



# Action Agenda

## City Council Worksession, Committee of the Whole and Regular Meetings

Monday, April 22, 2024 at 4:00 PM

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

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### Homer City Hall

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

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### WORKSESSION AGENDA

**Zoom Webinar Id: 965 8631 4135 Password: 792566**

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

Mayor Pro Tem Lord called the meeting to order at 4:02 p.m.

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

Mayor Pro Tem read the supplemental item **DISCUSSION TOPIC** Item a. Water and Sewer Rate Model Utility Rate Presentation from Finance Director Fischer.

APPROVED without discussion.

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

- a. Water & Sewer Rate Model

Mayor Castner arrived at 4:17 p.m.

Mayor Pro Tem Lord turned the meeting over to Mayor Castner.

Finance Director Fischer presented to the Council. She presented two scenarios with one adding a service fee to provide necessary funding for maintenance of the water and sewer system.

Todd Cook, Water & Sewer Superintendent spoke to the need for funding and provided a basis on charging a service fee.

Due to time constraints this item will continue on May 13, 2024 at 4:00 p.m.

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

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

A Special Meeting is scheduled for Thursday, April 25, 2024 at 6:00 p.m. The next Regular Meeting is Monday, May 13, 2024 at 6:00 p.m. and Committee of the Whole at 5:00 p.m. Work Session at 4:00 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 4:56 p.m.

**COMMITTEE OF THE WHOLE AGENDA**  
**Webinar ID: 953 097 829 Password: 234696**

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

Mayor Castner called the meeting to order at 5:01 p.m.

Councilmember Hansen requested excusal and timely notice was provided.

**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**

- a. Resolution 24-045, A Resolution of the City Council of Homer, Alaska, Expressing Support for the Homer Port Coastal FREIGHT Project, Endorsing the City's Grant Application to the United States Department of Transportation Maritime Administration's FY2024 Port Infrastructure Development Program and Committing Local Match Funds. City Manager/Port Director.

Memorandum CC-24-091 from Special Projects and Communications Coordinator as backup.

Port Director Hawkins and Special Projects and Communications Coordinator Carroll provided clarification on the purpose of the resolution stating it was to resubmit the grant to ask for funding for deferred maintenance for all float systems on infrastructure received originally from the State and is severable.

Councilmember Lord commented on the amended resolution provided as a laydown and noted that the resolution will require being pulled from the Consent Agenda and amendments made from the table.

- b. Resolution 24-044, A Resolution of the City Council of Homer, Alaska Amending the City of Homer Personnel Regulations Chapter 5, Adding Section 5.17 to Address Longevity Pay. City Manager/HR Director.

Memorandum CC-24-090 from Personnel Director as backup.

City Manager Jacobsen provided clarification on the two options shown in the memorandum was in response to the request from City Council to see the amounts.

Mayor Castner stated that the resolution indicates 2% per year and if a member of Council would like to amend the resolution then they would need to pull it from the Consent Agenda.

## **REGULAR MEETING AGENDA**

- a. Ordinance 24-20, An Ordinance of the City Council of Homer, Alaska, Amending Homer City Code Section 18.08.040 Council approval of leases. Erickson/Hansen. Introduction April 8, 2024 Public Hearing and Second Reading April 22, 2024.

Memorandum CC-24-084 from Acting City Clerk as backup.

City Manager Jacobsen reported that during a discussion with Port and Harbor staff, concerns with an upcoming lease assignment raised questions regarding language within the ordinance and suggested amending Line 43 to read, “All lease extensions, renewals, assignments and options on the Homer Spit shall receive advisory review by the Port & Harbor Advisory Commission” to provide clarity on what the Port and Harbor Advisory Commission is expected to review.

City Attorney Gatti offered a more generalized amendment to cover all leases related to Port and Harbor.

- b. City Manager’s Report

City Planner Foster spoke to his memorandum included as an attachment to the report noting the requirements, benefits and impacts to his division with the membership in the Community Rating System Program.

## **COMMENTS OF THE AUDIENCE**

There was one who commented.

