



Homer City Hall

491 E. Pioneer Avenue

Homer, Alaska 99603

www.cityofhomer-ak.gov

City of Homer

Special Agendas

City Council Worksession

Committee of the Whole

Regular Meeting

Monday, July 27, 2020 at 4:00 PM

City Hall Cowles Council Chambers via Zoom Webinar

CALL TO ORDER, 4:00 P.M.

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

Councilmember Evensen was excused.

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. Water and Sewer Rate Review
- b. Resolution 20-071, A Resolution of the City Council of Homer, Alaska Establishing the Nonprofit Economic Relief Grant Program (NERG), Household Economic Relief Grant Program (HERG), Social Services Economic Relief Grant Program (SOSERG), And Childcare Business Economic Relief Grant Program (CBERG) in Response to the Economic Downfall Caused by Measures taken to Assure Public Safety in the Face of the Covid-19 Pandemic. Lord/Aderhold/Venuti. (If time allows)

Memorandum 20-111 from Interim City Manager as backup

COMMENTS OF THE AUDIENCE (3 minutes)

ADJOURNMENT NO LATER THAN 4:50 P.M.

Next Regular Meeting is Monday, August 10, 2020 at 6:00 p.m., Committee of the Whole at 5:00 p.m. All meetings scheduled to be held virtually from 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.

Councilmember Evensen was excused.

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)

COMMENTS OF THE AUDIENCE

ADJOURNMENT NO LATER THAN 5:50 P.M.

Next Regular Meeting is Monday, August 10, 2020 at 6:00 p.m., Committee of the Whole at 5:00 p.m. All meetings scheduled to be held virtually from the City Hall Cowles Council Chambers located at 491 E. Pioneer Avenue, Homer, Alaska.

Mayor Castner adjourned the meeting at 5:50 p.m.

REGULAR MEETING AGENDA

Session 20-24 a Regular Meeting of the Homer City Council was called to order on July 27, 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, HANSEN-CAVASOS, LORD, SMITH, VENUTI

ABSENT: EVENSEN (excused)

STAFF: ACTING CITY MANAGER ABBOUD
CITY CLERK JACOBSEN
FINANCE DIRECTOR WALTON
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:** Correct Ordinance 20-48 title to read An Ordinance of the City Council of Homer, Alaska Amending the 2020 Operating Budget and Authorizing

expenditure of \$29,100 from the General Fund Fund Balance to Fund additional porta potties and handwash stations at and authorizing a sole source contract. **Visitors** Prince William Sound Regional Citizens Advisory Council (PWSRCAC) Report, Written PWSRCAC Briefing **City Manager's Report** June General Fund Monthly Report and Memorandum 20-115 from Interim City Manager Re: Follow-Up to Resolution 20-061; **New Business** Memorandum 20-108 from City Clerk Re: Vacation of the 10 foot wide drainage easement on Lot 24-A, AA Mattox Peggi's Addition Granted by Peggi's Addition (Plat HM 99-64); within Section 17, Township 6 South, Range 13 West, Seward Meridian, Alaska within the Kenai Peninsula Borough, Written public comments, **Resolutions** Resolution 20-072, A Resolution of the City Council of Homer, Alaska Approving a Policy to Establish Campground Host Stipends as a Proactive Step to Incentivize Campground Hosts for City Owned Campgrounds in an amount not to exceed \$100 per Week. City Manager/Public Works Director. Written public comment.

APPROVED as amended without discussion.

MAYORAL PROCLAMATIONS AND RECOGNITIONS

Mayor Castner congratulated for being acknowledge by the College for her work as the Learning Resource Coordinator and writing tutor at the Kachemak Bay Campus of the Kenai Peninsula College and as Advisor to the Kenai Peninsula College Student Association.

PUBLIC COMMENT ON MATTERS ALREADY ON THE AGENDA

One person commented.

