



**Homer City Hall**  
491 E. Pioneer Avenue  
Homer, Alaska 99603  
[www.cityofhomer-ak.gov](http://www.cityofhomer-ak.gov)

**City of Homer  
Action Agenda  
City Council Worksession  
Committee of the Whole  
Regular Meeting  
Monday, June 22, 2020 at 4:00 PM  
Cowles Council Chambers via Zoom Webinar**

**WORKSESSION AGENDA**

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

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

**AGENDA APPROVAL** (Only those matters on the noticed agenda may be considered, pursuant to City Council's Operating Manual, pg. 6)

APPROVED without discussion.

**DISCUSSION TOPIC(S)**

- a. Allocation of future CARES Act Payments
  - i. Memorandum 20-078 from Councilmembers Lord and Aderhold re: City of Homer AK CARES Act Funds

**COMMENTS OF THE AUDIENCE** (3 minutes)

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

Next Regular Meeting is Monday, July 27, 2020 at 6:00 p.m. Committee of the Whole at 5:00 p.m. and a Special Meeting at 5:00 p.m. on July 1, 2020. All meetings scheduled to be held virtually in the City Hall Cowles Council Chambers located at 491 E. Pioneer Avenue, Homer, Alaska.

Mayor Castner adjourned the meeting at 4:50 p.m.

**COMMITTEE OF THE WHOLE AGENDA**

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

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

**AGENDA APPROVAL** (Only those matters on the noticed agenda may be considered, pursuant to City Council's Operating Manual, pg. 6)

APPROVED without discussion.

## **CONSENT AGENDA**

## **REGULAR MEETING AGENDA**

### **DISCUSSION TOPIC(S)**

- a. Resolution 20-058, A Resolution of the City Council of Homer, Alaska Authorizing the City Manager to Apply to the State of Alaska, Department of Environmental Conservation (ADEC) for a Loan from the Alaska Drinking Water Fund for the Project Entitled Homer Seawall Armor Rock Improvement. City Manager/Public Works Director.

### **COMMENTS OF THE AUDIENCE**

### **ADJOURNMENT**

Next Regular Meeting is Monday, July 27, 2020, at 6:00 p.m. Committee of the Whole at 5:00 p.m., and a Special Meeting on Wednesday, July 1, 2020 at 5:00 p.m. All meetings scheduled to be held virtually from in the City Hall Cowles Council Chambers located at 491 E. Pioneer Avenue, Homer, Alaska.

Mayor Castner adjourned the meeting at 5:36 p.m.

## **REGULAR MEETING AGENDA**

### **CALL TO ORDER, PLEDGE OF ALLEGIANCE**

Session 20-21 a Regular Meeting of the Homer City Council was called to order on June 22, 2020 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:** ACTING CITY MANAGER ABBOUD  
CITY CLERK JACOBSEN  
DEPUTY CITY CLERK KRAUSE  
PUBLIC WORKS DIRECTOR KEISER  
FIRE CHIEF KIRKO  
DEPUTY CITY CLERK TUSSEY  
CITY ATTORNEY GATTI

**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 20-32, An Ordinance of the City Council of Homer, Alaska, Amending the 2020-2021 Operating Budget and Authorizing Expenditure of \$98,000 from the HART Roads Fund for the Planning, Design and Permitting of the Main Street Storm Drain and Sidewalk Project. City Manager/Public Works Director. Recommended dates: introduction June 22, 2020. Public Hearing and Second Reading July 27, 2020. Written Public Comment; Ordinance 20-36, an Ordinance of the City Council of Homer, Alaska, Amending the 2020-2021 Operating Budget and Authorizing Expenditure of \$36,000 from the HART Trails Fund for the Small Works Trails Maintenance Program and calling for the development of a Trails Program, to include a Trails Financial Plan. City Manager/Public Works Director. Recommended dates: Introduction June 22, 2020. Public Hearing and Second Reading July 27, 2020. Written Public Comment. Public Comment; City Manager's Report Updated FY 20 1st Quarter Expenditure Report, City of Homer General Fund May 2020 Report, Updated General Fund 2019 4th Quarter Report, Photos of Culvert Failures on Fairview Avenue, Letter from Alaska Food Hub/Cook Inletkeeper requesting use of the HERC facility; New Business Memorandum 20-092 from Deputy City Clerk re: Recommendation to Rescind Motion to Adopt Resolution 20-056; draft of 20-056(A) showing edits referenced in the memorandum; Ordinances Pull Ordinance 20-38, An Ordinance of the City Council of Homer, Alaska, Authorizing the Kenai Peninsula Borough to Distribute CARES Act Funding to Businesses with a Physical Location within City Limits that do not Have Sales within City Limits. Mayor.

APPROVED as amended without discussion.

