

Session 19-34 a Regular Meeting of the Homer City Council was called to order on November 25, 2019 by Mayor Ken Castner at 6:00 p.m. at the City Hall Cowles Council Chambers located at 491 E. Pioneer Avenue, Homer, Alaska, and opened with the Pledge of Allegiance.

PRESENT: COUNCILMEMBERS: ADERHOLD, EVENSEN, HANSEN-CAVASOS, LORD, SMITH, VENUTI

STAFF: CITY MANAGER KOESTER
CITY CLERK JACOBSEN
POLICE CHIEF ROBL
PORT DIRECTOR HAWKINS
CITY PLANNER ABOUD
PERSONNEL DIRECTOR BROWNING
LIBRARY DIRECTOR BERRY
FIRE CHIEF KIRKO

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

The following changes were made: **Consent Agenda Ordinance 19-54**, An Ordinance of the City Council of Homer, Alaska Amending the 2019 Operating Budget to Appropriate an Amount not to Exceed \$50,000 from the HART Fund for the Purpose of Developing a Wayfinding-Streetscape Plan for the City of Homer, Authorizing the City Manager to Prepare an RFP for Consultant Services and Authorizing the Establishment of a Wayfinding and Streetscape Task Force with the Consultant. Venuti/Smith. **Ordinance 19-54(S)**, with the same title. Written public comments. **Resolution 19-083**, A Resolution of the City Council of Homer Alaska Strongly Discouraging any Legislative or Regulatory Changes that Erode Oil Spill Prevention and Response Standards; Stating that if the System Created after the 1989 Oil Spill is Weakened, Alaskans will Likely Face an Increased Risk of Reliving Another Major Oil Spill; and Asking the State of Alaska to Halt the Department of Environmental Conservation's Public Scoping Process Until Detailed Information is Provided to the Public as to the Driving Factors that led to this Regulatory and Statutory Reform Initiative. Aderhold. Article from PWSRCAC website and letter to Regulatory Commission of Alaska as backup. **Visitors** Homer Chamber of Commerce – Jan Knutsen, Interim Director and Tom Soderholm, Board President. **Public Hearings Ordinance 19-49**, An Ordinance of the City Council of Homer, Alaska Imposing a Temporary Six-Month Moratorium on Applications for Professional Offices and Medical Clinics in the Residential Office District and Directing the Planning Commission to Make a Recommendation to the City Council for the Creation of a Medical District in the Vicinity of the South Peninsula Hospital During this Time Frame. Smith. **Ordinance 19-49(S)**, An Ordinance of the City Council of Homer, Alaska Imposing a Temporary Six-Month Moratorium on Applications for ~~Medical Clinics~~ Conditional Use Permits in the Residential Office District and Directing the Planning Commission to Make a Recommendation to the City Council for the Creation of a Medical District in the Vicinity of the South Peninsula Hospital During this Time Frame. Smith. Memorandum 19-156 with attachments from City Planner as backup and Proposed amendments from Councilmember Aderhold; **Ordinance 19-51**, An Ordinance of the Homer City Council Appropriating Funds for the Calendar Years 2020 and 2021 for the General Fund, the Water Fund, the Sewer Fund, the

Port/Harbor Fund, Capital Projects, and Internal Service Funds. City Manager. Budget amendment re: Hosting AML Summer Conference 2021; **City Manager's Report** 2020 Homer Facility Tour Schedule

LORD/VENUTI MOVED TO APPROVE THE AGENDA AS AMENDED.

There was no discussion.

VOTE: NON OBJECTION: UNANIMOUS CONSENT

Motion carried.

MAYORAL PROCLAMATIONS AND RECOGNITIONS

PUBLIC COMMENT ON MATTERS ALREADY ON THE AGENDA

Karin Marks, city resident and Economic Development Advisory Commission Chair, commented in support of Ord 19-54(S). She shared some history of the development of the recommendation from the Economic Development Advisory Commission of a Wayfinding and Streetscapes plan for the city.

Nicole Arevelo, city resident and Economic Development Advisory Commissioner, commented in support of Ordinance 19-54(S). She shared her experience working on the spit in the summer and visitors not being aware of downtown and Old Town. A structured plan for signage will help with that.

Angie Newby, city resident, commented in support of Ordinance 19-54(S) and shared about her time on the former Public Arts Committee's and their work on Gateway signage. She appreciates that this broadens the scope to a Wayfaring signage opportunity and the benefits for our locals and tourists.

Jan Knutson, Interim Director of the Homer Chamber and also the Visitor Center Manager, commented in support of Ordinance 19-54(S) and the benefits of this for visitors to Homer. The Chamber Board of Directors endorses this ordinance unanimously.

Adele Person, city resident, served on the Pioneer Avenue Task Forces and works at Bunnell Street Art Center. She commented in support of 19-54(S) and explained at Bunnell they are working on a project to put more public art installations that would segue well into this.

Taz Tally, non-resident, commented in support of 19-54(S) and the benefits of Wayfinding. He suggested including digital and mobile wayfinding as part of the overall plan as most people rely heavily on their phones to get around.