## **ADJOURNMENT NO LATER THAN 5:50 P.M.**

A Special Meeting is scheduled for Thursday, April 25, 2024 at 6:00 p.m. The next Regular Meeting is Monday, May 13, 2024 at 6:00 p.m. and Committee of the Whole at 5:00 p.m. A Work Session at 4:00 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 5:40 p.m.

## **REGULAR MEETING AGENDA**

**Webinar ID: 205 093 973 Password: 610853**

Session 24-09 a Regular Meeting of the City Council of Homer, Alaska was called to order on April 22, 2024 by Mayor 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.

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

Councilmember Hansen has requested excusal and timely notice was provided.

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

Mayor Castner read the supplemental items: **CONSENT AGENDA** item c. Memorandum CC-24-089 from Acting City Clerk Liquor Licenses Notifications of Non-Objection from Kenai Peninsula Borough **VISITORS** item b. Safe & Healthy Kids Fair – Lisa “Red” Asselin-Martin, Sprout Family Services PowerPoint Presentation **ANNOUNCEMENTS/PRESENTATIONS/REPORTS** Item k. Cook Inlet Regional Citizens Advisory Council Report – Carla Stanley

APPROVED without discussion.

## **MAYORAL PROCLAMATIONS AND RECOGNITIONS**

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

There was one who 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 Regular Meeting Minutes of April 8, 2024.
- b. Memorandum CC-24-088 from Mayor re: Appointments.
- c. Memorandum CC-24-089 from Acting City Clerk re: Liquor Licenses.
- d. Resolution 24-043, A Resolution of the City Council of Homer, Alaska, Designating Signatories of City of Homer Accounts and Superseding Any Previous Resolutions So Designating. City Manager/Finance Director.
- e. Resolution 24-044, A Resolution of the City Council of Homer, Alaska Amending the City of Homer Personnel Regulations Chapter 5, Adding Section 5.17 to Address Longevity Pay. City Manager/HR Director.

Memorandum CC-24-090 from Personnel Director as backup.

Moved to Resolutions Item b.

- f. Resolution 24-045, A Resolution of the City Council of Homer, Alaska, Expressing Support for the Homer Port Coastal FREIGHT Project, Endorsing the City's Grant Application to the United States Department of Transportation Maritime Administration's FY2024 Port Infrastructure Development Program and Committing Local Match Funds. City Manager/Port Director.

Memorandum CC-24-091 from Special Projects and Communications Coordinator as backup.

Moved to Resolutions Item a.

- g. Resolution 24-046, A Resolution of the City Council of Homer, Alaska, Providing Direction to Port and Harbor Staff, Port and Harbor Advisory Commission and the Finance Department regarding the Development of Draft Financial Policies for the Port and Harbor Enterprise Fund. Lord/Davis.

Memorandum CC-24-092 from Councilmembers Lord and Davis as backup.

- h. Resolution 24-047, A Resolution of the City Council of Homer, Alaska, Confirming the City Manager's Appointment of Jennifer Carroll as the Acting City Manager for an Interim Term. City Manager.
- i. Resolution 24-048, A Resolution of the City Council of Homer, Alaska, Requesting the Port and Harbor Advisory Commission Discuss and Consider Cruise Ship Capacity and Policy Adoption for the Port and Harbor Operations and the Economic Development Advisory Commission Discuss and Consider Broader Community Impacts and Potential Cruise Ship Policies. Erickson/Lord.

Memorandum CC-24-093 from Councilmembers Erickson and Lord as backup.

Resolutions 24-044 and 24-045 were moved to Resolutions Items a. and b.

ADOPTED as amended.

## **VISITORS**

- a. Homer Steps-Up Challenge - Annie Garay, South Peninsula Hospital

Annie Garay, South Peninsula Hospital provided information on the Homer Steps Up program/event inviting and encouraging all members of the Community to participate. New this year is a youth category, 13-18 will be awarded to youth or sports club of the winning team choice. A free pedometer is available for those who needs one, free open walking sessions will be conducted at the SPARC facility. Go to [www.homerstepsup.com](http://www.homerstepsup.com) to sign up join a team or start a team.