## **MAYORAL PROCLAMATIONS AND RECOGNITIONS**

### **PUBLIC COMMENT ON MATTERS ALREADY ON THE AGENDA**

### **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. Homer City Council unapproved Regular Meeting Minutes of June 8, 2020 and Special Meeting Minutes of June 9 and 10, 2020. Recommend adoption.
- b. Memorandum 20-091 from Deputy City Clerk re: Approval of New Liquor License Application for The Broken Oar. Recommend approval.
- c. Ordinance 20-28, An Ordinance of the City Council of Homer, Alaska, Amending Homer City Code 21.60.060(c) Signs on Private Property, Tables 1, 2, and 3. Planning Commission. Recommended dates: Introduction June 22, 2020. Public Hearing and Second Reading July 27, 2020.

Memorandum 20-081 from Acting City Manager as backup

- d. Ordinance 20-29 An Ordinance of the City Council of Homer, Alaska Amending Homer City Code 21.46 Small Boat Harbor Overlay Zoning District, Section 21.46.060

Architectural Standards, to Remove the Requirement for Gabled Roofs. Planning Commission. Recommended dates: introduction June 22, 2020. Public Hearing and Second reading July 27, 2020

Memorandum 20-082 from Acting City Manager as backup.

- e. Ordinance 20-31, An Ordinance of the City Council of Homer, Alaska, Amending the 2020-2021 Operating Budget and Authorizing Expenditure of \$90,000 from the HART-Roads Fund to update the City's 1979 Drainage Management Plan. City Manager/Public Works Director. Recommended dates: Introduction June 22, 2020. Public Hearing and Second Reading July 27, 2020.

Memorandum 20-084 from Public Works Director as backup

- f. Ordinance 20-32, An Ordinance of the City Council of Homer, Alaska, Amending the 2020-2021 Operating Budget and Authorizing Expenditure of \$98,000 from the HART-Roads Fund for the Planning, Design and Permitting of the Main Street Storm Drain and Sidewalk Project. City Manager/Public Works Director. Recommended dates: introduction June 22, 2020. Public Hearing and Second Reading July 27, 2020

Memorandum 20-085 from Public Works Director as backup

- g. Ordinance 20-33, An Ordinance of the City Council of Homer, Alaska, Amending the 2020-2021 Operating Budget and Authorizing of \$175,000 from the HART-Roads Fund for the Small Works Road Repair Program and calling for the development of a Roads Financial Plan. City Manager/Public Works Director. Recommended dates: Introduction June 22, 2020. Public Hearing and Second Reading July 27, 2020.

Memorandum 20-086 from Public Works Director as backup

- h. Ordinance 20-34, An Ordinance of the City Council of Homer, Alaska, Amending the 2020-2021 Operating Budget and Authorizing Expenditure of \$110,000 from the HART-Roads Fund for Small Works Drainage Improvement Program. City Manager/Public Works Director. Recommended dates: Introduction June 22, 2020. Public Hearing and Second Reading July 27, 2020.

Memorandum 20-087 from Public Works Director as backup

- i. Ordinance 20-35, An Ordinance of the City Council of Homer, Alaska, Amending the 2020-2021 Operating Budget and Authorizing Expenditure of \$95,000 for the Planning, Design, and Permitting for the City of Homer Fuel Island Replacement Project. City Manager/Public Works Director. Recommended dates: Introduction June 22, 2020. Public Hearing and Second Reading July 27, 2020.

Memorandum 20-088 from Public Works Director as backup

- j. Ordinance 20-36, an Ordinance of the City Council of Homer, Alaska, Amending the 2020-2021 Operating Budget and Authorizing Expenditure of \$36,000 from the HART-

Trails Fund for the Small Works Trails Maintenance Program and calling for the development of a Trails Program, to include a Trails Financial Plan. City Manager/Public Works Director. Recommended dates: Introduction June 22, 2020. Public Hearing and Second Reading July 27, 2020.

Memorandum 20-089 from Public Works Director as backup

- k. Ordinance 20-39, An Ordinance by the City Council of Homer, Alaska, Amending the FY 2020 Capital Budget to Appropriate \$20,680 to Support the Additional Assistance Provided by Alaska Municipal League during the COVID 19 Public Health Emergency. Mayor. Introduction June 22, 2020, Public Hearing and Second Reading July 20, 2020.

Moved to Ordinances item c. Lord.

- l. Resolution 20-059, A Resolution of the City Council of Homer, Alaska, Approving and Accepting a Donation of Real Property Described as T6S R13W SEC 19 Seward Meridian HM2007031 Foothills Sub, Sunset View Estates S Addn, No 2 Phase 1 Lot 2, Block 2 from Sunset View Estates, LLC for Continued Use as a Storm Water Retention Area. City Manager.

Memorandum 20-079 from Deputy City Planner/Public Works Superintendent as backup

- m. Resolution 20-060, A Resolution of the City Council of Homer, Alaska Approving the Request for Proposals for a City Lobbyist. City Manager.

Item k. moved to Ordinances item c. Lord

ADOPTED without discussion.

