



# City of Homer

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

Office of the City Clerk

491 East Pioneer Avenue  
Homer, Alaska 99603


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

(p) 907-235-3130

(f) 907-235-3143

## Memorandum Agenda Changes/Supplemental Packet

TO: MAYOR WYTHE AND HOMER CITY COUNCIL

FROM: JO JOHNSON, MMC, CITY CLERK 

DATE: NOVEMBER 24, 2014

SUBJECT: AGENDA CHANGES AND SUPPLEMENTAL PACKET

### CONSENT AGENDA

**Ordinance 14-54(S)**, An Ordinance of the Homer City Council Amending the FY 2014 Operating Budget by Authorizing the Expenditure of ~~\$100,000~~ **\$255,000** From the Port and Harbor Reserves to Extend Potable Water to Floats K Through Q **and to Make Electrical/Structural Upgrades to Floats HH and JJ**. City Manager/Port and Harbor Director.

Page 3

Memorandum 14-173(S) as backup.

Page 5

**Ordinance 14-55(S)**, An Ordinance of the Homer City Council Re-appropriating Funds Authorized by Ordinances 12-33(A)(S) and 12-39(S) for the Design and Engineering Phases of the Homer Harbor Improvement Projects to Construction and Replacement of HH and JJ Floats on System 4. City Manager/Port and Harbor Director.

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### VISITORS

Homer Park, Arts, Recreation, Culture Needs Assessment Update

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### ANNOUNCEMENTS/PRESENTATIONS/BOROUGH REPORT/COMMISSION REPORTS

Alaska Municipal League Reports, Mayor Wythe and Councilmembers Zak and Reynolds

Page 11

## **PUBLIC HEARINGS**

**Ordinance 14-51**, An Ordinance of the City Council of Homer, Alaska, Appropriating Funds for the Calendar Year 2015 for the General Fund, the Water-Sewer Fund, the Port/Harbor Fund, Debt Funds, and Capital Reserve Funds (Conditional Expenditures). City Manager.

Budget amendments Page 15

Written public comments Page 25

## **CITY MANAGER'S REPORT**

City Manager's Report of Natural Gas Distribution System Special Assessment District (Memorandum 14-175) Page 29

Written public comments Page 35

Letter of Support for South Peninsula Behavioral Health Services, MAPP Application for Grant Funding Page 37

## **NEW BUSINESS**

**Memorandum 14-172(S)**, from Parks and Recreation Advisory Commission Requesting the Council to Adopt a Resolution to Form a Beach Policy Task Force. Page 39

Written public comments Page 41

RECOMMENDATION:

Voice consensus to changes under Agenda Approval.

Fiscal Note: N/A

1 CITY OF HOMER  
2 HOMER, ALASKA

3 City Manager/  
4 Port and Harbor Director

5 ORDINANCE 14-54(S)  
6

7 AN ORDINANCE OF THE HOMER CITY COUNCIL AMENDING THE  
8 FY 2014 OPERATING BUDGET BY AUTHORIZING THE  
9 EXPENDITURE OF ~~\$100,000~~ **\$255,000** FROM THE PORT AND  
10 HARBOR RESERVES TO EXTEND POTABLE WATER TO FLOATS K  
11 THROUGH Q **AND TO MAKE ELECTRICAL/STRUCTURAL**  
12 **UPGRADES TO FLOATS HH AND JJ.**  
13

14 WHEREAS, In preparation of the 2015 budget, Port and Harbor and the City Manager  
15 has made a priority of extending potable water to floats K through Q **along with upgrading**  
16 **floats on System 4;** and  
17

18 WHEREAS, After review of the timeline with the Public Works Project Manager and the  
19 contractor, it is necessary and desirable to request funding from the Port and Harbor  
20 Reserves instead of a 2015 budget request; and  
21

22 WHEREAS, This appropriation is necessary to complete the work while the contractor  
23 is already mobilized to avoid additional costs.  
24

25 NOW, THEREFORE, THE CITY OF HOMER ORDAINS:  
26

27 Section 1. The Homer City Council hereby amends the FY 2014 Operating Budget by  
28 authorizing the expenditure of ~~\$100,000~~ **\$255,000** from the Port and Harbor Reserves to  
29 extend potable water to Floats K through Q **and to make electrical/structural upgrades to**  
30 **Floats HH and JJ.**  
31

32 Expenditure:

<u>Account</u>	<u>Description</u>	<u>Amount</u>
456-380	Extend Potable Water to Floats K - Q <b><u>and Electrical/</u></b> <b><u>Structural upgrades to Floats</u></b> <b><u>HH &amp; JJ</u></b>	<del>\$100,000</del> <b>\$255,000</b>

38  
39 Section 2. This is a budget amendment ordinance only, is not permanent in nature,  
40 and shall not be codified.  
41

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

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CITY OF HOMER

\_\_\_\_\_  
MARY E. WYTHE, MAYOR

ATTEST:

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

AYES:  
NOES:  
ABSTAIN:  
ABSENT:

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

Reviewed and approved as to form:

\_\_\_\_\_  
Walt Wrede, City Manager

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

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

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



## Memorandum 14-173(S)

TO: MAYOR BETH WYTHER & HOMER CITY COUNCIL

FROM: BRYAN HAWKINS, PORT DIRECTOR/HARBORMASTER

DATE: NOVEMBER 7, 2014

SUBJECT: FUNDING AMENDMENT FOR K THRU Q WATERLINE EXTENSION **AND ELECTRICAL/STRUCTURAL UPGRADES TO HH AND JJ FLOATS**

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During 2015 budget requests to City Council, Port and Harbor Staff submitted a department budget request of \$100,000 for the purpose of extending potable water to floats K through Q. In this request, we explain that there are significant advantages to completing this work while the contractor is already mobilized for replacing the main float's water system for our System 1 project **along with the improvements to System 4.** After reviewing the timeline with Public Works Project Manager and the contractor, we have found it necessary to ask for this funding in an appropriation from the Port and Harbor Reserves, instead of a budget request. This appropriation is necessary in order to receive the benefit of not having to re-mobilize the workers to this site after the first of the year when the 2015 budget is passed.

Potable water **and electrical service** is the most asked-for amenity from our annual, 32-foot stall-lessees. This project will bring water to 228 additional vessels that provide the Harbor Enterprise approximately \$364,000 annually in moorage. **Along with supplying water this appropriation will bring much needed electrical and structural upgrades to the ongoing improvements to the system four customers.** Harbor staff also believes that this improvement will work to save the Harbor Enterprise operational costs due to water loss from the continuous drips and leaks that occur from the "daisy chained" garden hoses that are stretched out across these floats.

### **Recommendation**

Deny the 2015 budget request for extending potable water to Homer Harbor floats K through Q, and approve Ordinance 14-54(S) appropriating ~~\$100,000~~ **\$255,000** from the Port and Harbor Reserves for the fiscal year 2014 for the purpose of issuing a change order to Harris Sand and Gravel to extend potable water to the ends of floats K through Q **and to make electrical/structural upgrades to HH and JJ floats** in the Homer Harbor.



1 **CITY OF HOMER**  
2 **HOMER, ALASKA**

3 City Manager/  
4 Port and Harbor Director

5 **ORDINANCE 14-55(S)**  
6

7 AN ORDINANCE OF THE HOMER CITY COUNCIL RE-APPROPRIATING  
8 FUNDS AUTHORIZED BY ORDINANCES 12-33(A)(S) AND 12-39(S) FOR  
9 THE DESIGN AND ENGINEERING PHASES OF THE HOMER HARBOR  
10 IMPROVEMENT PROJECTS TO CONSTRUCTION AND REPLACEMENT OF  
11 HH AND JJ FLOATS ON SYSTEM 4.  
12

13 WHEREAS, The Council appropriated funds from the Port and Harbor Reserves for the  
14 purpose of funding the design and engineering phases of the Homer Harbor improvement  
15 projects with the adoption of Ordinances 12-33(A)(S) and 12-39(S); and  
16

17 WHEREAS, Ordinance 12-33(A)(S) appropriated \$125,000 of which \$112,105.59 remains  
18 unused; Ordinance 12-39(S) appropriated \$110,000 of which \$27,961.76 remains unused; and  
19

20 WHEREAS, Unused funds totaling \$140,067.35 from appropriations in Ordinances 12-  
21 033(A)(S) and 12-39(S) would be re-appropriated for the construction and replacement of HH  
22 and JJ Floats on System 4.  
23