RECONSIDERATION

CONSENT AGENDA (Items listed below will be enacted by one motion. If a 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. City Council Unapproved Meeting Minutes for October 14 and 28, 2019 Regular Meetings and October 28, 2019 Special Meeting. City Clerk. Recommend adoption.
- b. Memorandum 19-145 from Deputy City Clerk Re: Liquor License Renewal for Harbor Grill and Liquor License Transfer for Little Mermaid. Recommend approval.
- c. Ordinance 19-53, An Ordinance of the City Council of Homer, Alaska Amending Homer City Code 1.16.040 Fine Schedule and Chapter 5.42 Carryout Bags, Sections 5.42.020 Definitions and 5.42.020 Exceptions. Venuti. Recommended dates Introduction November 25, 2019, Public Hearing and Second Reading December 9, 2019.

Memorandum 19-147 from Special Projects and Communications Coordinator as backup

- d. Ordinance 19-54, An Ordinance of the City Council of Homer, Alaska Amending the 2019 Operating Budget to Appropriate an Amount not to Exceed \$50,000 from the HART Fund for the Purpose of Developing a Wayfinding-Streetscape Plan for the City of Homer, Authorizing the City Manager to Prepare an RFP for Consultant Services and Authorizing the Establishment of a Wayfinding and Streetscape Task Force with the Consultant. Venuti/Smith. Recommended dates Introduction November 25, 2019, Public Hearing and Second Reading December 9, 2019.

Memorandum 19-148 from Special Projects and Communications Coordinator as backup

Moved to Ordinances item c. Aderhold.

- e. Resolution 19-082, A Resolution of the City Council of Homer, Alaska Urging the Alaska Department of Transportation and Public Facilities to Keep the Silvertip Maintenance Station Open. Aderhold. Recommend adoption.
- f. Resolution 19-083, A Resolution of the City Council of Homer Alaska Strongly Discouraging any Legislative or Regulatory Changes that Erode Oil Spill Prevention and Response Standards; Stating that if the System Created after the 1989 Oil Spill is Weakened, Alaskans will Likely Face an Increased Risk of Reliving Another Major Oil Spill; and Asking the State of Alaska to Halt the Department of Environmental Conservation's Public Scoping Process Until Detailed Information is Provided to the Public as to the Driving Factors that led to this Regulatory and Statutory Reform Initiative. Aderhold. Recommend adoption.

- g. Resolution 19-084, A Resolution of the Homer City Council Approving an Operating Agreement Between the Kenai Peninsula Borough and the South Peninsula Hospital Inc. dated January 1, 2020 and also Approving the Kenai Peninsula Borough and South Peninsula Hospital Inc.'s Request to Sublease a Portion of the Hospital to the U.S. Department of Veterans Affairs on the City Leased Property Tract A-2, South Peninsula Hospital Subdivision 2008 Addition, Filed as Plat No. 2008-92. City Manager. Recommend adoption.
- h. Resolution 19-085, A Resolution of the City Council of Homer, Alaska Encouraging Proper Pronunciation of Cowles Council Chambers as Continued Recognition for the City of Homer's First Mayor. Evensen. Recommend adoption.

Item d. was moved to Ordinances item c. Aderhold

City Clerk Jacobsen read the consent agenda.

VENUTI/LORD MOVED TO APPROVE THE RECOMMENDATIONS OF THE CONSENT AGENDA AS READ.

VISITORS (10 minutes)

- a. South Peninsula Hospital Report - Ryan Smith, CEO (10 minutes)

Ryan Smith, South Peninsula Hospital CEO, thanked the Council for adopting Resolution 19-084 on the Consent Agenda. He reported on the hospitals ownership and governance, and finances. He reviewed their leadership team, and provided an update on their efforts to rent the Kachemak Building following the closure of Medicenter. He explained that Carol Klamsner, DNP, has joined the South Peninsula Hospital team and will be in that building along with general surgeons, Dr. Boling and Dr. Larsen. Mr. Smith also reported the hospital received its Trauma Level IV recertification, it will have a new CT Scanner in June, Home Health was named to 2018's HomeCare Elite list, received an American Physical Therapy Association Award, along with other updates and events.

- b. Homer Chamber of Commerce – Jan Knutson, Interim Executive Director and Tom Soderholm, Board President (10 minutes)

Jan Knutson, Interim Executive Director and Tom Soderholm, Board President reviewed the annual statistics for the Homer Chamber of Commerce. They have 30 volunteer hosts who have given over 2700 hours of their time to almost 16,000 visitors who have called or come in. At \$15 per hour, that's close to \$40,000 in kind services to the Chamber. With an increase in visitors and conferences this year, they've prepared welcome packets for 12 major conferences. There will be 10 Holland America cruise ships coming into port this summer and there are volunteer hosts to welcome the passengers, and provide visitor guides, and assist with activities and buses to town when they disembark, and at the bus stops around town.

