



Action Agenda

City Council Work Session, Committee of the Whole, Regular Meeting

Monday, November 27, 2023

City Hall Cowles Council Chambers In-Person & Via Zoom Webinar

Homer City Hall

491 E. Pioneer Avenue
Homer, Alaska 99603
www.cityofhomer-ak.gov

<https://cityofhomer.zoom.us>

Dial: 346-248-7799 or 669-900-6833;
(Toll Free) 888-788-0099 or 877-853-5247

WORK SESSION

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. Resolution 23-047(S) follow up Re: Strategic Financial Plan and Services Vision for Parks and Recreational Facilities and Services within the City of Homer

COMMENTS OF THE AUDIENCE (3 minutes)

Four people commented.

ADJOURNMENT NO LATER THAN 4:50 P.M.

Next Regular Meeting is Monday, January 8, 2024 at 6:00 p.m. and 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.

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

COMMITTEE OF THE WHOLE

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)

COMMENTS OF THE AUDIENCE

Three people commented.

ADJOURNMENT NO LATER THAN 5:50 P.M.

Next Regular Meeting is Monday, January 8, 2024 at 6:00 p.m. and 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.

Mayor Castner adjourned the meeting at 5:30 p.m.

REGULAR MEETING

Session 23-24 a Regular Meeting of the City Council of Homer, Alaska was called to order on November 27, 2023 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, DAVIS, ERICKSON, HANSEN, LORD, VENUTI

STAFF: CITY MANAGER DUMOUCHEL
CITY CLERK JACOBSEN
LIBRARY DIRECTOR BERRY
SPECIAL PROJECTS & COMMUNICATIONS COORDINATOR CARROLL
PORT DIRECTOR HAWKINS
CHIEF TECHNOLOGY OFFICER JIRSA
FINANCE DIRECTOR WALTON
PUBLIC WORKS DIRECTOR KEISER
CITY ATTORNEY GATTI

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

Mayor Castner announced agenda corrections and supplemental items- **Consent Agenda** Correction to November 13th regular meeting minutes to reflect that Council Members Davis and Erickson were absent and excused; Change Ordinance number 23-61 to Ordinance 23-64 to correct duplicate ordinance number; Resolution 23-125, A Resolution of the City Council of Homer, Alaska Approving a

Task Order with RESPEC Engineering in the Amount of \$61,990 for the Construction Documents and Engineering Support for the Fish Grinding Building Replacement Project and Authorizing the City Manager to Negotiate and Execute the Appropriate Documents. City Manager. Resolution 23-125(S), with the same title; **Resolutions** Resolution 23-130, A Resolution of the City Council of Homer, Alaska Expressing Support for Continuation of the Homer Harbor Expansion General Investigation by Authorizing the City Manager to Sign an Updated Project Management Plan with the US Army Corps of Engineers, and Stating Intent to Fund 25% of the Updated General Investigation Cost. Lord/Hansen. Written public comment. And the memo of non-objection from Chief Robl for the Marijuana License renewals as a laydown backup to Memorandum CC-23-272.

APPROVED without discussion.

MAYORAL PROCLAMATIONS AND RECOGNITIONS

PUBLIC COMMENT ON MATTERS ALREADY ON THE AGENDA

Six people 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. Homer City Council Unapproved Special and Regular Meeting Minutes of November 13, 2023. City Clerk. Recommend adoption.
- b. Memorandum CC-23-271 from Mayor Castner re: Appointment of Jessica Williams to the Parks Art Recreation & Culture Advisory Commission. Recommend approval.

Moved to New Business. Venuti.

- c. Memorandum CC-23-272 from City Clerk re: Marijuana Retail and Product Manufacturing License Renewals for Cosmic Cannabis Company and Cosmic SeaWeed LLC. Recommend approval.
- d. Ordinance 23-64, An Ordinance of the City Council of Homer, Alaska Amending the FY24 Capital Budget by Appropriating \$300,000 from the Water Capital Asset Repair and Maintenance Allowance (CARMA) Fund to Design and Rebuild the Ben Walters Pressure Reducing Station. City Manager/Public Works Director. Recommended dates Introduction November 27, 2023 Public Hearing and Second Reading January 8, 2024.