24 NOW, THEREFORE, THE CITY OF HOMER ORDAINS:  
25

26 Section 1. The Homer City Council hereby re-appropriates funds authorized by  
27 Ordinances 12-33(S)(A)(~~A~~)(S) and 12-39(S) of \$140,067.35 for the design and engineering  
28 phases of the Homer Harbor Improvement projects to construction and replacement of HH  
29 and JJ Floats on System 4.  
30

31 Expenditure:

<u>Account</u>	<u>Description</u>	<u>Amount</u>
456-380	Extend Potable Water to Floats K—Q	\$140,067.35
	<b><u>Construction and Replacement of HH and JJ Floats on System 4</u></b>	

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37

38 Section 2. This is a budget amendment ordinance only, is not permanent in nature,  
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40

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

\_\_\_\_\_  
MARY E. WYTHE, MAYOR

ATTEST:

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JO JOHNSON, MMC, CITY CLERK

AYES:

NOES:

ABSTAIN:

ABSENT:

First Reading:

Public Reading:

Second Reading:

Effective Date:

Reviewed and approved as to form:

\_\_\_\_\_  
Walt Wrede, City Manager

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

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

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



# Homer Park, Arts, Recreation, Culture Needs Assessment

City Council Update, 11.24.14

Outreach activities to date include the provider survey and online community survey, an outreach booth at the ski swap, a youth focus group, a senior focus group, a business focus group, and a community workshop. Interviews have also been conducted with PARC providers, including the Independent Living Center. The vast majority of outreach supports the idea that **PARC resources provide for the Homer community's mental, physical, economic and environmental well-being**. Arts and recreation make Homer a destination for people in Southcentral Alaska as well as visitors from around the world. Additional themes from outreach to-date include:



*Workshop participants recognized the need for a providers, businesses, and the city to come together to meet the community's needs for PARC resources.*

- Improve information sharing about existing PARC resources, including a centralized calendar and consolidated advertising and promotion.
- For both organizations and businesses: cultivate leadership, **coordinate among sectors**, identify who has responsibility for implementing projects, either for building new or improving existing facilities, or starting new or changing existing programs.
- **Make better use of existing facilities** if possible; for proposed new facilities, do feasibility assessments and ensure there is the means to cover initial and ongoing costs. Any new facility should complement the existing businesses and organizations and be the product of a coalition effort. It should be centrally located to provide access for people of all ages.

#### Homer PARC organizations provide:

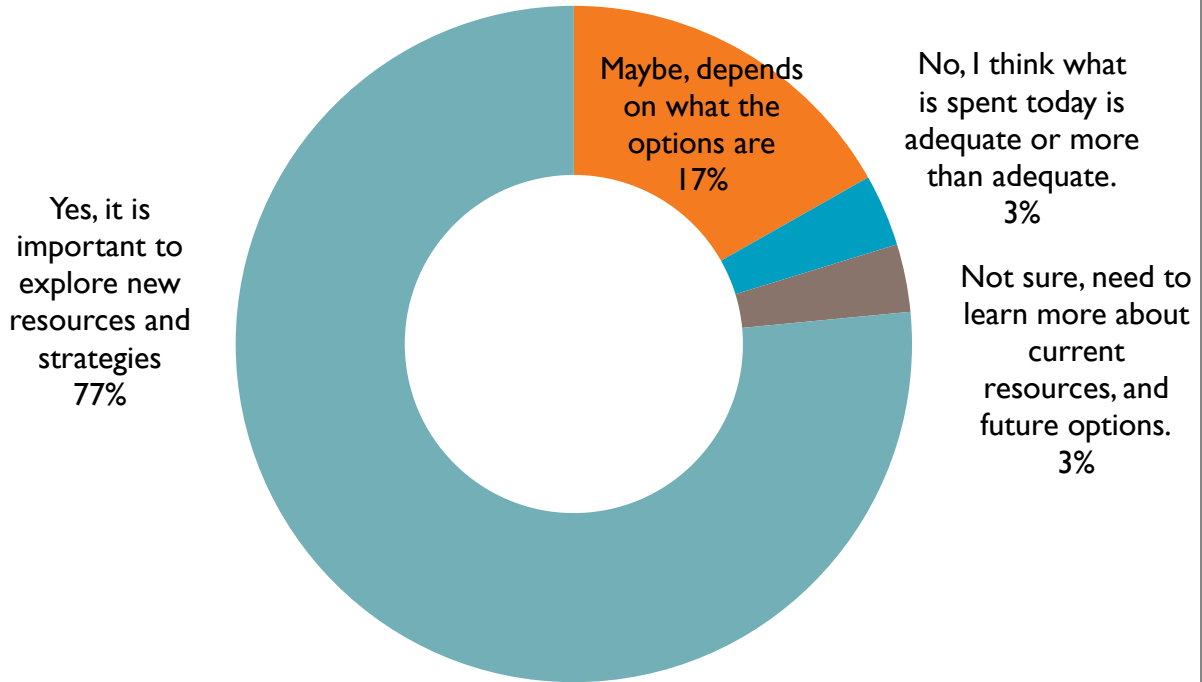
- 168 full time, part time or contracted jobs
- PARC volunteers provide 38,925 volunteer hours per year, or an average of **106 hours per day**.
- At least 75 board members, 101 formal volunteers, and around 750 informal or event specific volunteer positions.

*(Homer PARC Provider Survey)*

- Desire for a **multi-generational, multi-use space** that could fill the need for affordable gym space, a mid-size year-round theater, and/or music and art studios.
- Desire to maintain and expand the well-used, well-loved multi-use trails in the City core.

Going forward, the PARC Committee has decided to find additional members from the business community and **identify initial strategies** for some of the top needs that have been identified in the assessment. An upcoming statistically valid survey of Homer residents will complement the outreach efforts.

Maintaining and/or improving PARC opportunities requires funding and other forms of support. Do you support exploring new strategies to maintain and/or expand PARC opportunities in the greater Homer area? *Online Community Survey, Ages 18+*



*77 percent of all respondents age 18 and older, and 67 percent of all respondents, said that it is important to explore new strategies to maintain and/or expand PARC opportunities in the greater Homer area. As of early November, 837 people had responded to the community survey, representing 1,420 household members.*



For more details about the outreach to date, please see attached materials. This information can also be found at [www.cityofhomer.ak.gov/recreation](http://www.cityofhomer.ak.gov/recreation) or through Julie Engebretsen, deputy city planner at [JEngebretsen@ci.homer.ak.us](mailto:JEngebretsen@ci.homer.ak.us). Or connect with Heather Stewart, the project manager, at Agnew::Beck Consulting at [heather@agnewbeck.com](mailto:heather@agnewbeck.com).



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(f) 907-235-3143

## Memorandum

TO: City Council Members  
FROM: Mayor Wythe  
DATE: November 24, 2014  
SUBJECT: 2014 Conference of Mayors

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Thank you for the authorization to attend the 2014 AML Conference. Due to conflicts with my work schedule my attendance was limited to the Conference of Mayors (CoM) and the Clerk's Dinner Tuesday, November 18.

The morning session of the CoM was the standard reporting on what has been happening around the state and included a very dismal financial report from Ray Gillespie. The news is not new, but the clarity regarding the depletion of the State's reserve funds was. With the price of oil well below the \$117/barrel used to balance the current budget, 2015 proposes another substantial hit to the reserve fund. As is often the case, there are calls to access the Permanent Fund or cap the volume of distribution to the citizens. For many villages this would be as devastating as the reductions in profit sharing already have been.

The afternoon session of the CoM included a training program on how to get things done when there is conflict or limited support. This was an interesting program which includes community involvement up-front (which Homer does fairly well) and finding the area of informed consent. Informed consent as used by the trainers is the area where people agree to move forward even if they are not happy with the idea. This training may be worth looking onto at a later time.

The highlight of the trip was the opportunity to stay on for the Clerk's Banquet and enjoy the recognition of Jo Johnson as the Municipal Clerk of the Year. What a pleasure to have yet another opportunity to showcase our wonderful staff!

Again, thank you for the opportunity to attend.



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## Memorandum

TO: Mayor and City Council  
FROM: Bryan Zak, Councilmember  
DATE: November 20, 2014  
SUBJECT: Alaska Municipal League Report

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### Day 1

Councilman Zak attended the AML Investment Pool Annual Membership Meeting and then went to meet with the Mayor, the City Clerk and a candidate for City Manager.

Councilman Zak then attended the opening session where information about the purpose and mission of the Alaska Municipal League was shared. The Mayor from the City of Anchorage welcomed the attendees.