They reviewed information about events in 2019 including the spring Winter King Tournament, shoulder season events, and moving from the summer long Halibut Derby to a tournament style event in June. They announced the upcoming events including Tree Lighting ceremony and events on December 5th, Winter Carnival Parade on February 9th, cleanup day the first week in May, and others. They touched on relocation packages, the new neighbor program, and local partnerships. They thanked Council for consideration of renewal of the marketing contract with the City and proposed additional funds to expand and enhance the visitor center on the spit \$12,000 for seasonal staffing and \$2000 for improvements to the building. Lastly they introduced the recently hired Executive Director, Brad Anderson.

ANNOUNCEMENTS / PRESENTATIONS / REPORTS (5 Minute limit per report)

a. Committee of the Whole Report

Councilmember Lord reported Council discussed the 2020-2021 budget and focused on proposed amendments and reviewed the project closeout work the Finance Department has been working on.

b. Worksession Report

City Manager Koester reported the Council discussed the Homer Accelerated Water and Sewer Fund and heard from the accounting firm Altman and Rogers who took a deep look at it. They have recommendations to Council to get the fund balance back into a positive nature and allow special assessment districts to begin again in the City.

c. Special Meeting Report

Councilmember Lord reported Council met in executive session to discuss the Thomas Stroozas v. City of Homer lawsuit and give direction to Attorney Pinkel of JDO Law.

d. Mayor's Report

Mayor Castner reported several members were at the Alaska Municipal League conferences in Anchorage last week. Elected officials attend as well as affiliate groups, including the Clerks and Managers. He attended as well as Councilmembers Aderhold, Lord, Venuti, Evensen, and Hansen-Cavasos. Melissa Jacobsen was elected as President of the Alaska Association of Municipal Clerks, Katie Koester was elected as President of the Alaska Municipal Management Association, and Bryan Hawkins is currently serving as the Alaska Harbormasters Association President. There is a lot of leadership coming out of Homer right now. Our Borough Mayor and Assembly members were there and we had a good opportunity to talk about broader community problems and events.

e. Borough Report

f. Library Advisory Board

Gordy Vernon, Library Advisor Board member, reported the Board has been discussing an Endowment Fund and working with foundations to see what they have to offer.

g. Planning Commission

h. Economic Development Advisory Commission

- i. Memorandum from Economic Development Advisory Commission Re: Recommendations for Ordinance 19-47 to Repeal HCC 2.76 Economic Development Advisory Commission

Karin Marks, Economic Development Advisory Board Chair, reported at their last meeting the Commission voted to support Ordinance 19-54 and look forward to it passing as there is a lot of support for it. They also developed their recommendation for Ordinance 19-47 regarding disbanding the Commission that's included in the packet.

i. Parks Art Recreation and Culture Advisory Commission

Ingrid Harrald, Parks Art Recreation and Culture Advisory Commissioner, shared her thankfulness for the support from staff and all they do for the Commission and community, and also for the Council. She reported on the Commissions upcoming letter to editor regarding summer Camp Hosts. The Commission recently discussed camping and schedules, increased vandalism in the parks, held a walkthrough at Karen Hornaday Park to look at traffic calming and discuss ideas, and the memo to Council supporting HART funds for trail maintenance. She commended Parks Staff for upping their game in litter pickup in the parks, it's been noticed and received positive feedback. They also had productive discussion with Deputy City Planner Engebretsen and Parks Maintenance Coordinator Steffy on camping at Mariner Park and ways to maintain the capacity of camp sites on the spit. The Commission has also commented in support of the Wayfinding and Streetscapes plan.

j. Port and Harbor Advisory Commission

k. Americans with Disabilities Act Compliance Committee

Councilmember Aderhold reported the Committee had a meeting scheduled, but didn't have a quorum to meet. She announced there is an opening on the Committee and anyone interested can inquire at the Clerk's Office.

l. Employee Committee Report

- i. Memorandum from Employee Committee Re: Request for a COLA for FY 2020 & 2021 to Match Inflation

Deputy City Planner Julie Engebretsen and Library Technician David Bernard, Employee Committee Chair and Co-Chair reported to Council on the Committees support of the proposed budget amendment for the COLA in 2020 and 2021.

PUBLIC HEARING(S)

- a. Ordinance 19-49, An Ordinance of the City Council of Homer, Alaska Imposing a Temporary Six-Month Moratorium on Applications for Professional Offices and Medical Clinics in the Residential Office District and Directing the Planning Commission to Make a Recommendation to the City Council for the Creation of a Medical District in the Vicinity of the South Peninsula Hospital During this Time Frame. Smith. Introduction October 14, 2019 Public Hearing and Second Reading November 25, 2019

Ordinance 19-49(S), An Ordinance of the City Council of Homer, Alaska Imposing a Temporary Six-Month Moratorium on Applications for ~~Medical Clinics~~ Conditional Use Permits in the Residential Office District and Directing the Planning Commission to Make a Recommendation to the City Council for the Creation of a Medical District in the Vicinity of the South Peninsula Hospital During this Time Frame. Smith.

Mayor Castner opened the public hearing.

Lane Chesley, city resident and property/business owner in the the affected area, commented in support of Ordinance 19-49 and thanked the Council and Planning Commission for taking up this important zoning matter.

There were no further comments and the hearing was closed.