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 Regular Meeting Minutes of June 22, 2020 and Special Meeting Minutes of July 1 and July 14, 2020. City Clerk. Recommend adoption.
- b. Memorandum 20-101 from Deputy City Clerk Re: Approval of New Liquor License for Homer Spit Oyster Bar. Recommend approval.
- c. Memorandum 20-102 from Deputy City Clerk Re: Retail Marijuana License Renewal for Uncle Herb's. Recommend approval.
- d. Ordinance 20-42, An Ordinance of the City Council of Homer, Alaska Amending the Official Road Maintenance Map of the City of Homer by adding 2515 Lineal Feet (.48 miles) of Urban Road on Ternview Place, Kilokak Lane, and Virginia Lyn Way. City Manager/Public Works Director. Recommended dates: Introduction July 27, 2020, Public Hearing and Second Reading August 10, 2020

Memorandum 20-103 from Public Works Inspector as backup

- e. Ordinance 20-43, An Ordinance of the City Council of Homer, Alaska Amending Homer City Code Section 11.08.090 Driveways, Road Approaches-Property of City, Relating to

Driveway Construction Permits. City Manager/Public Works Director. Recommended dates: Introduction July 27, 2020, Public Hearing and Second Reading August 10, 2020

Memorandum 20-104 from Public Works Director as backup

- f. Ordinance 20-44, An Ordinance of the City Council of Homer, Alaska Amending the 2020-2021 Operating Budget to Appropriate Funds in the Amount of \$47, 080 in the 2020 and \$99,670 in 2021 for a total of \$146,750 from General Fund Fund Balance to Fund Additional Finance Department Personnel.Lord/Aderhold. Recommended dates: Introduction July 27, 2020, Public Hearing and Second Reading August 10, 2020
- g. Ordinance 20-48, An Ordinance of the City Council of Homer, Alaska Amending the 2020 Operating Budget and Authorizing expenditure of \$29,100 from the General Fund Fund Balance to Fund additional porta potties and handwash stations at and authorizing a sole source contract. City Manager/Public Works Director. Recommended dates: Introduction July 27, 2020, Public Hearing and Second Reading August 10, 2020.

Memorandum 20-105 from Public Works Director as backup

- h. Resolution 20-065, A Resolution of the City Council of Homer, Alaska Amending the Homer Fee Schedule under Library Fees to Eliminate Late Fees and Increase the Lost or Damaged Item Processing Fee. Venuti. Recommend adoption.

Memorandum 20-106 from Library Director as backup

- i. Resolution 20-066, A Resolution of the City Council of Homer, Alaska Authorizing the City to Apply for the Municipal Arts & Culture Matching Grant Program, a Partnership between Municipal Governments and Rasmuson Foundation. Aderhold/Lord. Recommend adoption.
- j. Resolution 20-067, A Resolution of the City Council of Homer, Alaska Approving and Accepting the Donation from Shell Perretta of Wethersfield, Connecticut, for a Park Bench to be placed on the Homer Spit in Memory and Fulfillment of her Mother's Last Wishes. Venuti/Hansen-Cavasos. Recommend adoption.

Memorandum 20-107 from PARCAC as backup

- k. Resolution 20-068, A Resolution of the City Council of Homer, Alaska Stating the Critical Importance, and Supporting the Recertification, of the Cook Inlet Regional Citizens Advisory Council (Cook Inlet RCAC). Mayor. Recommend adoption.
- l. Resolution 20-069, A Resolution of the City Council of Homer, Alaska Extending the City of Homer Disaster Emergency Declaration to October 27, 2020 due to the Current and Expected Impacts of the COVID-19 Novel Coronavirus Pandemic. Mayor. Recommend adoption.

ADOPTED without discussion.

VISITORS

- a. Prince William Sound Regional Citizens Advisory Council (PWSRCAC) Report - Robert Archibald (10 minutes)

Robert Archibald, president of PWSRCAC, reported to Council.

- b. Homer Steps Up Walking Challenge Results - Derotha Ferraro, South Peninsula Hospital Director of Public Relations & Marketing (5 minutes)

Derotha Ferraro, South Peninsula Hospital Director of Public Relations & Marketing, reported on the results of the Home Steps Up walking challenge.

- c. Unified Command Report (20 minutes)

Derotha Ferraro, South Peninsula Hospital PIO, Lorne Carroll, Public Health Nurse III, and Rachel Tussey, City of Homer PIO reported to Council.

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

- a. Worksession Report

Councilmember Lord reported on Councils Worksession.

- b. Committee of the Whole Report

Councilmember Lord reported on the Committee of the Whole.

- c. Mayor's Report

- i. Community Letter Re: Alaska Marine Highway Reshaping Work Group

Mayor Castner commented regarding the Alaska Marine Highway Reshaping Work Group, attending the SetFree Alaska opening event, and conversations with Governor Dunleavy and the KPB Mayors regarding mask mandates.

- d. Borough Report

- e. Library Advisory Board

- i. Library Advisory Board Report

Library Advisory Board Chair Marcia Kuszmaul reviewed the Library Advisory Board report in the packet.

