCE**

There were no comments of the audience.

- 7. ADJOURNMENT NO LATER THAN 5:50 P.M.**

Mayor Wythe adjourned the meeting at 5:27 p.m.

REGULAR MEETING AGENDA

Session 14-19 a Regular Meeting of the Homer City Council was called to order on August 11, 2014 at 6:00 p.m. by Mayor Mary E. Wythe at the Homer City Hall Cowles Council Chambers located at 491 E. Pioneer Avenue, Homer, Alaska, and opened with the Pledge of Allegiance.

PRESENT:	COUNCILMEMBERS:	BURGESS, HOWARD, LEWIS, VAN DYKE, ZAK
	ABSENT:	ROBERTS
	STAFF:	CITY MANAGER WREDE CITY CLERK JOHNSON COMMUNITY & ECONOMIC DEVELOPMENT COORDINATOR KOESTER FINANCE DIRECTOR LI IT MANAGER POOLOS LIBRARY DIRECTOR DIXON PORT & HARBOR DIRECTOR HAWKINS PUBLIC WORKS DIRECTOR MEYER

Councilmember Roberts has requested excusal.

Mayor Wythe declared Councilmember Roberts' absence as excused and there was no objection from the Council.

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 1.24.040.)

The following changes were made:

ANNOUNCEMENTS/PRESENTATIONS/BOROUGH REPORT/COMMISSION REPORTS - State of Alaska, Department of Natural Resources, Public Notice of Operations Application from Hilcorp Alaska, LLC for New Development of Gas Wells Near Ninilchik. **PUBLIC HEARINGS - Ordinance 14-35**, An Ordinance of the City Council of Homer, Alaska, Amending Homer City Code 5.05.010, 5.05.020, and 5.05.030 to Prohibit the Use of E-Cigarettes in City Structures, Vehicles, and Watercraft. Lewis. Written public comments. **Ordinance 14-37**, An Ordinance of the City Council of Homer, Alaska, Amending the FY 2014 Operating Budget by Appropriating Up to \$19,000 From the Leased Property Depreciation Account for Improvements at the Homer Education and Recreation Complex (HERC) Gym to Bring the Building Into Compliance With the Fire Code. Mayor. Written public comments. **RESOLUTIONS - Resolution 14-085**, A Resolution of the City Council of Homer, Alaska, Requesting That the Alaska Department of Transportation and Public Facilities (ADOT/PF) Retain the Existing Road Profile and Striping Plan on Ocean Drive Which Consists of One Wide Bike/Pedestrian Lane on the South Side of the Road. Mayor/City Council. Detailed maps.

The agenda as amended was approved by consensus of the Council.

3. PUBLIC COMMENTS UPON MATTERS ALREADY ON THE AGENDA

4. RECONSIDERATION

5. 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 July 28, 2014. City Clerk. Recommend adoption.
- B. **Ordinance 14-40**, An Ordinance of the City Council of Homer, Alaska, Amending the FY 2014 Operating Budget by Appropriating \$10,000 From the Fire Department Depreciation Reserves for a New Thermal Imaging Camera. City Manager/Fire Chief. Recommended dates: Introduction August 11, 2014, Public Hearing and Second Reading August 25, 2014.

Memorandum 14-121 from Fire Chief as backup.

- C. **Ordinance 14-41**, An Ordinance of the City Council of Homer, Alaska, Amending Homer City Code 2.72.030(B) Regarding the Duties and Powers of the Homer Advisory Planning Commission Related to Subdivisions, and Amending Homer City Code 2.72.060 Regarding the Commission's Meeting Schedule and the Provision of Records of Commission Action to the Council. City Manager. Recommended dates: Introduction August 11, 2014, Public Hearing and Second Reading August 25, 2014.

Memorandum 14-122 from City Manager as backup.

- D. **Ordinance 14-42**, An Ordinance of the Homer City Council Accepting and Appropriating a Legislative Grant From the State of Alaska in the Amount of \$1,430,000 for Waddell Way Road Improvement, and Authorizing the City Manager to Execute the Appropriate Documents. City Manager. Recommended dates: Introduction August 11, 2014, Public Hearing and Second Reading August 25, 2014.

- E. **Ordinance 14-43**, An Ordinance of the Homer City Council Accepting and Appropriating a Legislative Grant From the State of Alaska in the Amount of \$350,000 for Fire Department Equipment Upgrades, and Authorizing the City Manager to Execute the Appropriate Documents. City Manager. Recommended dates: Introduction August 11, 2014, Public Hearing and Second Reading August 25, 2014.