Next, Bruce Vincent provided a presentation "With Vision, There is Hope - Bruce Vincent". In the afternoon Councilman Zak attended "The Conflict Industry and Your" again by Bruce Vincent and then an ice cream social where he networked with members of the Kenai Borough Assembly. Later in the afternoon Councilman Zak attended "The Basics of Legislative Research and then the "Resolution Committee Meeting", and then ended the evening by attending the Anchorage Host reception where he met the new Alaska Governor Bill Walker, and Mead Tredwell, Dan Sullivan and Borough Assembly members.

### Day 2

Councilman Zak attended the AML/JIA Insurance Association membership breakfast, and then attended a workshop on the "Alaska Affordable Energy Strategy", followed by a workshop on "Business Retention and Expansion" software that Councilman Zak also shared information at during the presentation. Then Councilman Zak networked more with Kenai Borough Assembly members, met with the City Manager Walt Wrede, and then attended the Tribal / Municipal Government Relations meeting.

In the evening the Councilman attended the Awards Banquet and met with Governor Bill Walker as well as other Borough Assembly members.

### Day 3

Councilman Zak represented the City of Homer and voted on behalf of the City of Homer at the annual AML elections and resolution voting.

Key resolutions supported by AML included Revenue Sharing, PERS and TERS funding, Unfunded Mandates, and the Alaska Gasline Project.



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## Memorandum

TO: Mayor and City Council  
FROM: Catriona Reynolds, Councilmember  
DATE: November 21, 2014  
SUBJECT: Alaska Municipal League Report

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When I was asked if I would like to attend the Alaska Municipal League's Newly Elected Officials seminar I seized the opportunity without hesitation. The title alone sounded like it would be a way to strengthen my ability to serve the community well. In actuality this was one of the most effective and engaging trainings I have ever participated in.

The subject matter was covered both efficiently and in great detail. There was ample opportunity to connect with other newly elected public servants and also with many who have more experience. The presenters were well prepared, approachable and provided excellent take away resources.

Subjects covered were:

- Roles & Responsibilities of Municipal Officials
- Budgets and Governmental Accounting
- Local Tax Policy in Alaska
- Open Meetings Act
- Quasi-Judicial Role and Ex Parte Contact
- Ethics and Conflicts of Interest
- Parliamentary Procedures and Conducting Effective Meetings

Each session contained multiple vital pieces of information; it is hard to single out one session as being the most useful. It was interesting to hear the discussions about social media and how personal use may have implications for complying with the Open Meetings Act and could create unintended Ex Parte contact. Learning more about tax policy was very interesting given the council considerations around equitable ways to fund City work and projects.

I appreciate the investment the community made in my Council education.



CITY OF HOMER  
2015 OPERATING BUDGET

Line	Fund-Dept-A/C	Requests (>= \$5000) Description	BY	Amount	City Manager Approved	City Manager Amended	Council Amended	FY 2015 Council Adopted	Page Ref.
A	B	C	D	E	G	H	I	J	L
1	100-0115	Community Recreation - Personnel (Part time)	Park	35,381					
2	165-0375	Shelford Footpaths - HART -Trail Services	Park	15,000	15,000				
3		Professional Service - Hydrology	Park	20,000					
4		Pier 1 Area Picnic Shelter and Kiosk	Park	20,000					
5	165-0375	Roger's Loop Trailhead- HART -Trail Services	Park	65,000	65,000				
6	165-0375	Phase 2 West Homer Elem. Trail Connection	Park	25,000	25,000				
7		Dog Park & Dog Poop Outreach	Park	10,000					
8	156-0390	Add funds to Library Reserve	Library	36,906					
9	156-0390	Security Camera System - Library Reserve	Library	8,500	8,500				
10	156-0375	Portable Radio	Fire	20,000	20,000				
11	156-0373	Fire Hose Replacement	Fire	10,000	10,000				
12	156-0373	Hydraulic Pump Replacement	Fire	8,000					
13	156-0373		Fire			9,500			
14	100-0150	Personnel	Fire	125,846					
15	152-0382	Vehicle	Police	75,000					
16	100-0160	Personnel - police officer	Police	81,512					
17	100-0160-5231	Safety Equipment	Police	36,852	36,852				
18		Personnel - Building maintenance	Public Works	68,000					
19		City Hall Roof	Public Works	50,000					
20	152-0383	F550 Truck & Plow with Sander	Public Works	50,000	50,000				
21	152-0383	Snow Plow Blade for Loader	Public Works	26,000					
22	GF & WS Dep Res	Storage for equipment & Inventory	Public Works	150,000	150,000				
23		On - Call pay for Building Maintenance	Public Works	10,192	10,192				
24	151-0375	Airless Paint Stripping Machine	Public Works	5,000	5,000				
25	152-0383	Pelican Street Sweeper	Public Works	200,000	200,000				
26	152-0383	mid-size 4x4 PU	Public Works	27,500	27,500				
27	256-0378	Water Hydrant Maintenance	W & S	10,000	10,000				
28	200-	Personnel - Distribution Temp labor	W & S	12,000					
29	256-0378	Raw Water pump replacement	W & S	30,000	30,000				
30	256-0378	Asphalt Pavement at Water Plant	W & S	30,000	30,000				
31	256-0378/0379	Pre Eng. Metal Building	W & S	650,000					
32	256-0379	Replace Declaimer Water Pump	W & S	20,000					
33	256-0379	Rehabilitate Clarifier Skimmers	W & S	57,500	57,500				
34	256-0379	Lift-Station Safety Hatches	W & S	15,566	15,566				
35	456-0380	Demolition of Old Harbor Office	Port & Harbor	20,000	20,000				
36	456-0380	Extend Water Line K to Q	Port & Harbor	100,000	100,000				
37	456-0380	Refurbish Dup Box	Port & Harbor	15,000	15,000				
38		Harbor Officer	Port & Harbor	71,003					
39	456-0380	Fish dock gratings	Port & Harbor	20,000	20,000				
40	456-0380	F/D Crane 4	Port & Harbor	84,000	84,000				
41	456-0380	Radio Tower	Port & Harbor	10,000	10,000				
42	100-0100-5101		Mayor/Council				13,000		
43	100-0112-5823	Fish Stocking	Eco. Dev				2,500		
44	100-0350-	Homer Senior Center	Contributions				10,000		
45	100-0350-	Homer Senior Center	Contributions				10,000		
46	100-0350-5814	Homer Hockey Association	Contributions				10,000		
47	N/A	Dave Braun - Park/Rec ?					5,000		
48	N/A	Picnic Shelter					7,500		
49									
50									
Total				2,324,758	1,015,110	9,500	58,000	-	

City of Homer  
2015 Operating Budget

**2015 Proposed Budget Amendment Form**

Fund Name: General Fund

Department Number: 0112/0350

Account #	Account name	Page #	Increase	Decrease	Balance
0112-5923	Fish Stocking	49	2,500	—	2,500
0350-5914 (New Object Code)	Homer Senior Center	49	10,000	—	10,000
0112-5210	Prof & Spec Stk	50	0	12,500	0

**Rationale:**

- Fish stocking is an excellent program with significant results.
- Our community has a small BESO center in our Senior Center. This is a small amount how do support for their CIP Natural Gas community.

↑ NOTE: I HAVE A COUNCIL AS I AM ON THE BOARD OF DIRECTORS FOR THE SENIOR CENTER. LET ME KNOW IF I NEED TO HAVE ANOTHER COUNCIL PRESENT THIS.