SMITH/LORD MOVED TO ADOPT ORDINANCE 19-49 BY READING OF TITLE ONLY FOR SECOND AND FINAL READING.

SMITH/LORD MOVED TO SUBSTITUTE ORDINANCE 19-49(S) FOR 19-49.

It was noted the substitute is a product of the Planning Commission's review and the City Attorney has had an opportunity to review it.

VOTE (motion to substitute): NON OBJECTION: UNANIMOUS CONSENT

Motion carried.

ADERHOLD/LORD MOVED TO AMEND LINES 8 AND 25, TO ADD NON-RESIDENTIAL IN FRONT OF CONDITIONAL.

There was no discussion.

VOTE (amendment): NON OBJECTION: UNANIMOUS CONSENT

Motion carried.

ADERHOLD/LORD MOVED TO DELETE LINES 29 AND 30.

Councilmember Aderhold explained the language should be in the section to be ordained and she'll propose similar language in another amendment.

VOTE (amendment): NON OBJECTION: UNANIMOUS CONSENT

Motion carried.

ADERHOLD/LORD MOVED TO REVISE LINES 40-42 TO READ "THE CITY WILL NOT ACCEPT ANY ADDITIONAL CONDITIONAL USE PERMIT APPLICATIONS THAT ARE SUBJECT TO THIS MORATORIUM. THIS DOES NOT APPLY TO THOSE CONDITIONAL USE PERMIT APPLICATIONS THAT HAVE BEEN PREVIOUSLY RECEIVED AND/OR APPROVED."

Councilmember Aderhold commented this just changes the wording to make it more grammatically correct.

VOTE (amendment): NON OBJECTION: UNANIMOUS CONSENT

Motion carried.

ADERHOLD/VENUTI MOVE TO AMEND LINE 44 TO ADD "SECTION 2. THE PLANNING COMMISSION IS DIRECTED TO WORK WITH THE NEIGHBORHOOD AND PRODUCE RECOMMENDATIONS REGARDING THE CREATION OF A MEDICAL DISTRICT BY JUNE 30, 2020. THE RECOMMENDATIONS SHOULD COME IN THE FORM OF A DRAFT ORDINANCE AND A MEMO EXPLAINING THE RECOMMENDATIONS AND PROCESS FOLLOWED TO DEVELOP THEM."

There was brief discussion confirming the time line is acceptable to Councilmember Smith who sponsored the ordinance.

VOTE (amendment): NON OBJECTION: UNANIMOUS CONSENT

Motion carried.

ADERHOLD/LORD MOVED TO REVISE LINES 37 AND 38 TO READ "A MORATORIUM ON ISSUING NON-RESIDENTIAL CONDITIONAL USE PERMITS FOR THE AREA DISPLAYED IN ATTACHMENT A SHALL BE IN EFFECT UNTIL JUNE 30, 2020."

Councilmember Aderhold confirmed this is not redundant, it's clarify language on those two lines.

VOTE (amendment): NON OBJECTION: UNANIMOUS CONSENT

Motion carried.

There was no further discussion on the main motion as amended.

VOTE (main motion as amended): NON OBJECTION: UNANIMOUS CONSENT.

- b. Ordinance 19-50, An Ordinance of the City Council of Homer, Alaska Amending Homer City Code 21.30 Marine Industrial Zoning District Section 21.30.020 Permitted Uses and Structures, to add Boat Sales, Rentals, Service, Repair and Storage, and Boat Manufacturing as Permitted Uses and Section 21.30.050 Conditional Uses and Structures to Remove Boat Sales, Rentals, Service, Repair and Storage, and Boat Manufacturing as Conditional Uses. Planning Commission. Introduction October 28, 2019 Public Hearing and Second Reading November 25, 2019.

Mayor Castner opened the public hearing. There were no comments and the hearing as closed.

VENUTI/LORD MOVED TO ADOPT ORDINANCE 19-50 BY READING OF TITLE ONLY FOR SECOND AND FINAL READING.

There was no discussion.

VOTE: NON OBJECTION: UNANIMOUS CONSENT.

Motion carried.

- c. Ordinance 19-51, An Ordinance of the Homer City Council Appropriating Funds for the Calendar Years 2020 and 2021 for the General Fund, the Water Fund, the Sewer Fund, the Port/Harbor Fund, Capital Projects, and Internal Service Funds. City Manager. Introduction October 28, 2019, Public Hearing and Second Reading November 25, 2019 and December 9, 2019, Second Reading December 9, 2019.

Mayor Castner opened the public hearing.

Marilyn Sigman, city resident and Pratt Interim Executive Director, introduced the new Executive Director, Jennifer Gibbins, who starts next week. She quickly highlighted the museum and its history, and emphasized how critical the operating funds from the City are to the Pratt.

Aaron Glidden, city resident and Port Maintenance Supervisor, requested Council support for the amendment proposed by Councilmember Aderhold regarding the cost of living adjustment (COLA) to employee wages. He addressed the overall benefits related to matching inflationary trends, employee retention, and employee recruitment.

Ryan Browning, city resident and Police Lieutenant, commented in support of the proposed amendment for the employee COLA and noted several inflationary impacts in our community. He also commented in support of the proposal for an additional police officer position. He addressed the liability for the Department of their current staffing level that is inadequate based on our local population.