- f. Planning Commission

- i. Planning Commission Report

- g. Economic Development Advisory Commission

- h. Parks Art Recreation and Culture Advisory Commission

- i. Port and Harbor Advisory Commission
- j. Americans with Disabilities Act Compliance Committee

Councilmember Aderhold noted the 30th Anniversary of the ADA.

PUBLIC HEARING(S)

- a. 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. Introduction June 22, 2020. Public Hearing and Second Reading July 27, 2020.

Memorandum 20-081 from Acting City Manager as backup

ADOPTED without discussion

- b. 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. Introduction June 22, 2020. Public Hearing and Second reading July 27, 2020

Memorandum 20-082 from Acting City Manager as backup.

ADOPTED without discussion

- c. 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.

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

One person testified.

ADOPTED with discussion.

- d. 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. Introduction June 22, 2020. Public Hearing and Second Reading July 27, 2020.

Memorandum 20-084 from Public Works Director as backup

Ordinance 20-31(S), An Ordinance of the City Council of Homer, Alaska, Amending the ~~2020-2021 Operating~~ **Capital** 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.

ADOPTED with discussion

- e. Ordinance 20-32, An Ordinance of the City Council of Homer, Alaska, Amending the 2020 Capital 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. Introduction June 22, 2020. Public Hearing and Second Reading July 27, 2020

Memorandum 20-085 from Public Works Director as backup

One person testified.

ADOPTED with discussion.

- f. Ordinance 20-33, An Ordinance of the City Council of Homer, Alaska, Amending the 2020 Capital 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, Introduction June 22, 2020. Public Hearing and Second Reading July 27, 2020.

Memorandum 20-086 from Public Works Director as backup

ADOPTED without discussion

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

Memorandum 20-087 from Public Works Director as backup

ADOPTED without discussion

- h. 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. Introduction June 22, 2020. Public Hearing and Second Reading July 27, 2020.

Memorandum 20-088 from Public Works Director as backup

Ordinance 20-35(S), An Ordinance of the City Council of Homer, Alaska, Amending the ~~2020-2021 Operating~~ **Capital** 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.

ADOPTED Substitute with discussion

- i. 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. Introduction June 22, 2020. Public Hearing and Second Reading July 27, 2020.

Memorandum 20-089 from Public Works Director as backup

Ordinance 20-36(S), an Ordinance of the City Council of Homer, Alaska, Amending the 2020-~~2021~~ Operating **Capital** 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.

One person commented.

ADOPTED Substitute without discussion

- j. 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. Introduction June 22, 2020. Public Hearing and Second Reading July 27, 2020.

Public Works Director.

ADOPTED without discussion

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

Memorandum 20-093 from Mayor as backup

ADOPTED as amended with discussion.

Amended: Lines 10 and 29 to add City CARES Act money COVID-19 Fund

ORDINANCE(S)

- a. Ordinance 20-45, An Ordinance of the City Council of Homer, Alaska Appropriating \$4,031,326.50 in CARES Act Funds from the State of Alaska and Providing for Administrative Flexibility in the Management of these Funds. Lord/Aderhold. Recommended dates: Introduction July 27, 2020 Public Hearing and Second Reading August 10, 2020

Memorandum 20-110 from Interim City Manager as backup

INTRODUCED with discussion.

- b. Ordinance 20-46, An Ordinance of the City Council of Homer, Alaska Promoting Natural Gas as a Cleaner Heating Fuel and Amending Homer City Code Title 7 Vehicles and Traffic, Chapter 7.16 Operating, Stopping or Parking of Motor Vehicles in Beach Areas Prohibited-Exceptions, by Deleting Section 7.16.020(b). Evensen. Recommended dates: Introduction July 27, 2020, Public Hearing and Second Reading August 10, 2020

Memorandum 20-109 from Interim City Manager as backup

POSTPONED with discussion.

- c. Ordinance 20-47, An Emergency Ordinance of the City Council of Homer, Alaska Authorizing Additional Expenditures in the Amount of \$357,579 for Expenses Related to COVID-19 for Personnel Costs and Material and Service Costs.

Memorandum 20-113 from Interim City Manager as backup

Memorandum 20-114 from Interim City Manager as backup

ADOPTED with discussion

CITY MANAGER'S REPORT

Interim City Manager Abboud and Councilmembers discussed the City of Homer Road Assessment Report – Summer 2020, status of the new City Manager contract, the SBERG report and challenges, and the Water Department's receiving the Ursa Major status in Water System Excellence for 2019.