- F. **Ordinance 14-44**, An Ordinance of the Homer City Council Accepting and Appropriating a Legislative Grant From the State of Alaska in the Amount of \$350,000 for the Harbor Sheet Pile Loading Dock, and Authorizing the City Manager to Execute the Appropriate Documents. City Manager. Recommended dates: Introduction August 11, 2014, Public Hearing and Second Reading August 25, 2014.

- G. **Resolution 14-086**, A Resolution of the Homer City Council Scheduling a Joint Worksession With the Advisory Planning Commission to Discuss Tower Regulation and Permit Requirements, and Other Planning Matters. City Manager.

Memorandum 14-116 from City Planner as backup.

The consent agenda was approved by consensus of the Council.

6. VISITORS

- A. Diane Converse, Pratt Museum Capital Project Update, 10 minutes.

Diane Converse, Executive Director of the Pratt Museum, provided an update on the museum's new building project.

- B. Sean Baski, Project Engineer, and Laura Paul, Construction Project Manager, Department of Transportation/Public Facilities, Sterling Highway Project, 10 minutes.

Sean Baski provided an overview of the Ocean Drive road resurfacing project.

7. ANNOUNCEMENTS/PRESENTATIONS/BOROUGH REPORT/COMMISSION REPORTS

- A. Borough Report

- B. Commissions/Board Reports:

1. Library Advisory Board
2. Homer Advisory Planning Commission
3. Economic Development Advisory Commission
4. Parks and Recreation Advisory Commission

Parks and Recreation Advisory Commissioner Robert Archibald reported the Parks Day at Coal Point Park was highly successful.

5. Port and Harbor Advisory Commission

Bob Howard, Port and Harbor Advisory Commissioner, reported the commission evaluated the rate structure to sustain the port and harbor. The process started in 2013 and to sustain everything in the harbor a 57% rate increase was required. The commission elected to set aside elements outside the harbor and figure out what it takes to maintain the port and harbor facility where boats are kept. Northern Economics completed a rate study that recommended a rate increase of 32%. The commission decided to increase rates systematically at 3.2% over 10 years to have a sustainable harbor. Historically, moorage rates have been calculated on lineal foot, now boats are getting beefier and wider. A more equitable way to divvy up costs is to calculate moorage rates on a square foot basis. The commission had hoped to get this done this season, but have not heard from the large boat owners who will be impacted. The large boat owners are away from town working at this time

of the year. The small boat owners have borne a disproportionate share of harbor costs. The commission has taken three actions:

- Rate increases every year consistent with the CPI Anchorage
- Raise rates 32% over 10 years at the rate of 3.2% per year
- Restructure moorage rates from lineal foot to square foot

8. PUBLIC HEARING(S)

A. 2015 Budget Priorities

There were four who commented.

- B. **Ordinance 14-33**, An Ordinance of the City Council of Homer, Alaska, Accepting and Appropriating a State of Alaska Public Library Assistance Grant for FY 2015 in the Amount of \$6,650 for Books and Library Materials, and Authorizing the City Manager to Execute the Appropriate Documents. City Manager/Library Director. Introduction July 28, 2014, Public Hearing and Second Reading August 11, 2014.

Memorandum 14-110 from Library Director as backup.

There was no public testimony.

ADOPTED without discussion.

- C. **Ordinance 14-34**, An Ordinance of the City Council of Homer, Alaska, Amending Table 3 Permitted Sign Characteristics by Zoning District, Following Homer City Code 21.60.060, Signs on Private Property, to Permit Changeable Copy Signs and Illumination Internal in the Gateway Business District. Planning. Introduction July 28, 2014, Public Hearing and Second Reading August 11, 2014.

Memorandum 14-119 from City Planner as backup.

There was no public testimony.

ADOPTED without discussion.

- D. **Ordinance 14-35**, An Ordinance of the City Council of Homer, Alaska, Amending Homer City Code 5.05.010, 5.05.020, and 5.05.030 to Prohibit the Use of E-Cigarettes in City Structures, Vehicles, and Watercraft. Lewis. Introduction July 28, 2014, Public Hearing and Second Reading August 11, 2014.

There was no public testimony.

ADOPTED with discussion.