Jason Hoffman, non-resident and city employee, commented in support of the proposed amendment for the employee COLA. He shared that it's a privilege to serve community and

and assist in running the Wastewater and Water Treatment Plants. He shared some history of transitioning into his position four and half years ago and how the COLA helps to inflation proof wages.

Bryan Hawkins, non-resident and Port Director, commented in support of the proposal put forward by the Employee Committee the proposed amendment for the employee COLA.

Robert Archibald, city resident and Parks Art Recreation and Culture Advisory Commissioner, recognized Community Recreation Manager Mike Illg for all he does for the community and that he could use more staffing. He commented in support of a recreation position and benefits of community recreation for the youth in our community.

Larry Slone, city resident, commented he generally isn't opposed to the proposed budget amendments, but would appreciate is more objective standard criteria brought in to reviewing the requests. He feels their requirements for amendments should be more stringent.

Mayor Castner opened the floor for discussion and amendments.

LORD/ADERHOLD MOVED TO AMEND THE BUDGET TO INCLUDE A POLICE OFFICER 1 POSITION IN THE AMOUNT OF \$92,930 IN 2020 AND \$98,775 IN 2021.

Councilmember Lord commented she believes the amendments in the packet include objective data driven support. She addressed the need for another police officer and this request has been brought forward for several years. The statistics of coverage related to the case load are truly critical to address from a public safety standpoint and city liability stand point.

There was brief discussion regarding the impacts of adding a new officer to a reduction in overtime for the department.

VOTE (amendment): NON OBJECTION: UNANIMOUS CONSENT.

Motion carried.

ADERHOLD/VENUTI MOVED MOVED TO APPROVE THE AMENDMENT TO INCREASE THE COST OF LIVING ALLOWANCE FOR CITY EMPLOYEES AS STATED IN THE PACKET (Increase 2020 to 3% and reduce in 2021 to1%).

Councilmembers Aderhold, Lord, Venuti, Evensen, and Hansen-Cavasos commented in support of the amendment, noting the data driven information from the parity study that's done every five years, the benefits of making adjustments over time to keep the pay scale relevant, as well as benefits for employee retention and recruitment.

Councilmember Smith commented he supports the COLA proposed in the City Manager's budget, but does not support the amendment. In looking at the big picture, he doesn't agree

that it's fair. He doesn't appreciate the Employee Committees effort to roll the City Manager's decision. He believes the salary and wages per department are already inflation proof.

Mayor Castner commented labor and "other stuff" seem to move in lockstep, if other stuff is more expensive, labor will catch up. Right now we're in zero inflation. He explained how inflation is tied to national debt, and he worries that we're creating an expectation that whatever inflation is, we're going to make an automatic adjustment, but he thinks every year it needs to be examined.

VOTE (amendment): YES: ADERHOLD, HANSEN-CAVASOS, LORD, VENUTI, EVENSEN
NO: SMITH

Motion carried.

Mayor Castner asked for a recess at 8:11 p.m. and called the meeting back to order at 8:18 p.m.

VENUTI/ADERHOLD MOVED TO APPROVE THE AMENDMENT FOR ALASKA MUNICIPAL LEAGUE SUMMER CONFERENCE.

It was explained that the City of Homer is Homer is hosting the AML Summer Conference in 2021 and this addresses the associated costs to the city.¹

VOTE (amendment): NON OBJECTION: UNANIMOUS CONSENT

Motion carried.

ADERHOLD/LORD MOVED TO APPROVE THE TRANSFER TO FIRE RESERVES 2020-\$215,264 AND 2021-\$40,000.

City Manager Koester explained this amendment addresses the emergency funds allocated last meeting and funding upcoming projects.

VOTE (amendment): NON OBJECTION: UNANIMOUS CONSENT.

Motion carried.

VENUTI/ADERHOLD MOVED TO AMEND TO INCREASE FOR COUNCIL TRAVEL AUTHORITY.

Councilmember Venuti commented regarding the importance of Councilmembers having the ability to travel to AML conferences. This would allow for three people to attend the AML Winter and Summer Conferences and Mayor and Council to attend the AML Annual Local Government Conference programs.

¹ Clerk's note: Homer is scheduled to host the AML Summer Conference in 2022.

There was brief discussion related to funding adjustments used in the amendment.

VOTE (amendment): NON OBJECTION: UNANIMOUS CONSENT

Motion carried.

LORD/ADERHOLD MOVED TO ADD A \$20,000 EXPENDITURE IN 2020 FROM HART FUNDS FOR THE SPIT PARKING STUDY.

Councilmember Lord noted the justification included in the packet. There are a lot of ways to look at parking, and how to manage it and maximize our space out there. We need to move this forward from safety perspective and land use perspective.

Question was raised if it's appropriate to expend HART funds for this project. City Manager Koester shared she thinks it's a reasonable funding source, however Council can request a legal review or change the funding source. A legal review was requested.

There was further discussion supporting the amendment and the need to have a parking study done for the spit.