Requested By: Bryan Zak

Prepared By: \_\_\_\_\_



City of Homer  
2015 Operating Budget

**2015 Proposed Budget Amendment Form**

**Fund Name:** 0100 - Mayor & Council

**Department Number:** 100

Account #	Account name	Page #	Increase	Decrease	Balance
5101	Reg Employees	50	13,000		17,500
5210	Prof & Spec Services	50		13,000	287,000

**Rationale:** I would like to ammend council member pay (per the terms of an ordinance introduced in 2014) to a "per council-meeting-day" basis. Any day in which a council member participates in an obligatory council meeting, worksession or board of adjustment hearing, etc. he/she shall receive \$75 of employee compensation. At the most basic of levels this compensation is intended to cover the minimal costs of participation in office, such as travel, time, babysitting, lost work, etc. The intent is also to tie compensation to participation and to the variable demand of meeting loads/schedules. The current compensation regime is not effective in the event of a large volume of legal meetings or board of adjustment meetings and makes the position of council-member all bust inaccessible to those who do not have an acomodating employer or sufficient financial resources. I propose using funds previously allocated to an employee benifits consultant to

Requested By: Beauregard Burgess

Prepared By: Beauregard Burgess

City of Homer  
2015 Operating Budget

2015 Proposed Budget Amendment Form

Fund Name: Economic Development

Department Number: 0112

Account #	Account name	Page #	Increase	Decrease	Balance
5210	Prof+Spec	57		20,000	
	Homer Hockey operations		10,000		
	Senior Center Capital (NG)		10,000		

**Rationale:** Senior Center can leverage this when asking for money from other organizations  
 Homer Hockey brings people to town over the winter when the town sees few outsiders

Requested By: David Lewis

Prepared By: David Lewis

City of Homer  
2015 Operating Budget

2015 Proposed Budget Amendment Form

Fund Name: Mayer/C

Department Number: 0100

Account #	Account name	Page #	Increase	Decrease	Balance
<u>5210</u>	<u>Pro Ser</u>	<u>50</u>		<u>5000</u>	
<u>Have Braun Build/Parks/Rec</u>			<u>5000</u>		

Rationale: Good Idea

Requested By: Dave Golens

Prepared By: Dave Golens

**2015 Proposed Budget Amendment Form**

**Fund Name: General Fund**

**Department Number: 0100 & 0115**

Account #	Account name	Page #	Increase	Decrease	Balance
100-0100-5210	Prof. Service	50		\$ 7,500	\$ 292,500
N/A	Picnic Shelter	162	\$ 7,500		

**Rationale:**

Requested By: Catriona Reynolds

Prepared By: Zhiyong Li

City of Homer  
2015 Operating Budget

**2015 Proposed Budget Amendment Form**

Fund Name: Fire Depreciation reserve

Department Number: Fire

Account #	Account name	Page #	Increase	Decrease	Balance
156-0393	1			8000	
156-0393			9500		

**Rationale:**

Requested By: R. PANTER  
*W. Wndi*  
*W. Wndi*  
*11/24/14*

Prepared By: \_\_\_\_\_

**CITY OF HOMER  
DEPARTMENT BUDGET REQUEST  
YEAR 2015**

Requesting Department Fire Date 9/5/2014X

Level of Need: Urgent  Essential  Necessary  Desirable

Request for Additional Personnel:

Position Title \_\_\_\_\_

Salary Range & Step \_\_\_\_\_

Full-time

Part-time  Hours Per Year \_\_\_\_\_

Request Other Than Personnel:

Description Commercial Washer/Extractor

Fund Name: Fire Administration

Account Name: Capital Equipment

Account # 100-0150-5901

Estimated Cost: \$9,500

<b>(FINANCE DEPT WILL COMPLETE)</b>	
5101 Permanent Employees	_____
5102 Fringe Benefits	_____
5103 P/T Employees	_____
5104 Fringe Benefits P/T	_____
5105 Overtime	_____
<b>Total Personnel Cost</b>	_____

**Justification:**

This project will replace a nearly 20 year old commercial washer/extractor used to clean fire and EMS gear, including turnouts and EMS coats and blankets. NFPA standards require fire turnout gear to be washed using specific chemical cleaning agents, water temperatures and speed setting that can only be accomplished through the use of a commercial grade washer/extractor. This process is required to remove potential contaminants from fire gear that has been proven to reduce the life of the gear and could pose a cancer risk to the wearer. The existing machine is beginning to wear out and our current maintenance providers are recommending either replacing the entire drive motor of the machine or upgrading to a new unit. This unit would be transferable to a new location if/when necessary.

Requestor's Name: Robert Painter, Chief

Department Head Approval: *Robert Painter*

City Manager Recommendation: *Watt Woods*

Date 11/24/14

Approved  
 Denied  
 Comments \_\_\_\_\_

*NOTE: DELETE HYDRAULIC PUMP REQUEST & REPLACE WITH THIS ONE.*

# Automated Laundry Systems & Supply

5020 Fairbanks Street Anchorage, AK 99503

www.autolaundrysystems.com



## QUOTATION

**Company:** Homer Volunteer Fire Department      **Name:** Calvin Young  
**Contact:** Chief Bob Painter      **Phone:** (907) 771-0105  
**Phone:** 235-3155 # 1      **Fax:** (907) 561-3178  
**Fax/E-mail:** rpainter@ci.homer.ak.us      **E-mail:** kalviny@autolaundrysystems.com  
**RE:** 40 lb. washer/extractor      **Date:** September 2, 2014

● **Installation not included unless specified below. This quotation is intended for acceptance within 30 days.**

QTY	DESCRIPTION	UNIT	EXTENDED
1	Unimac model UCNO40HNFXwasher/extractor, 40 lb. capacity, Fire Service Washer, OPL 9 cycle micro control, up to 100g-force spin speed 208-240/60/1 or 3 ph power, 2 speed. Shipping weight, 734 lbs.	8,539.00	8,539.00
•	Installation and removal of equipment , start up, warranty initiation , fire cycles programmed and operational training can be done on a time and materials basis.		
1	Freight, factory to Homer, AK.	769.00	769.00
	Manufacturer's 3/5 year parts warranty supported by ALS & S.		
		<b>TOTAL \$</b>	<b>9,308.00</b>

**We shall be pleased to supply any further information you may need and trust that you will favor us with an order that will receive our prompt and careful attention.**

**Terms:** Net 30 days      **FOB:** Factory      **Delivery:** 4-6 weeks

**Accept:** \_\_\_\_\_      **Date:** \_\_\_\_\_





Dear City Council, Andrea Browning, and Walt:

First off, thank you for choosing to go fully insured next year. I know it is a big step but this is a far superior alternative to playing Russian Roulette each year with insurance costs when you only have a small number of workers.

And what a huge savings! Last year in 2013, the city of Homer spent almost \$2.5 million (\$2,462,694) for health care costs. Next year in 2015, Homer will spend about \$1.5 million (\$1,556,481) for a drop in cost in two years of \$906,213 – over \$900,000 saved. That's a huge savings for the city.

Going fully insured is also nice for our families who will see a drop in their premiums. This year, Homer city workers with families are paying \$2,017 more for premiums than city workers with families in Kenai. Next year, our families will still be paying \$585 more than families in Kenai but that is a big drop in premiums in only one year by going fully insured.

The one area in which Homer could still improve for next year is in deductibles. Next year, city workers with families in Homer will have to pay a \$3000 deductible compared to families in Kenai who will only pay a \$1000 deductible. The reason for this huge difference is that Kenai has a Health Reimbursement Arrangement program (HRA). Homer can and should still set up a HRA program so our workers don't start next year \$3000 in the hole.

Kenai has used an HRA program for over 10 years now. Terry Eubank, finance director for the city of Kenai, is extremely positive about HRAs and uses them every year in Kenai's strategy to get good insurance quotes. To do this, Kenai gets quotes for policies that have high deductibles in order to get really low quotes. Kenai then uses a Health Reimbursement Arrangement program to help their workers and families pay the high deductibles. Terry says HRAs are a win-win proposition whereby the city gets really low quotes due to the high deductibles and then uses the HRAs to help the workers pay their high deductibles. Everybody wins.

An HRA program for a city the size of Homer can be set up in 5 days or less. And an HRA program is completely separate from a regular health insurance program with different companies and different start dates. For example, the city of Kenai uses Flex Plan Services, Inc. to administer their HRA program which starts in January. On the other hand, they use Premera to administer their health insurance program which starts in July.

An HRA program for a city with 104 employees would cost \$6000 to set up and administer the first year, less if we only had 86 employees participating. On top of the administration costs would be the costs to reimburse employees and families for part of their deductibles. A preliminary estimate for 104 employees would be \$70,000 per year for an HRA program. For 86 employees, it would be \$61,000 per year.

So where would the money come from to pay for an HRA program in Homer? On page 240 of the City of Homer Draft Budget for 2015 is data for the Health Insurance Fund (see attached handout). After paying all expenses, it shows an Ending Fund Balance of \$366,449 for year 2014. The \$61,000 to set up and operate an HRA could be taken from this fund and it would still have \$305,449 remaining.

Next year, by going fully insured, Walt Wrede reports that Homer will spend only \$1,100 per employee per month which is one of the lowest - if not the absolute lowest - amounts of any city in Alaska (see attached handout). The \$61,000 HRA program for Homer would cost \$59 per employee per month. Even if we added \$59 per month for an HRA program to the \$1100 cost, Homer would still only be spending \$1159 per employee per month next year. I believe the last time Homer spent only \$1159 per employee per month was 9 years ago in 2006. Even if we added a great HRA program, Homer will still be spending one of the lowest – if not the absolute lowest – amounts of any city in Alaska for health care.