- E. **Ordinance 14-36(A)**, An Ordinance of the City Council of Homer, Alaska, Amending the FY 2014 Operating Budget by Appropriating \$25,000 From the General Fund / Fund Balance for Clearing Trees and Underbrush on City Owned Property in the Town Center and the Trail From Poopdeck to the Library in Order to Enhance Public Health and Safety. Mayor & City Council. Introduction July 28, 2014, Public Hearing and Second Reading August 11, 2014.

Memorandum 14-111 from City Manager and Police Chief as backup.

Councilmember Burgess was excused due to an ongoing conflict of interest.

There was one who testified.

ADOPTED without discussion.

- F. **Ordinance 14-37**, An Ordinance of the City Council of Homer, Alaska, Amending the FY 2014 Operating Budget by Appropriating Up to \$19,000 From the Leased Property Depreciation Account for Improvements at the Homer Education and Recreation Complex (HERC) Gym to Bring the Building Into Compliance With the Fire Code. Mayor. Introduction July 28, 2014, Public Hearing and Second Reading August 11, 2014.

Memorandum 14-113 from City Manager as backup.

There was one who testified.

ADOPTED without discussion.

- G. **Ordinance 14-38(A)**, An Ordinance of the City Council of Homer, Alaska, Amending the FY 2014 Port and Harbor Enterprise Fund Operating Budget by Making Necessary Mid-Year Adjustments to Certain Expenditure Line Items and Transfers to the Depreciation Account. City Manager. Introduction July 28, 2014, Public Hearing and Second Reading August 11, 2014.

Memorandum 14-114 from Port and Harbor Director as backup.

There was no public testimony.

ADOPTED without discussion.

- H. **Ordinance 14-39**, An Ordinance of the City Council of Homer, Alaska, Amending the FY 2014 Operating Budget by Appropriating \$80,000 From the Homer Accelerated Water/Sewer Program (HAWSP) for the Purchase of Property for a New Water Storage Tank (Lot A2, Barnett Subdivision, Quiet Creek Addition 2014) and Closing Costs Associated With the Purchase. City Manager/Public Works Director. Introduction July 28, 2014, Public Hearing and Second Reading August 11, 2014.

Memorandum 14-115 from Public Works Director as backup.

Councilmember Burgess was excused due to an ongoing conflict of interest.

There was no public testimony.

ADOPTED without discussion.

9. ORDINANCE(S)

10. CITY MANAGER'S REPORT

- A. City Manager's Report

City Manager recognized Officer Steve Smith who retired as a police officer. He was a good officer and will be missed.

11. CITY ATTORNEY REPORT

- A. Report for July 2014

12. COMMITTEE REPORT

- A. Public Arts Committee
B. Permanent Fund Committee
C. Port and Harbor Improvement Committee
D. Employee Committee Report
E. Port and Harbor Building Task Force
F. Public Safety Building Review Committee

Mayor Wythe reported the next meeting for the committee is scheduled for Tuesday, August 26th. She encouraged the public to stop by; public testimony is always welcome.

G. Vessel Haul-Out Task Force

Councilmember Howard reported Councilmember Lewis and the Harbormaster will make a presentation to the Port and Harbor Advisory Commission on August 27th and to the Council on September 22nd.

13. PENDING BUSINESS

14. NEW BUSINESS

15. RESOLUTIONS

- A. **Resolution 14-084**, A Resolution of the Homer City Council Identifying Homer FAA Site Sub Tract 38A in the Town Center as a Viable Location for a Community Center. Mayor. Recommend adoption.

ADOPTED with discussion.

- B. **Resolution 14-085**, A Resolution of the City Council of Homer, Alaska, Requesting That the Alaska Department of Transportation and Public Facilities (ADOT/PF) Retain the Existing Road Profile and Striping Plan on Ocean Drive Which Consists of One Wide Bike/Pedestrian Lane on the South Side of the Road. Mayor/City Council. Recommend adoption.

FAILED.

16. COMMENTS OF THE AUDIENCE

There were 13 who commented.

17. COMMENTS OF THE CITY ATTORNEY

City Attorney Klinkner was not present

18. COMMENTS OF THE CITY CLERK

City Clerk Johnson announced the candidacy filing period for the mayor and two council members closes on Friday, August 15th.

19. COMMENTS OF THE CITY MANAGER

City Manager Wrede had no comments.