LORD/ADERHOLD MOVED TO POSTPONE THIS AMENDMENT UNTIL DECEMBER 9TH.

VOTE (postpone): NON OBJECTION: UNANIMOUS CONSENT

Motion carried.

LORD/ADERHOLD MOVED TO AMEND FOR FY 2021 \$50,000 TO UPDATE THE SPIT COMPREHENSIVE PLAN WITH FUNDING FROM CARMA AND PORT AND HARBOR RESERVES.

This project ties in well with the spit parking plan and is timely with the port expansion efforts.

VOTE (amendment): NON OBJECTION: UNANIMOUS CONSENT

Motion carried.

ADERHOLD/VENUTI MOVED TO AMEND TO INCLUDE TWO HPD DISPATCH WORKSTATIONS.

City Manager Koester explained this amendment this replaces two old workstations at a time when the contractor will be here installing the workstation that was approved through a prior ordinances. There is an overall savings in taking care of all of the workstations at one time, rather than one now, and have the contractor come back to install two more at a later time.

VOTE (amendment): NON OBJECTION: UNANIMOUS CONSENT

Motion carried.

ADERHOLD/VENUTI MOVED TO AMEND FOR ADA PARKING ON THE SPIT.

Councilmember Aderhold noted the project is part of the Capital Improvement Plan to improve city resources for ADA compliance. This was proposed by Port and Harbor but was not included in the City Manager's budget. This addresses improving existing parking spaces, not creating new ones.

VOTE: NON OBJECTION: UNANIMOUS CONSENT

Motion carried.

Councilmembers discussed the memo provided by the Parks Art Recreation and Culture Advisory Commission (PARCAC). In response to questions City Manager Koester noted the original request is on page 20 of the draft budget. She explained it wasn't funded in her budget because it's an expansion of services, which she feels is a Council decision, and PARCAC hadn't had an opportunity to review it. Since that time PARCAC has reviewed it and submitted the memo in tonight's packet. It was further clarified the budget request was for just under \$13,000 and the PARCAC request was for \$15,000, and it would be appropriate to propose a budget amendment as listed in the budget request on page 20.²

LORD/ADERHOLD MOVED TO AMEND THE FY 20 BUDGET TO INCLUDE THE PAGE 20 REQUEST IN OUR BUDGET.

Councilmember Aderhold shared her agreement with PARCAC regarding this request.

VOTE: NON OBJECTION: UNANIMOUS CONSENT

Motion carried.

- d. Resolution 19-080, A Resolution of the City Council of Homer, Alaska Amending the Homer Tariff No. 1 Under Rule 9-Anchoring, Rule 12-Vehicle Parking, Rule 13-Wharfage, Demurrage and Free Time, Rule 26-Fish Dock Rates, and Rule 27-Small Boat Harbor Rules and Regulations. City Manager/Port Director. Follows Ordinance 19-51.

Mayor Castner opened the public hearing. There were no comments and the hearing was closed.

- e. Resolution 19-081, A Resolution of the City Council of Homer, Alaska Amending the City Fee Schedule under Administrative Fees, City Clerk Fees, and Port and Harbor Fees. City Clerk. Follows Ordinance 19-51.

² Clerks note: The amount submitted in the original budget request referenced on page 20 is \$12,944.

Resolution 19-081(S), A Resolution of the City Council of Homer, Alaska Amending the City Fee Schedule under Administrative Fees, City Clerk Fees, and Port and Harbor Fees. City Clerk. Follows Ordinance 19-51.

Memorandum 19-154 from City Clerk as backup

Mayor Castner opened the public hearing. There were no comments and the hearing was closed.

VENUTI/ADERHOLD MOVED TO SUBSTITUTE ORDINANCE 19-081(S) FOR 19-081.

In response to questions, City Manager Koester explained the \$25 fine for smoking prohibited in city facilities, vehicles and water craft is being removed and moved into the fine schedule. The animal shelter fees are being amended to reflect the actual cost to adopt a pet. The shelter includes the cost for spay/neuter, vet check, vaccinations, and microchipping, and while that's stated in the fee schedule, it didn't include the actual cost. She will get more information and report back regarding the sale of vehicle exceeding noise limits.

VOTE (motion to substitute): NON OBJECTION: UNANIMOUS CONSENT

Motion carried.

Mayor Castner noted Ordinance 19-51 and Resolutions 19-080 and 19-091(S) will come back for a second public hearing at their next meeting.

ORDINANCE(S)

- a. Ordinance 19-55, An Ordinance of the City Council of Homer, Alaska Amending Homer City Code Amending Homer City Code 2.08.040, Bylaws for Council Procedures to Establish that Newly Elected Members will be Seated at a Special Meeting Following the Canvass of the Election; and 4.35.404 Certification of Election to Clarify the Time for Certification of a Regular and Special Election. Evensen/Hansen-Cavasos. Recommended dates Introduction November 25, 2019, Public Hearing and Second Reading December 9, 2019.

EVENSEN/LORD MOVED TO POSTPONE TO THE NEXT MEETING.

Councilmember Evensen commented this can be taken up another time, there are more pressing items to be discussed tonight.