PENDING BUSINESS

NEW BUSINESS

- a. Memorandum 20-108 from City Clerk Re: Vacation of the 10 foot wide drainage easement on Lot 24-A, AA Mattox Peggi's Addition Granted by Peggi's Addition (Plat HM 99-64); within Section 17, Township 6 South, Range 13 West, Seward Meridian, Alaska within the Kenai Peninsula Borough.

APPROVED Recommendation No action is necessary from City Council in accordance with AS 29.40.140 related to a drainage easement and this has already been considered per KBP 20.70.110, with discussion.

RESOLUTIONS

- a. Resolution 20-070, A Resolution of the City Council of Homer, Alaska Amending the Small Business Economic Recovery Grant (SBERG) Program to Clarify Eligibility Requirements Related to Business Operation with the City of Homer as it Relates to Sales Tax Collection with the Kenai Peninsula Borough and Establishing an Appeals Process. Lord/Aderhold.

ADOPTED with discussion.

- b. Resolution 20-071, A Resolution of the City Council of Homer, Alaska Establishing the Nonprofit Economic Relief Grant Program (NERG), Household Economic Relief Grant Program (HERG), Social Services Economic Relief Grant Program (SOSERG), And Childcare Business Economic Relief Grant Program (CBERG) in Response to the Economic Downfall Caused by Measures taken to Assure Public Safety in the Face of the Covid-19 Pandemic. Lord/Aderhold/Venuti.

Memorandum 20-111 from Interim City Manager as backup

POSTPONED to August 10, 2020 with discussion.

- c. Resolution 20-072, A Resolution of the City Council of Homer, Alaska Approving a Policy to Establish Campground Host Stipends as a Proactive Step to Incentivize Campground Hosts for City Owned Campgrounds in an amount not to exceed \$100 per Week. City Manager/Public Works Director.

Memorandum 20-112 from Public Works Director as backup

ADOPTED with discussion.

COMMENTS OF THE AUDIENCE

COMMENTS OF THE CITY ATTORNEY

COMMENTS OF THE CITY CLERK

City Clerk Jacobsen commented regarding absentee voting for the State Primary Election and the Candidacy Filing Period for Mayor and two Councilmembers.

COMMENTS OF THE CITY MANAGER

COMMENTS OF THE MAYOR

Mayor Castner commented the virus is still out there and encouraged the community to take precautions to protect yourself.

COMMENTS OF THE CITY COUNCIL

Councilmember Aderhold shared her appreciation for Council's good job this evening. She also shared her appreciation for staff's work during COVID, Interim City Manager Abboud, and Public Works Director for their work. The City is moving on quite a few things.

Councilmember Lord echoed the thanks to staff and to the City Clerk's office for their work getting the packet and materials out. She thanked the teachers, principals, and the School Board and touched on their efforts for the upcoming school year; and congratulated SetFree Alaska for getting their work down here in the Southern Peninsula. She encouraged the community to be kind and non-violent in disagreements especially with the mask situation where people are being abused, yelled at, and threatened. Remember Green Dot and try to help diffuse or distract when these situations are happening. She acknowledged Councilmember Venuti's recognition from the college and shared that she's also an amazing baker.

Councilmember Venuti thanked staff for their work in getting the packet together, it was well done. She encouraged the community to contact Councilmembers and provide feedback about the CARES Act Economic Relief Grant programs from the City that were introduced tonight. She noted the Kachemak Bay Campus is registering students for classes, and appreciated the Mayor's comments that masks make a difference. She announced she intends to file to run for another term on Council.

Councilmember Hansen-Cavasos is thankful for promoting masks, they do help in reducing the spread of the virus, and also encouraged people to be kind about the requirements at local businesses because it's important.

Councilmember Smith acknowledged Interim City Manager Abboud for his work, he's doing an admirable job. He encouraged everyone to take advantage of the beautiful weather and shared about a weekend softball tournament.

Mayor Castner added a thank you to the Clerk's Office for their help with some research they helped him with during the packet preparation.

ADJOURNMENT

Next Regular Meeting is Monday, August 10, 2020 at 6:00 p.m., Committee of the Whole at 5:00 p.m. All meetings scheduled to be held virtually from the City Hall Cowles Council Chambers located at 491 E. Pioneer Avenue, Homer, Alaska.

Mayor Castner adjourned the meeting at 9:19 p.m.