20. COMMENTS OF THE MAYOR

Mayor Wythe commented on the fifteen plans the City has that includes a non-motorized trail plan. In October Council will work on a strategic plan to move all the plans forward. The State maintains and upgrades many roads within the city. The City does not have excess funds so relies on the State to maintain the main roads within the City. There have been lots of things going on in the community so the Council did not have the opportunity to address Ocean Drive road improvements before now. She is happy with DOT's plans for Ocean Drive since it will have the large lanes for large trucks, boats, and trailers. Taking anything from the road lanes opens the road up to a potential hazard since people don't observe the speed limit. The State of Alaska has been incredibly generous with the City of Homer and we appreciate that immensely. They have provided millions of dollars of funds. Mayor Wythe commented on Kathy Hill's concerns about the parcel in Town Center. She said it is a first step to allocate city property for a community center that must be driven by funds and what the community will support. It is the City Council's commitment to address the recreational and community needs. The infrastructure will be the most costly part of the development, but we will work through it and try to figure out how to do it. If we don't move forward to saying we will have a community space we won't have one. Council preferred the HERC location early in the process. The Public Safety Building Review Committee has not come up with a preferred site, but has found the HERC location the only sized lot that will meet the needs.

21. COMMENTS OF THE CITY COUNCIL

Councilmember Zak appreciates the bike club saying they would like wide lanes. When he comes off the Spit after fishing he is rocking and rolling and has to put more consideration to watching out for pedestrians and bicyclists. Ocean Drive is not just a resurfacing project; DOT is changing the lanes. From Beluga Lake to the Spit is not a safe area; there are a lot of factors there. On healthcare he appreciates the Eller's input. At the last meeting we had a healthcare presentation; we don't purposely try to be non-family friendly. He understands families are important to the whole future. Mr. Eller's survey says we have dropped 100 children within the community; we are all aging. We can have a goal to repopulate to a friendly community with young families and in the future Homer will be a walk/bike/family friendly community. In reference to the bag of trash presented by Tom Zitzmann he advised the public if you are partying on the beach be considerate of others and we'll all be better off because of it.

Councilmember Van Dyke commented he owns a business on Ocean Drive and nearly daily he hears screeching and tires burning. He thanked the State for the hard work they have done. He asked the State if they will put in some remote tire spikes.

Councilmember Burgess thanked the State of Alaska and encouraged them to consider changing the crosswalk location on Ocean Drive. The State has worked closely with Homer and he is grateful for the projects. He wants the partnership to work out well. He referenced Ms. Hill's comments. Council develops a comprehensive strategy and a plan that we take to

Federal and State governments to leverage funding for capital projects. It is important people understand how critical it is in leveraging the funds. A new public safety building costs \$17M and the vast majority of funding is Federal and State funds. He suggested voters think about candidate's positions for funding. The vast majority of harbor improvements were paid for with other funds. Part of the plans include strategies for implementation. Support for arts, trails, and recreation cost money. The City has fewer income streams and must keep police officers and plow the streets. We don't fund depreciation accounts and are not in a sustainable economic situation. We try to do our best and be efficient. He appreciates the Eller's coming in on employee health insurance. The City ran a self-insured program and paid for employee health insurance costs. For many years we enjoyed the economic benefits and beat the market. Three or four years ago our luck ran out. There were huge major costs and we can't purchase full insurance. We are now a risk. Until we can bring the numbers down there is no way to jump back into the markets. City staff is working to modify the plan to bring health costs down. If we jump in too soon we are paying expensive rates. There are many fiscal challenges. Councilmember Burgess advocated for spending HART funds for flashing pedestrian signs. He announced the volunteer EMT and Fire Fighter classes that begin in September.

Councilmember Lewis suggested looking at Bishop's Beach to place a gate across the beach. We have spent \$90,000 on traffic mitigation in the area. For years neighbors have had to put up with parties in the area. Jack Cushing had mentioned a sidewalk along Ocean Drive; Councilmember Lewis walks with his dog and six feet is not enough space.

Councilmember Howard commented on the lack of pedestrian respect and the disrespectful drivers in Homer. We should figure out a way to have a campaign. It's the law you stop when you see people at the crosswalk.

22. ADJOURNMENT

There being no further business to come before the Council, Mayor Wythe adjourned the meeting at 8:23 p.m. The next Regular Meeting is Monday, August 25, 2014 at 6:00 p.m., Committee of the Whole 5:00 p.m., and Worksession 4:00 p.m. All meetings scheduled to be held in the City Hall Cowles Council Chambers located at 491 E. Pioneer Avenue, Homer, Alaska.