So there you have it. We have the time – 5 days – to set up an HRA for Homer workers. And we have the money in the insurance account already. Furthermore, by setting up a Health Reimbursement Arrangement program now, during next year's insurance negotiations, Homer could use Kenai's excellent strategy of getting really low quotes due to high deductibles which are then partially reimbursed through an HRA program. Homer will save money and Homer's families will save money as well. And with an HRA already in place, Homer will be in a much better position to negotiate really good quotes in 2016 using the Kenai strategy. This is a Win – Win – Win situation. We need to set up a Health Reimbursement Arrangement program for Homer now.

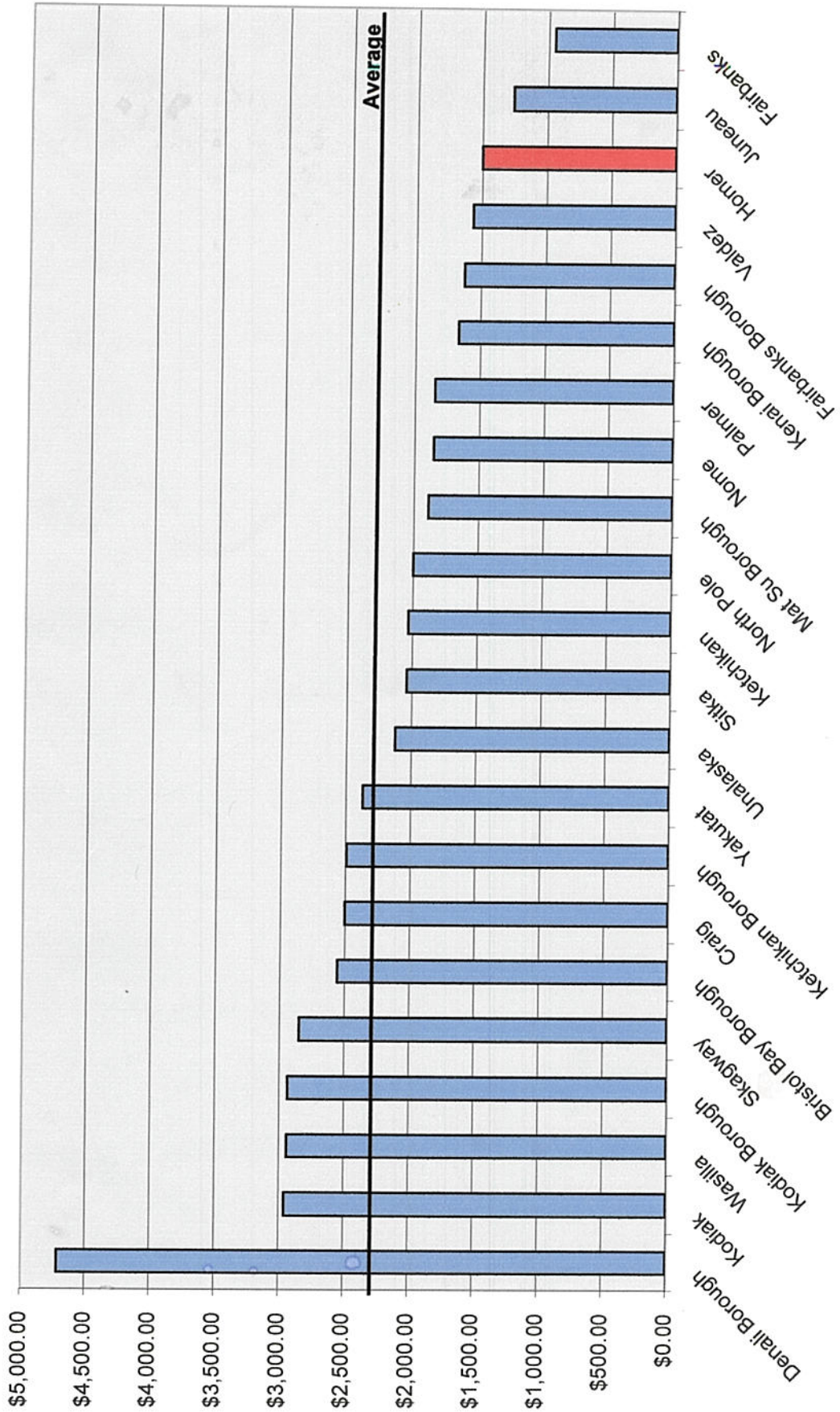
City of Homer  
2015 Operating Budget

<b>600 HEALTH INSURANCE FUND</b>												Proposed		Increase/Decrease	
A/C Num.	Categories & Descriptions	12/31/09 Actual	12/31/10 Actual	12/31/11 Actual	12/31/12 Actual	12/31/13 Actual	Adopted 12/31/14 Budget	Amended 12/31/14 Budget	Proposed 12/31/15 Budget	From Prior Yr. Amended \$	%				
<b>Revenues</b>															
4801	Interest	-	1,484	-	-	-	-	-	0	0	0.0%				
4902	Other Revenue	3,569	422	-	-	1,861,748	208,681	208,681	0	(208,681)	-100.0%				
<b>4904</b>	<b>Contri Health</b>	<b>1,834,941</b>	<b>1,788,369</b>	<b>1,553,908</b>	<b>1,559,289</b>	<b>4,556</b>	<b>1,818,829</b>	<b>1,818,829</b>	<b>1,412,400</b>	<b>(406,429)</b>	<b>-22.3%</b>				
4907	Employee Health Contrib.	-	-	-	117,930	144,483	190,351	190,351	137,053	(53,298)	-28.0%				
4910	Employee Dental Contrib.	-	-	-	-	-	13,042	13,042	12,000	(1,042)	-8.0%				
4911	Employee Vision Contrib.	-	-	-	-	-	598	598	500	(98)	-16.4%				
4992	Transfers Operating	-	-	-	-	800,000	-	-	0	0	0.0%				
	<b>Total Revenues</b>	<b>1,838,510</b>	<b>1,790,275</b>	<b>1,553,908</b>	<b>1,677,219</b>	<b>2,810,787</b>	<b>2,231,501</b>	<b>2,231,501</b>	<b>1,561,953</b>	<b>(669,548)</b>	<b>-30.0%</b>				
<b>Expenses</b>															
5102	Fringe Benefits	-	-	-	-	-	4,484	4,484	5,000	516	11.5%				
5104	Fringe Benefits	-	-	-	-	-	116	116	-	(116)	-100.0%				
5210	Prof & Spec Svc	95,720	47,303	58,603	96,533	85,179	66,999	66,999	70,000	3,001	4.5%				
5246	Health Ins Clms	1,118,734	1,090,563	1,285,767	1,780,281	1,978,754	1,301,708	1,301,708	-	(1,301,708)	-100.0%				
5247	Health Ins Prem	389,730	412,148	479,696	438,910	394,881	333,914	333,914	-	(333,914)	-100.0%				
XXXX	Health Ins Prem PMT	-	-	-	-	-	-	-	1,411,692						
5297	Health Insurance Incent.	-	-	-	-	-	60,246	60,246	65,789	5,543	9.2%				
5609	Other	2,569	2,741	2,900	2,610	3,880	780	780	4,000	3,220	412.5%				
	<b>Total Expenses</b>	<b>1,606,754</b>	<b>1,552,755</b>	<b>1,826,965</b>	<b>2,318,334</b>	<b>2,462,694</b>	<b>1,768,247</b>	<b>1,768,247</b>	<b>1,556,481</b>	<b>(1,623,458)</b>	<b>-91.8%</b>				
	<b>Ending Fund Balance</b>	<b>231,756</b>	<b>469,275</b>	<b>196,218</b>	<b>(444,897)</b>	<b>(96,804)</b>	<b>366,449</b>	<b>366,449</b>	<b>371,921</b>	<b>5,472</b>					
		Audited	Audited	Audited	Audited	Audited	Audited	Audited							



2014

Health Insurance Premiums paid by Cities and Boroughs in Alaska  
per month for Employees with Families







## City of Homer

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

## 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

### Memorandum 14-175

**TO:** Mayor Wythe and Homer City Council

**FROM:** Walt Wrede

**Date:** November 24, 2014

**SUBJECT:** Natural Gas Distribution System

#### ***STATUS REPORT***

#### ***HOMER NATURAL GAS DISTRIBUTION SYSTEM SPECIAL ASSESSMENT DISTRICT***

#### Introduction / Background

The Homer Natural Gas Distribution System project has a history of public discussion and Council action that goes back to 2009 when the possibility of a gas line extending to Homer from the North Fork looked more and more realistic. I will not attempt to rehash all of that history here, but it did seem useful to highlight the significant Council actions that got us to where we are today.