## **VISITORS**

- a. South Kenai Peninsula Opioid Task Force Quarterly Update (10 minutes)
- b. Unified Command Update (20 minutes)

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

- a. Committee of the Whole Report

Rachel reported discussed consent agenda and donations,

- b. Worksession Report
- c. Mayor's Report
- d. Borough Report
- e. Library Advisory Board

- i. Library Advisory Board June 2020 Report
- f. Planning Commission
- g. Economic Development Advisory Commission

Karin pleased passed ord 20-28 first reading re; signage. It was suggestion out of the BRE Survey, it just took some time to work thru. Met June 9 updating bylaws concerning ceds. Work on ideas w/s before August meeting to vote on and proceed.

- h. Parks Art Recreation and Culture Advisory Commission
- i. Port and Harbor Advisory Commission
- j. Americans with Disabilities Act Compliance Committee

**PUBLIC HEARING(S)**

- a. Ordinance 20-26, An Ordinance of the City Council of Homer, Alaska Amending Homer City Code 11.36 Vegetation in Rights-of-Way Sections 11.36.010 Vegetation in Rights-of-Way; 11.36.020 Removal of Vegetation in Rights-of-Way and Rights-of-Way Maintenance; Repealing 11.36.030 Removal for Compliance-Public Works Director Discretion and Reenacting 11.36.030 Annual Road Maintenance Plan; and Enacting 11.36.040 Public Notice and 11.36.050 Emergency Authority. City Manager/Public Works Director. Introduction June 8, 2020 Public Hearing and Second Reading June 22, 2020.

ADOPTED with discussion.

- b. Ordinance 20-27, An Ordinance of the City Council of Homer, Alaska Accepting and Appropriating a Donation from Arnold C. Wallace in the Amount of \$5000 for the Children’s Room at the Homer Public Library. City Manager/Library Director. Introduction June 8, 2020 Public Hearing and Second Reading June 22, 2020.

ADOPTED with discussion.

**ORDINANCE(S)**

- a. Ordinance 20-30, An Ordinance of the City Council of Homer, Alaska, Amending the 2020 Operating Budget and Authorizing Expenditure of Design Funds for the Seawall Armor Rock Installation Project. Aderhold/City Manager. Recommended dates: Introduction June 22, 2020. Public Hearing and Second Reading July 27, 2020.

Memorandum 20-083 from City Engineer as backup  
 Memorandum 20-072 from City Engineer as backup  
 Memorandum 20-073 from City Engineer as backup

INTRODUCED with discussion.

- b. Ordinance 20-37, an Ordinance of the City Council of Homer, Alaska Extending the 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 that was established in Ordinance 19-49(S)(A) to September 15, 2020. Smith. Recommended dates: Introduction June 22, 2020. Public Hearing and Second Reading July 27, 2020.

INTRODUCED with discussion.

- c. Ordinance 20-38, An Ordinance of the City Council of Homer, Alaska, Authorizing the Kenai Peninsula Borough to Distribute CARES Act Funding to Businesses with a Physical Location within City Limits that do not Have Sales within City Limits. Mayor. Introduction June 22, 2020, Public Hearing and Second Reading July 20, 2020.

PULLED under agenda approval.

- d. Ordinance 20-39, An Ordinance by the City Council of Homer, Alaska, Amending the FY 2020 Capital Budget to Appropriate \$20,680 to Support the Additional Assistance Provided by Alaska Municipal League during the COVID 19 Public Health Emergency. Mayor. Introduction June 22, 2020, Public Hearing and Second Reading July 27, 2020.

ADOPTED as amended with discussion.

Amendments: Strike Line 7 and replace with appropriating; Line 10 add after emergency “from the City’s COVID-19 Fund”; Under section 1 Amend financial piece to reflect the funds will be appropriated from the City’s COVID-19 Fund.

#### **CITY MANAGER'S REPORT**

- a. City Manager's Report

#### **PENDING BUSINESS**

#### **NEW BUSINESS**

- a. Memorandum 20-092 from Deputy City Clerk re: Recommendation to Rescind Motion to Adopt Resolution 20-056

RESCINDED motion to adopt bringing Resolution 20-056 on the floor for further discussion.

FAILED with discussion.

#### **RESOLUTIONS**

#### **COMMENTS OF THE AUDIENCE**

#### **COMMENTS OF THE CITY ATTORNEY**

#### **COMMENTS OF THE CITY CLERK**

#### **COMMENTS OF THE CITY MANAGER**

## **COMMENTS OF THE MAYOR**

Mayor commented about record camping sales and messaging from Dr. Zink

## **COMMENTS OF THE CITY COUNCIL**

## **ADJOURNMENT**

Next Regular Meeting is Monday, July 20, 2020 at 6:00 p.m. Committee of the Whole at 5:00 p.m., and a Special Meeting on Wednesday, July 1, 2020. All meetings are scheduled to be held virtually in the City Hall Cowles Council Chambers located at 491 E. Pioneer Avenue, Homer, Alaska.

Mayor Castner adjourned the meeting at 9:29 p.m.