VOTE: NON OBJECTION: UNANIMOUS CONSENT

Motion carried.

- b. Ordinance 19-56, An Ordinance of the City Council of Homer, Alaska Moving Expenditures in the Amount of \$92,852.24 Previously Allocated from the General Fund Operating Fund to now be Allocated from the Natural Gas Line Capital Project Fund for Legal and Travel Related Expenses Associated with ENSTAR Tariff Filing 310-4. Mayor. Recommended dates Introduction November 25, 2019, Public Hearing and Second Reading December 9, 2019.

LORD/VENUTI MOVED TO INTRODUCE ORDINANCE 19-56 BY READING OF TITLE ONLY.

Mayor Castner explained ENSTAR pays the City a small amount of the cost of the construction of the system, it's called the Free Main Allowance (FMA). The FMA comes in and it's generally to the benefit of the whole customer group. It will continue to come in annually for a time as new customers get service, and using the FMA to offset this bill, which benefits every customer, is a fair use of the FMA.

Councilmembers Lord and Aderhold asked for a legal review. This seems similar to the earlier question of use of the HART Funds.

VOTE (introduction): NON OBJECTION: UNANIMOUS CONSENT

Motion carried.

- c. Ordinance 19-54, An Ordinance of the City Council of Homer, Alaska Amending the 2019 Operating Budget to Appropriate an Amount not to Exceed \$50,000 from the HART Fund for the Purpose of Developing a Wayfinding-Streetscape Plan for the City of Homer, Authorizing the City Manager to Prepare an RFP for Consultant Services and Authorizing the Establishment of a Wayfinding and Streetscape Task Force with the Consultant. Venuti/Smith. Recommended dates Introduction November 25, 2019, Public Hearing and Second Reading December 9, 2019.

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LORD/VENUTI MOVED TO INTRODUCE ORDINANCE 19-54 BY READING OF TITLE ONLY.

LORD/VENUTI MOVED TO SUBSTITUTE ORDINANCE 19-54(S) FOR 19-54.

Councilmember Lord noted the substitute provides funding and account information.

VOTE (substitute): NON OBJECTION: UNANIMOUS CONSENT

Motion carried.

There was brief discussion confirming staff has enough information to prepare a scope of work for the RFP, and that a resolution would come forward to provide more direction for the task force referenced in the ordinance.

LORD/ADERHOLD MOVED TO AMEND LINE 30 TO ADD TO LINE 30 WHEREAS, STREETScape PLANNING GIVES US THE OPPORTUNITY TO INCREASE BUSINESS ACTIVITY, GENERATE TAX REVENUE AND A HIGH RETURN ON INVESTMENT IN OUR CENTRAL BUSINESS DISTRICT WITH PEDESTRIAN-FRIENDLY INFRASTRUCTURE AND LAND USE IMPROVEMENTS SUCH AS A CONNECTED, EASILY WALKABLE SET OF SIDEWALKS AND TRAILS THAT OFFER PERSONAL SECURITY AND TRAFFIC SAFETY, PUBLIC PARKING SOLUTIONS, AND PUBLIC GATHERING OR RESTING AREAS AT REASONABLE INTERVALS.

There was brief discussion.

VOTE (amendment): NON OBJECTION: UNANIMOUS CONSENT.

Motion carried.

VOTE (introduction): NON OBJECTION: UNANIMOUS CONSENT

Motion carried.

CITY MANAGER'S REPORT

a. City Manager's Report

Councilmember Lord noted the information regarding the seawall and asked to have this on an agenda so they have adequate time to discuss it. Councilmember Aderhold volunteered to work with the City Manager on potential next steps.

City Manager Koester reported the police station is well ahead of schedule and the next milestones will be truss and sheet roof, finishing main level slab, and installing roofing. She's requested a budget update, which she will provide to Council.

PENDING BUSINESS

- a. Resolution 19-071, A Resolution of the City Council of Homer, Alaska Accepting the 2018 Comprehensive Annual Financial Report with Audit and Financial Statements and Acknowledging the Management Letter Submitted by the City's Independent Auditor, BDO, USA, LLP and Authorizing the City Manager to Execute the Financial Report. City Manager/Finance Director.

Memorandum 19-149 from Finance Director as backup

Mayor Castner explained there is a motion on the floor, postponed from October 14, 2018 to adopt Resolution 19-071 by reading of title only. He opened the floor for further discussion.

Mayor Castner commented he was not happy with the audit. When he provided his questions to the auditors he was devastated by their responses. He's concerned with their process and that what they do isn't really an audit.

Councilmember Smith concurred. In his mind the report is in no way comprehensive, they only audit certain parts of our financial books, and regardless of what's required it's misleading what's being presented to the public.

There was discussion regarding the audit process, and changes that have been made over the last few years, like having an separate of having a separate audit firm help us prepare us prepare our audit, which is then audited by BDO.

VOTE: NON OBJECTION: UNANIMOUS CONSENT.

Motion carried.

NEW BUSINESS

- a. Memorandum 19-150 from City Clerk Re: Right of Way Evaluation Team

ADERHOLD/LORD MOVED TO APPOINT COUNCILMEMBERS LORD AND EVENSEN TO THE RIGHT OF WAY EVALUATION TEAM.