- When it adopted Resolution 12-069, the City Council initiated a Natural Gas Distribution System Special Assessment District. The Resolution contained a finding that all parcels of real property would be assessed equally because they would be provided access to gas.
- Resolution 12-081 contained and endorsed an improvement plan for the Special Assessment District. The plan included a per-lot assessment estimated to be \$3,283.30. This amount was a preliminary estimate and was subject to adjustment based upon the City's actual costs incurred for the improvement and the number of parcels on the final assessment roll.
- Ordinance 12-46 appropriated \$50,165 for the first round of assessment district administrative costs and for public outreach and education. The funds were to be recovered later through property assessments.
- Ordinance 13-02 formally created the Homer Natural Gas Distribution System Special Assessment District.
- Ordinance 13-03 (S) (2) authorized the City to issue Natural Gas Distribution System Special Assessment Bonds in an amount not to exceed \$12,700,00 to finance the project.

- Ordinance 13-09 appropriated funds in the amount of \$539,368 for administration and direct services provided in support of the assessment district and established a project budget. The funds were to be recovered over ten years through property assessments.
- Resolution 13-017 (S) authorized and approved a construction contract between the City of Homer and Enstar Natural Gas Company in an amount not to exceed \$12,160,632.

### Construction Summary

The gas distribution system construction project was completed in two seasons. This is impressive because there were many knowledgeable and experienced parties who were skeptical that a job of this size and scope could be done in two seasons. The original plan was for the “Core Area” in downtown to be constructed in 2013 and the East End, Spit, and Bluff areas to be completed in 2014. The warm winter in 2013-2014 enabled the contractors to accelerate the schedule and work on the Spit was completed during the winter months. Work in parts of the West Hill area began earlier in the season than originally anticipated.

The end result was that the entire project was completed several months early. Again, we cannot say enough about the contractors who worked for Enstar. They did an excellent job and responded quickly to City or citizen inquiries. Enstar, the contractors, and the City staff worked very well together and coordinated their efforts toward a common goal. Problems were resolved quickly and efficiently. Our early concerns about traffic disruptions, dust, property owner complaints, and general public inconvenience did not materialize except for a very few isolated incidents. In summary, the project went about as smoothly as anyone could have hoped for.

The contract between the City and Enstar contained a preliminary estimate that the project would consist of 392,000 linear feet or 74.24 miles of pipe. Those numbers were refined later when the engineered / design plan was completed in preparation for the bidding process. The designed plans called for 377,054 linear feet or 71.41 miles of pipe. The final constructed / installed number is 375,835 linear feet or 71.18 miles of pipe.

There are many reasons for the differences between the estimates in the contract, the engineered plans, and the final construction numbers. First, estimates became much more precise as Enstar moved from the preliminary drawings used for project planning and contract discussion purposes to the engineered, bid ready documents used later. Most of the adjustments were mutually agreed upon. For example, there were instances where the alignment of a section of pipe was changed because a more direct and shorter route was identified. There were times where it was decided not to construct sections of pipe that were in the original design because the right of way was not cleared or constructed, there were no other utilities present, no structures to be served, and construction would have been expensive with little or no benefit. There were instances where pipe was eliminated because all of the adjacent lots could be served from different directions and the pipe was redundant (Poopdeck ROW). There were also instances where additional pipe was installed due to unforeseen circumstances such as the Enstar’s inability to obtain easements.

One of the major reasons this project went far more smoothly than anyone anticipated was the fact that much more of the project was “bored” than the design or bid documents anticipated. Boring costs are significantly more per unit than “trenching”. The original design and cost estimate

anticipated that boring would only be used to avoid or mitigate damage to sensitive areas like streams, wetlands, or steep trenches. It would also be used in downtown areas where there would be potential conflicts with other utilities or infrastructure and/or restoration costs (pavement, sidewalks) would be high if trenching were employed. In short, the plan was to trench as much as possible to keep costs and ultimately assessments as low as possible.

The project design and bid documents called for 7.8 miles or 10% of the project to be bored and 64.33 miles or 90% of the project to be trenched. In the end, 46.02 miles or 65% of the pipe was installed using boring technology and 25.16 miles or 35% was installed by trenching. As you can see, this is a significant difference. There are a number of reasons for this. They include:

- Preliminary engineering and fieldwork, conducted mostly in winter and without the benefit of field locates, did not anticipate or identify all of the areas where boring was preferred or necessary.
- Most of the decisions to bore were made independently by the contractors because they found it to be in their best interest to do so. For example, UTI received a discount on the normal per unit cost of boring in year one because of the anticipated volume of work. Other times contractors determined that it was cheaper and easier to bore because they could avoid permitting, mitigation, and restoration costs that might be associated with trenching. In all cases where the contractors decided independently to bore, they were paid the trench price.
- In some cases the City agreed to boring in advance due to special circumstances. For instance, on Kachemak Drive and on Skyline Drive, there were areas where Enstar could only obtain vital easements if it agreed to bore. If we had refused, important gas loops would not have been completed and we would have been left with dead end lines. In addition, a significant number of parcels that were included in the assessment district and whose owners wanted gas would not have been served. We determined it was worth the extra money in those cases.

### Property Served

A benefited or served property in the Homer Natural Gas Distribution System Assessment District is defined as a property that has a gas line fronting its property line or one that is close enough, as in the case of a cul-de-sac, to be accessed with a normal service line. The preliminary assessment roll contained 3,855 properties to be assessed. This number was used to calculate the estimated assessment per property. Assessment rolls are often changing and evolving based upon new information and circumstances and this one is no exception. It will likely change several more times between now and the time Council approves the final roll. The Council has already amended the preliminary assessment roll several times by resolution, most recently through adoption of Resolution 14-092-A.

The current, amended roll contains 3,816 properties to be assessed. This is a reduction of 39 properties. This is important to note because 39 fewer properties at an estimated assessment of \$3,283 per property results in a \$128,037 reduction in revenue; revenue that is needed to repay the City's loan. Following is break down of those 39 properties:

- 11 properties were removed from the roll due to lot line vacations which occurred prior to the deadline established by Council.
- 9 properties were exempted from assessment because they were not benefitted. These are properties that are not developable for some reason, pursuant to criteria established by Council resolution.
- 19 properties were excluded from the assessment district because they were not served due to mutual decisions by the City and Enstar (See Construction Summary Above).

As requested by Council, the Planning Department will produce a large map that can be placed on the wall for the next meeting on December 8, 2014. This map will show where the gas lines are constructed, which properties are served, and which properties are either exempted or not served.

### Project Cost

The estimated total project cost prior to construction was \$12,700,000. This number includes the not to exceed contract price with Enstar (\$12,160,632) plus the City budgeted administration and direct costs (\$539,368). The news is good with respect to both components of the budget. The final negotiated post construction project cost was \$12,085,632 or \$75,000 below the not to exceed contract amount. The City's costs are \$273,756 or \$265,612 below the approved budget. This figure includes anticipated administrative expenses that will accrue during the next phase of assessment district approval and finalization in 2015.

Therefore, the final project cost is \$12,359,388. This is \$340,612 below the total project budget. So, the news so far is good. The project was completed on time and under budget. An added financial benefit is the fact that the City will not have to draw down as much money on its loan with the Borough as expected.

### Condominiums

The preliminary assessment roll included full assessments for each individual condominium unit within a condominium building or complex. Kenneth W. Castner III sued the City (3HO-13-38 CI) and argued that the condominium complex he had an ownership interest in should only receive one assessment for the parcel it was located on. The City argued otherwise based upon the clear language of the relevant statute and second opinions obtained by attorneys experienced in this area of law. The judge ruled in favor of Castner and against the City. The City believes this was a flawed decision for many reasons but decided that on balance, it was not worth the time, effort, and expense to appeal. It is not my intent to rehash this case here.

The judge's decision had the potential to have very significant impacts upon the assessment roll and the assessment amount ultimately paid by the remaining property owners. For example, if the City only levied one assessment per lot for condominium units, approximately 102 properties would be dropped from the assessment roll. One hundred and two properties times the projected per property assessment is \$334,000 in lost revenue needed to repay the Borough loan. This lost revenue and additional cost would have to be shifted to the remaining property owners in the assessment district.