Memorandum CC-23-261 from Public Works Director as backup.

- e. Ordinance 23-62, An Ordinance of the City Council of Homer, Alaska Amending the FY24 Capital Budget by Appropriating an Additional \$25,000 from the Homer Accelerated Roads and Trails (HART) Road Fund to Complete the Design of the Heath Street Pavement Restoration Project.

City Manager/Public Works Director. Recommended dates Introduction November 27, 2023 Public Hearing and Second Reading January 8, 2024.

Memorandum CC-23-262 from Public Works Director as backup.

- f. Ordinance 23-63, An Ordinance of the City Council of Homer, Alaska Amending the FY24 Capital Budget by Renewing the Appropriation of Funds in the Amount of \$100,000 from the Port & Harbor Reserves for the Purpose of Replacing the Fish Grinding Building and Completing Drainage Improvements. City Manager/Port Director. Recommended dates Introduction November 27, 2023 Public Hearing and Second Reading January 8, 2024.

Memorandum CC-23-263 from Port Director as backup.

- g. Resolution 23-123, A Resolution of the City Council of Homer, Alaska Approving a Sole Source Contract to Zenon Environmental Corporation to Purchase Five Membrane Filter Trains for the Water Treatment Plant with the First Payment due in 2024 in the Amount of \$92,774 and Payments in Subsequent Years Subject to Inflation and Future Council Appropriations, and Authorizing the City Manager to Negotiate and Execute the Appropriate Documents. City Manager/Public Works Director. Recommend adoption.

Memorandum CC-23-264 from Public Works Director as backup.

- h. Resolution 23-124, A Resolution of the City Council of Homer, Alaska Approving the 2024 Regular Meeting Schedule for the City Council, Americans with Disabilities Act (ADA) Advisory Board, Economic Development Advisory Commission, Library Advisory Board, Parks Art Recreation and Culture Advisory Commission, Planning Commission, Port and Harbor Advisory Commission. City Clerk. Recommend adoption.

Memorandum CC-23-265 from City Clerk as backup.

- i. Resolution 23-125, A Resolution of the City Council of Homer, Alaska Approving a Task Order with RESPEC Engineering in the Amount of \$61,990 for the Construction Documents and Engineering Support for the Fish Grinding Building Replacement Project and Authorizing the City Manager to Negotiate and Execute the Appropriate Documents. City Manager. Recommend adoption.

Memorandum CC-23-266 from Port Director as backup.

Moved to Resolutions. Aderhold.

- j. Resolution 23-126, A Resolution of the City Council of Homer, Alaska Agreeing to Participate in a Memorandum of Agreement for the Joint Exercise of a Tourism Promotion between the Kenai Peninsula Borough and the Cities of Kachemak, Kenai, Homer, Seldovia, Seward and Soldotna and Authorizing the City Manager to Negotiate and Execute the Appropriate Documents. Recommend adoption.

Memorandum CC-23-267 from City Manager as backup.

- k. Resolution 23-127, A Resolution of the City Council of Homer, Alaska Awarding the Contract for the Solid Waste Collection and Disposal Contract to Alaska Waste-Kenai Peninsula, LLC for a Three Year Term with Two One-Year Renewal Options in the amount of \$76,002 per year and Authorizing the City Manager to Negotiate and Execute the Appropriate Documents. City Manager/ Port Director. Recommend adoption.

Memorandum CC-23-268 from Port Director as backup.

Moved to Resolutions. Aderhold.

- l. Resolution 23-128, A Resolution of the City Council of Homer, Alaska Supporting the Creation of a Sister City Donation Account to Support the 40th Anniversary of Homer's Relationship with Teshio, Hokkaido Japan. City Manager. Recommend adoption.

Item b. moved to New Business. Venuti.

Items i. and k. moved to Resolutions. Aderhold.

ADOPTED without discussion.