Councilmember Aderhold explained she felt at least one sponsor of the resolution should be on the working group.

VOTE: NON OBJECTION: UNANIMOUS CONSENT.

Motion carried.

- b. Memorandum 19-151 from Councilmembers Aderhold and Venuti Re: City Council Retreat Planning

ADERHOLD/VENUTI MOVED TO SCHEDULE A WORKSESSION ON DECEMBER 9TH FOR FURTHER DISCUSSION ON THE CITY COUNCIL RETREAT.

There was no discussion.

VOTE: NON OBJECTION: UNANIMOUS CONSENT

Motion carried.

- c. Memorandum 19-152 from City Clerk Re: Travel Reimbursement for Councilmember Venuti's Attendance at the Alaska Municipal League Conference in Anchorage on November 20 and 21, 2019

EVENSEN/LORD MOVED TO APPROVE REIMBURSEMENT FOR COUNCILMEMBER VENUTI'S ATTENDANCE AT AML ON NOVEMBER 20 AND 21"

There was no discussion.

VOTE: NON OBJECTION: UNANIMOUS CONSENT

Motion carried.

- d. Memorandum 19-153 from Councilmember Lord Re: Traffic Calming Policy

LORD/VENTI MOVED TO AUTHORIZE CITY STAFF TO WORK ON A TRAFFIC CALMING POLICY AS OUTLINED IN MEMORANDUM 19-153.

Councilmember Lord commented the memo outline issues with speeding around town and thinks the next step is to flesh out guidelines.

VOTE: NON OBJECTION: UNANIMOUS CONSENT

Motion carried.

RESOLUTIONS

COMMENTS OF THE AUDIENCE

Larry Slone, city resident, commented he agrees with Council's decision to add a police officer position, but doesn't agree with the decision regarding the cost of living allowance. agrees with police officer, but comment was about pay cut to scenery.

Philip Gonzalez, Jr. comment in support of an additional police officer and shared concerns about speeding in the residential areas and danger to kids and pedestrians.

COMMENTS OF THE CITY ATTORNEY

COMMENTS OF THE CITY CLERK

City Clerk Jacobsen had no comment.

COMMENTS OF THE CITY MANAGER

City Manager Koester had no comment.

COMMENTS OF THE MAYOR

Mayor Castner commented about the pressure staff has been under on the accelerated review of things. He had hoped to start earlier in the year but ENSTAR got in the way. It's been a monumental task but there are things that need to be cleaned up. If we have ambitions of building a \$120 million new port, we need to show the capacity of handling our money prudently. He appreciates all the effort from Finance Director Walton and her staff.

COMMENTS OF THE CITY COUNCIL

Councilmember Lord commented regarding the the Alaska Municipal League Government Conference, it's an awesome community of elected officials who are volunteers and trying to do what's best for their community. After AML she went to Seattle for the Pacific Marine Expo to be in the United Fishermen of Alaska Booth, it was really interesting. Homer has a great presence at the Expo from the Port, the Marine Trades Association, and a lot of members from the fishing fleet. She encouraged people to go to the Homer hockey games, there's great food and its fun to watch. She appreciates the feedback from the EDC regarding Ordinance 19-47, and invited feedback about traffic concerns. Lastly she wished her husband Ben, Happy Birthday.

Councilmember Venuti commented she's wearing an orange ribbon in memory of domestic violence that has gun violence. She let listeners know Homer United Methodist Church is hosting a Thanksgiving meal from 3:00-5:00 p.m. on Thursday that's free to the public and everyone is welcome. She wished everyone Happy Thanksgiving and said she's thankful for everyone on the Council and the way they work together.

Councilmember Evensen wished everyone a happy holiday weekend, and said it's the busiest weekend for traveling so he encouraged everyone to be safe.

Councilmember Smith commented the Homer High School Hockey team won the End of the Road Tournament and the Lady Mariners won the State Volleyball Tournament for the first time in 20 years. He thanked the Lions Club and associated members for their efforts to deliver over 200 food boxes to community members in and around Homer. He said December 3rd is National Cookie Day, and quoted Mookie Wilson who said, about being in a slump, "I comfort myself by saying if I believe in dinosaurs, then somewhere, they must be believing in me," "And if they believe in me, then I can believe in me"

Councilmember Aderhold commented about attending the AML Conference and that it's hugely valuable, she'll have a report on the sessions she attended at the next meeting. She's happy they are adopting more funding so they all can attend. She wished everyone Happy Thanksgiving.

Councilmember Hansen-Cavasos appreciated the opportunity to attend the Newly Elected Officials training at AML, it was very helpful and informative, and she met a lot of great people.

She said Wednesday is Senior Night for the High School Wrestling Team and wished everyone Happy Thanksgiving.

ADJOURN

There being no further business to come before the Council Mayor Castner adjourned the meeting at 9:52 p.m. The next Regular Meeting is Monday, December 9, 2019 at 6:00 p.m., Worksession at 4:00 p.m. 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.

Melissa Jacobsen, MMC, City Clerk

Approved: _____