Since the judge rendered his decision, Tom Klinkner and I have spent time weighing the costs and benefits of various alternative approaches to assessing Condos. We have tried to balance the



competing requirements of the judge's decision, the statutes, the desire to achieve a degree of proportionality and fairness for all property owners, and other financial, legal, and political considerations.

A recommendation from Tom on how to proceed with the assessment of condos is attached and Tom will be available to discuss this with you in person at the November 24 meeting. In short, Tom concludes, all things considered, that the City would be best served by issuing one assessment per lot for condo buildings and dividing the assessment by the number of condos in the building. Exceptions to this approach would include condos with individual service lines and/or meters. So for example, in Mr. Castner's case, if we apply one assessment to the property, subtract the separate tax parcels that are owned in common, and divide it by the number of condo units (assuming 5), you wind up with an assessment for each condo of about \$657.00. This approach complies with the law and assigns individual assessments to each condo. Therefore, the assessment roll does not lose 102 properties. However, the bottom line is still the same. Approximately \$334,000 in assessment revenue is lost which will have to be made up somehow. This amount may be reduced somewhat when condos with individual service lines or meters are accounted for.

The discussion in the next section on projected assessments assumes that the Council will accept Tom's recommendation. We understand that may not be the case. If the Council wants to discuss this further in more detail, including legal strategies and the potential legal costs, benefits, and risks associated with other alternatives, I would suggest an executive session soon, before the final assessment roll is produced for public consumption in late January. If Council does not object or question the recommendation, this is the approach the administration will take in preparing the final assessment roll. Remember that Council will still have public hearings on the final roll and the opportunity to hear property owner objections. The Council will have additional opportunities to amend the roll at that time as it sees appropriate before final approval.

### Projected Assessments

Following is a chart that shows what the estimated property assessment will be using the new, updated information we have on total project costs and the number of properties to be assessed. Keep in mind that this will likely change slightly before the final roll is produced as new information on individual condos is produced and other information emerges during the public comment and objection period. For information purposes, this chart contains a comparison of the original assessment estimate vs. the current, post project estimate and a comparison of what assessments will be if each individual condo unit receives a full assessment rather than one assessment per lot divided by the number of condos.

Original Cost Estimate: \$12,657,147 (This is the first estimate that was used to calculate estimated assessments)

Final Total Project Cost: \$12,359,388

	<u>Number of Parcels</u>	<u>Assessment</u>	<u>Difference from original</u>
Original Estimate	3855	\$3,283.31	
Condos Fully Assessed	3816	\$3,238.83	-- \$44.48
Condos Assessed Per Lot	3714	\$3,327.78	+ \$44.47

It should be noted that the City will be receiving quarterly Free Main Allowance rebate payments from Enstar for the next ten years. The City receives rebates every time a property owner hooks up to natural gas. The rebate is a way to partially reimburse the City for its initial investment in the distribution system infrastructure. Kachemak City has been receiving rebates that average in the neighborhood of \$800.00 per property. If Enstar's projections on future customers are close to accurate, the City should be receiving Free Main Allowance payments that total \$1.2 Million or more. The Council has talked about applying the FMA toward reducing property assessments. If it does so, the assessment in the end could be less than \$3,000.

#### Next Steps

Between now and January, the staff will be working on tuning up the final assessment roll and making sure the new assessment software program is operational. The final assessment roll is scheduled to be on the Council agenda the second meeting in January. Once the final roll is introduced, Council will follow the process prescribed in Title 17 of the code. The process will include opportunities for the landowners in the assessment district to object and to point out errors and omissions.

In the interim, it would be good for the Council to consider several other items:

- Confirm and formalize how the FMA payments will be used and allocated.
- Consider a set of recommendations, still to be submitted, regarding SAD code changes that will streamline administration.
- Consider incentives for payment in full. For example, it is my understanding that for Borough USADs, if property owners pay the assessment in full within 60 days of billing, there is no interest charged and no lien against the property is recorded. This works to the advantage of both the City and the property owner.



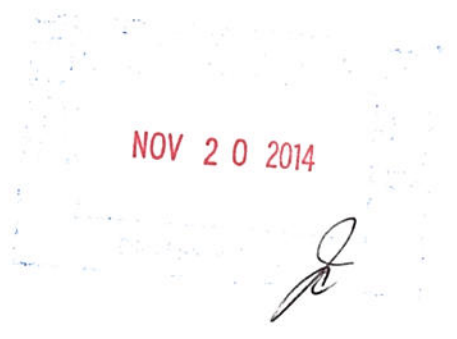
# TONSINA, LLC

東科

elements of construction

November 20, 2014

Homer City Council  
491 E Pioneer Ave  
Homer, AK 99603



*Hand Delivered*

Dear Council Members:

I have read the memoranda from the City Attorney and City Manager regarding assessments for the natural gas distribution line. I urge you to stick to the original premise of assessing each lot the same: big lots, little lots, occupied lots, unoccupied lots, lots owned by corporations, lots owned by partnerships. All lots to be treated the same.

Condominium units are not lots. They were created for two purposes: to create a taxable parcel and to present a transferable title. The lots are controlled by the condominium association which assesses the unit owners for the common costs.

The City should not involve itself in dividing assessments, either. It interferes with the business of the associations and will lead to over and under assessment of units that are not necessarily equal in any other regard.

Sincerely:

Ken Castner





## City of Homer

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

## 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

November 10<sup>th</sup>, 2014

Linda Kwon, Program Coordinator

Office of Rural Health Policy, HRSA  
5600 Fishers Lane  
Rockville MD 20857

Dear Ms. Kwon,

The City of Homer supports South Peninsula Behavioral Health Services, on behalf of the MAPP community health improvement coalition, in its application for grant funding through HRSA's Outreach Program (RFP #HRSA-15-039). The collaborative processes, partnerships, and increased communication around local data collection have been invaluable to increasing awareness and prioritizing strategies to prevent the transmission of trans-generational Adverse Childhood Experiences in our community. The City of Homer supports the community goal to Increase Family Well-being and is committed to participating in moving this goal forward.

The City of Homer values the tremendous potential the coalition process has for improving health outcomes for our residents. The HRSA grant provides necessary backbone support to bring disparate organizations and elements of the community together with a shared vision. In addition to filling a seat on the MAPP steering committee, some examples of how the City of Homer is and will continue to participate in the goal of increasing family well-being through the five protective factors are: the Parks, Arts, Recreation and Community (PARC) needs assessment, economic development initiatives, and support of Green Dot.

PARC is a coalition of community members and organizations who value culture, recreation and the arts (including MAPP) that is overseeing a City of Homer funded needs assessment. This assessment is the first step in creating a more aligned culture, park, and recreation presence in Homer, factors that contribute to the infrastructure necessary to increase family well-being.

The City of Homer is dedicated to sustainable economic development in Homer. By capitalizing on assets like our Port and Harbor, robust visitor industry and livability, the City is always striving to provide the infrastructure and environment that produces family-sustaining jobs in the community.

Green Dot is an educational program that promotes violence prevention through bystander intervention. The City of Homer has taken an active role in Green Dot by providing half the funding for the local match to bring Green Dot to Homer and training all employees in Green Dot.

Homer is in the ideal position to use HRSA funding to take our coalition building to the next level as we come together as a community to increase family well-being. If you would like more information about the City of Homer and its role in the proposed workplan, please don't hesitate to contact me.

Sincerely,



Walt Wrede, City Manager





## City of Homer

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

Office of the City Clerk

491 East Pioneer Avenue  
Homer, Alaska 99603

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

(p) 907-235-3130

(f) 907-235-3143

### Memorandum 14-172(S)

TO: MAYOR WYTHE AND CITY COUNCIL  
FROM: PARKS AND RECREATION ADVISORY COMMISSION  
THRU: RENEE KRAUSE, CMC, DEPUTY CITY CLERK  
DATE: NOVEMBER 21, 2014  
SUBJECT: AMENDED RECOMMENDATION ON THE MEMBERSHIP OF THE PROPOSED  
BEACH POLICY REVIEW TASK FORCE FOR BISHOP'S BEACH

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At the regular meeting on November 20, 2014 the commission discussed making an amendment to their recommendation on the membership makeup of the task force.

Following is the amended membership recommendation:

Amend the recommendation to reflect a Task Force created with 7 members – four members being a member of council, the Chief of Police or his representative and two Parks and Recreation commissioners and that the remaining three members should possess some of the following: a resident, property or business owner from the area of Bishop's Beach and Old Town Homer, a non-resident of the area, can live outside of Homer, a person from the younger demographic (over 18 under 30) and/or a person interested in the environmental aspects that Bishop's Beach provides (does not have to be a professional.)