VISITORS

- a. South Peninsula Hospital Annual Report - Ryan Smith, CEO (10 minutes)
- b. Cook Inlet Regional Citizens Advisory Council - Shaylon Cochran and Sue Saupe (10 Minutes)
- c. Kenai Peninsula Economic Development District - Tim Dillon, Executive Director and Cassidi Cameron, Special Projects Manager (10 minutes)

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

- a. Worksession Report

City Manager Dumouchel reported.

- b. Committee of the Whole Report

Council Member Aderhold reported.

- c. Mayor's Report

Mayor Castner reported.

- d. Borough Report

- e. Economic Development Advisory Commission

Economic Development Advisory Commission Chair Marks reported.

- f. Parks Art Recreation and Culture Advisory Commission

Parks Art Recreation and Culture Advisory Commissioner Leon Galbraith reported.

g. Library Advisory Board

Library Advisory Board Member Doug Baily reported.

h. Conversations with a Council Member

Council Member Venuti reported.

PUBLIC HEARING(S)

- a. Ordinance 23-55, An Ordinance of the City Council of Homer, Alaska Accepting and Appropriating an FY 2023 State Homeland Security Program Grant in the Amount of \$88,196.56 from the Alaska Division of Homeland Security & Emergency Management (DHS&EM) to Upgrade Homer Volunteer Fire Department Portable Radios and Provide a Backup Repeater for the City's Public Safety Communications System, Authorizing a Sole Source Request to Contract with PROCOMM Alaska and Authorizing the City Manager to Negotiate and Execute the Appropriate Documents. City Manager. Introduction November 13, 2023 Public Hearing and Second Reading November 27, 2023.

Memorandum CC-23-255 from Police Chief as backup.

There were no public comments.

ADOPTED without discussion.

- b. Ordinance 23-56, An Ordinance of the City Council of Homer, Alaska Extending the Allocation for the Upgrade of the City's Microwave Wide Area Network through June 30, 2024. City Manager/Chief Technology Officer. Introduction November 13, 2023, Public Hearing and Second Reading November 27, 2023.

Memorandum CC-23-256 from Chief Technology Officer as backup.

There were no public comments.

ADOPTED without discussion.

- c. Ordinance 23-57, An Ordinance of the City Council of Homer, Alaska Amending the FY23 Capital Budget by Appropriating an Additional \$35,000 from the Water Capital Asset Repair and Maintenance Allowance Fund to Purchase One Membrane Filter Module for the Water Treatment Plant. City Manager/Public Works Director. Introduction November 13, 2023, Public Hearing and Second Reading November 27, 2023.

Memorandum CC-23-257 from Public Works Director as backup.

There were no public comments.

ADOPTED without discussion.

- d. Ordinance 23-58, An Ordinance of the City Council of Homer, Alaska Amending the FY24 Capital Budget by Accepting and Appropriating a Hazard Mitigation Grant Programming Award in the Amount of \$2,109,033 from the Alaska Division of Homeland Security & Emergency Management (DHS&EM) to Replace the City's Raw Water Transmission Mains and Authorizing the City Manager to Negotiate and Execute the Appropriate Documents. City Manager. Introduction November 13, 2023 Public Hearing and Second Reading November 27, 2023.

Memo CC-23-258 from Special Projects & Comm. Coordinator as backup.

There were no public comments.

ADOPTED with discussion.

- e. Ordinance 23-59, An Ordinance of the City Council of Homer, Alaska Amending the FY24 Capital Budget by Accepting and Appropriating a Hazard Mitigation Grant Program Award in the Amount of \$105,452 from the Alaska Division of Homeland Security & Emergency Management (DHS&EM) to Reimburse City of Homer Costs Associated with Managing and Administering the DHS&EM Hazard Mitigation Grant 4413.001 1R and Authorizing the City Manager to Negotiate and Execute the Appropriate Documents. City Manager. Introduction November 13, 2023 Public Hearing and Second Reading November 27, 2023.

Memorandum CC-23-258 from Special Projects Coordinator & Communications Coordinator as backup.

There were no public comments.

ADOPTED without discussion.