Recommendation: Approve the request to form a Task Force with the amended membership guidelines.



Excerpt of the November 20, 2014 minutes from the Regular Meeting of the Parks and Recreation Advisory Commission:

#### INFORMATIONAL MATERIALS

##### F. Memorandum to Council Re: Beach Policy Task Force

Commissioner Archibald wanted to reconsider the membership makeup in their recommendation to Council. He felt that it would be wise to include two Parks and Recreation commissioners on the task force in case Commissioner MacCampbell was not available.

Commissioner Lowney agreed with that change and stated that they overlooked one group and that was the younger age group who frequented that park and beach. She would like to add that to the task force.

Ms. Krause noted that they were beginning to get too large a Task Force and that size would not be conducive to effective meetings.

STEFFY/BRANN – MOVED THAT THEY AMEND THE RECOMMENDATION TO REFLECT A TASK FORCE CREATED WITH 7 MEMBERS - FOUR MEMBERS BEING A MEMBER OF COUNCIL, THE CHIEF OF POLICE OR HIS REPRESENTATIVE AND TWO COMMISSIONERS AND THAT THE REMAINING THREE MEMBERS SHOULD POSSESS SOME OF THE FOLLOWING: A RESIDENT, PROPERTY OR BUSINESS OWNER FROM THE AREA OF BISHOP’S BEACH AND OLD TOWN HOMER, A NON-RESIDENT OF THE AREA, CAN LIVE OUTSIDE OF HOMER, A PERSON FROM THE YOUNGER DEMOGRAPHIC(OVER 18 UNDER 30) AND/OR A PERSON INTERESTED IN THE ENVIRONMENTAL ASPECTS THAT BISHOP’S BEACH PROVIDES (DOES NOT HAVE TO BE PROEFSSIONAL.)

There was a brief discussion that they may have applicants that have many of those qualifications in just one member. Staff explained that this committee or task force if formed by the Council would be discussed at the meeting at 5:00 p.m. on Monday, November 24, 2014 and if approved then a Resolution to form the Task Force would be written and approved at the December 8th Council meeting. The soonest anyone would be appointed would be the second meeting in January. Staff additionally advised the commission to be prepared to have to work on this issue themselves.

VOTE. YES. NON-OBJECTION. UNANIMOUS CONSENT.

Motion carried.



City of Homer  
Beach Policy Task Force  
Homer, AK 99603

NOV 19 2014

November 19, 2014

Thank you for addressing the ongoing problems at Bishop's Beach. As a past member of the first Beach Policy Task Force, I am writing to encourage the current Beach Policy Task Force to endorse strengthening regulations limiting motor vehicle use on Bishop's Beach. The original Beach Policy Task Force attempted to resolve problems such as increased erosion from vehicular traffic and habitat destruction, vehicles driven erratically and endangering pedestrians and wildlife, and vehicles stuck at low tide and becoming submerged by the incoming tides causing discharge of pollutants into the bay. There were problems with garbage, excessive noise and destruction of habitat including removing driftwood that protected the berms from erosion.

The Beach Policy Task Force worked with members of the community to develop policies that would provide for multiple uses. The areas where motor vehicles were restricted (and enforced) have regenerated and provide habitat for birds and other wildlife. These regenerated areas also protect the beaches and berms from erosion. The beach areas where motor vehicles are driven continue with the same problems as before: garbage, noise, and vehicles stranded at low tide and destruction of habitat. The risk for injury by motor vehicles is a deterrent for parents with young children and for anyone there to experience the natural environment.

While I currently live in the Soldotna area, I have maintained a home and small business in the Homer area. Homer is a destination for thousands of visitors each year and many of them are there to experience the beautiful environment and wildlife including birding. There is a couple from North Carolina scheduled to visit Homer during the month of June 2015 and they are avid bird watchers. In fact, when discussing their trip to Homer, the woman told me that they have travelled throughout Alaska, but they have chosen Homer for this particular trip due to its birding opportunities and the quality experience they remember from their first visit.

Bishop's Beach is important to the quality of life in Homer as are the other beaches surrounding the city. The beaches and berms provide valuable wildlife habitat and protect the ridges and bluffs from continued erosion. I encourage you to work diligently to protect the environment of Homer including restricting vehicle access to Bishop's Beach. I say this after having lived in Homer for more than 20 years and then moving first to Eagle River and now Soldotna. Homer displays a community pride not readily visible in these areas. Homer attracts visitors and citizens who care about its scenic beauty and wildlife, the arts, fine restaurants and of course fishing. These qualities will sustain this vibrant, healthy community. I recognize your dilemma with meeting the multiple demands on a limited resource, but it is a limited resource in need of additional protection.

Sincerely,  
Patricia Cue

NOV 19 2014  


*Brenda Dolma*

4276 Shirley Ct.  
Homer, Alaska 99603  
Phone (907) 235-6517  
dolma@ptialaska.net

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November 19, 2014

Esteemed Park and Recreation Commission Members,

*Like many cities, Homer is experiencing growing pains. Bishop's Beach is being loved to death. What our community has been doing with signs and education is clearly not working after 13 years of unenforceable policy. It is prudent to consider proposing an ordinance with consistent enforcement that restricts East Bishop Beach as a protection zone in order to respond to changing needs and condition of the area. The vehicular use is negatively impacting the habitat, wildlife; diminishing human opportunities for the "nature cure" while increasing unauthorized camping as well as beach parties that involve youth and adult binge drinking. Research shows that enforcement of a policy that responds to a community problem provides the greatest impact. It is a critical time to implement policy with a proposed ordinance to protect Bishops Beach, restricting uses (prohibit the operation of all motorized vehicles and alcohol use at Bishops Beach), clear signage (preparing clear signage such as a red slash with a vehicle including 4wheelers), public education, penalties for violations and enforcement.*

*The decisions made now impact the future health of our community, the residents of Homer and our environment. Policy made today will assist in maintaining the quality of life in our Hamlet by the Sea. In the interim, prior to the implementation of an ordinance please put up a visual sign that clearly demonstrates no vehicles on east Bishops Beach and create a barricade that impedes vehicles from driving east and request police assistance (at least during lunch and after school) to inform the public that East Bishops Beach is pedestrian only. Thank you for all your efforts and leadership to preserve the existing habitat, creating a town that mirrors beauty of Kachemak Bay.*

*Sincerely*

*Brenda Dolma*





Five cars at high tide East Bishops Beach November 5, 2014. (I walk the beach most days and seldom count less than 5 cars parked at East Bishops Beach in the past several years. This public behavior must be altered to protect the health of the beach and our community)

Sample Ordinance:

Myrtle Beach Ordinance

**Possession or consumption of alcoholic liquors, beer or wine on the beach or beach accesses prohibited.**

It shall be unlawful for any person to possess or consume any alcoholic liquors, beer, ale, porter, wine or any other similar malt or fermented beverage on any public beach, public beach access, street end adjacent to the beach, or any government land immediately adjacent to the beach, except as otherwise lawfully permitted.

**Sleeping on public beach or public access after 9:00 p.m. prohibited.**

It shall be unlawful for any person to sleep on the public beach or public access between the hours of 9:00 p.m. and 8:00 a.m.

No person shall engage in any aquatic activity or activities on the beach or public access while intoxicated or under the influence of any narcotic drug, barbiturate or marijuana, or prescription drug, nor shall any person engage in reckless behavior or negligent manner so as to endanger the life, limb or property of any person while in the water, on the beach or on a public access.

**Except for essential vehicles, it shall be unlawful for any person to drive or operate any motorized vehicle of any kind or nature upon the public beach or within public marsh areas within the county limits.**

- b. Except for essential vehicles, it shall be unlawful for any person to park any wheeled conveyance, including but not limited to any motor vehicles, motor cycles, golf carts, or similar type vehicles on the beach or beach access.

Any animal that is permitted to be on the beach must be on a hand-held leash not to exceed seven (7) feet in length and under the direct control of the person having custody of the animal. Persons in control of the animal are responsible for the clean-up of any animal refuse. Animals are not allowed on the beach between the hours of 10:00 a.m. and 5:00 p.m., from May 1 up to and including Labor Day. No reptiles, exotic animals, wild or feral animals are allowed on the on any public beach, public beach access, street end adjacent to the beach, or any government land immediately adjacent to the beach, except as otherwise lawfully permitted

Violations started at \$100 for the first violation and increased \$100 for each following violation.