- f. Ordinance 23-60, An Ordinance of the City Council of Homer, Alaska Amending Homer City Code Chapter 7.04 to add new Section 7.04.015 Local Traffic Provisions and Amend Section 7.04.030 Traffic Fine Schedules to Reduce Speed Limits on Cul-De-Sacs to 15 MPH. Lord. Introduction Nov. 13, 2023, Public Hearing and Second Reading Nov. 27, 2023.

There were no public comments.

POSTPONED as amended with discussion.

Amended lines 10, 16, 20, 26, 36, 39 and 40 where it says cul-de-sacs to add or streets having one outlet.

ORDINANCE(S)

CITY MANAGER'S REPORT

- a. City Manager's Report

City Manager reviewed items in his written report and responded to questions from Council.

Shelly asked about square footage and large buildings pg 177 use under brief review of items in financial report.

PENDING BUSINESS

NEW BUSINESS

- b. Memorandum CC-23-271 from Mayor Castner re: Appointment of Jessica Williams to the Parks Art Recreation & Culture Advisory Commission. Recommend approval.

NOT CONFIRMED with discussion.

RESOLUTIONS

- a. Resolution 23-129, A Resolution of the City Council of Homer, Alaska Creating a Steering Committee to Aid in the Development of a New Comprehensive Plan and Title 21 Zoning Code. City Manager/City Planner.

Memorandum CC-23-269 from City Planner as backup.

ADOPTED as amended with discussion.

Amended membership to include two Council Members, 2 Commissioners, and one member of the public; and to strike goal three.

- b. Resolution 23-130, A Resolution of the City Council of Homer, Alaska Expressing Support for Continuation of the Homer Harbor Expansion General Investigation by Authorizing the City Manager to Sign an Updated Project Management Plan with the US Army Corps of Engineers, and Stating Intent to Fund 25% of the Updated General Investigation Cost. Lord/Hansen.

Memorandum CC-23-270 from Council Members as backup.

ADOPTED with discussion.

- c. Resolution 23-125, A Resolution of the City Council of Homer, Alaska Approving a Task Order with RESPEC Engineering in the Amount of \$61,990 for the Construction Documents and Engineering Support for the Fish Grinding Building Replacement Project and Authorizing the City Manager to Negotiate and Execute the Appropriate Documents. City Manager.

Memorandum CC-23-266 from Port Director as backup.

Resolution 23-125(S), A Resolution of the City Council of Homer, Alaska Approving a Task Order with RESPEC Engineering in the Amount of \$61,990 for the Construction Documents and Engineering Support for the Fish Grinding Building Replacement Project and Authorizing the City Manager to Negotiate and Execute the Appropriate Documents. City Manager.

There were no public comments.

ADOPTED Substitute with discussion.

- k. Resolution 23-127, A Resolution of the City Council of Homer, Alaska Awarding the Contract for the Solid Waste Collection and Disposal Contract to Alaska Waste-Kenai Peninsula, LLC for a Three Year Term with Two One-Year Renewal Options in the amount of \$76,002 per year and Authorizing the City Manager to Negotiate and Execute the Appropriate Documents. City Manager/ Port Director.

Memorandum CC-23-268 from Port Director as backup.

FAILED with discussion.

COMMENTS OF THE AUDIENCE

Three people commented.

COMMENTS OF THE CITY ATTORNEY

City Attorney Gatti commented.

COMMENTS OF THE CITY CLERK

City Clerk Jacobsen commented.

COMMENTS OF THE CITY MANAGER

City Manager Dumouchel commented.

COMMENTS OF THE MAYOR

Mayor Castner commented.

COMMENTS OF THE CITY COUNCIL

Council Members commented.

ADJOURNMENT

Next Regular Meeting is Monday, January 8, 2024 at 6:00 p.m. and Committee of the Whole at 5:00 p.m. All meetings are scheduled to be held in the City Hall Cowles Council Chambers located at 491 E. Pioneer Avenue, Homer, Alaska.

Mayor Castner adjourned the meeting at 9:40 p.m.