- b. Safe & Healthy Kids Fair - Lisa "Red" Asselin-Martin, Sprout Family Services

Baby dolls were distributed to Council and Red Asselin-Martin conducted a sing-a-long, "Baby Doll Circle Time" which is an exercise that strengthens attachment. She then presented information to Council on Sprout and the services or programs that are provided by their organization. She provided data that in 2023 the State was 48<sup>th</sup> in Education, 46<sup>th</sup> in Economic Well Being, 22<sup>nd</sup> in Family & Community. Sprout asks the Community what they can do to make a positive childhood experience and provided some examples such as holding the door for a teen, picking up a dropped item from a parent busy with young children.

Councilmember Lord expressed her appreciation for the support she received when her children were young and the valuable role model that Sprout and many other wonderful organizations Homer as available.

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

- a. Worksession Report

City Manager Jacobsen reported.

- b. Committee of the Whole Report

Councilmember Lord reported.

- c. Mayor's Report

Mayor Castner reported.

- d. Borough Report

- e. Library Advisory Board

Lisa Red Asselin Martin, Boardmember, reported electing new Chair and Vice Chair, discussed what they would like to see in the new Comp Plan.

- f. Economic Development Advisory Commission

Karin Marks, Chair, reported discussing the interaction that they want to have with Agnew::Beck with employees not just business owners, support for the small business funding, reviewed discussion on the Business License program and Chamber Director is scheduled as a visitor. Announced a recent vacancy on the EDC, appreciated the appointment of Mr. Young. She then announced the upcoming KPEDD Outlook Forum in Soldotna on Thursday.

- g. Special Meeting Report

- h. Champions Report - Finance, Harbor, Recreation

- i. Finance

Council member Lord reported that they did not meet but she did forward a Port of LA Financial Plan as an informational item to Clerk to forward to the Port & Harbor Advisory Commission and City Council.

- ii. Harbor

Councilmember Lord announced the plans for the upcoming visit to Washington DC and the meetings scheduled. She attended the State House Transportation Committee meeting with Port Director Hawkins.

- iii. Recreation

i. Parks Art Recreation and Culture Advisory Commission

Dave Lewis, Chair, reported the Commission receiving a presentation on what a SWOT entailed and the Commission determined that they needed to perform separate SWOTs for Parks, Art, and Recreation and that a facilitator was needed to assist; Supported budgeting for a full time Assistant Recreation person for Mike Illg; Scheduled a walk through at Karen Hornaday Park for May 23rd; and entertained a long discussion on camping at the Fishing Hole and agreed by consensus to maintain all existing campsites.

j. Planning Commission

k. Port and Harbor Advisory Commission

**PUBLIC HEARING(S)**

- a. Ordinance 24-20, An Ordinance of the City Council of Homer, Alaska, Amending Homer City Code Section 18.08.040 Council approval of leases. Erickson/Hansen. Introduction April 8, 2024 Public Hearing and Second Reading April 22, 2024.

Memorandum CC-24-084 from Acting City Clerk as backup.

ADOPTED as amended.

Amended line 43-44 to read: ALL LEASES **THAT RELATE TO THE PORT AND HARBOR**, DELETE THE WORDS, "INCLUDING BUT NOT LIMITED TO LEASE EXTENSIONS, RENEWAL, AND OPTIONS"

**ORDINANCE(S)**

**CITY MANAGER'S REPORT**

- a. City Manager's Report
- b. Expenditure Report FY24 Actuals through March 2024 - 75% Fiscal Year Elapsed

**PENDING BUSINESS**

**NEW BUSINESS**

**RESOLUTIONS**

- A. Resolution 24-045, A Resolution of the City Council of Homer, Alaska, Expressing Support for the Homer Port Coastal FREIGHT Project, Endorsing the City's Grant Application to the United States Department of Transportation Maritime Administration's FY2024 Port Infrastructure Development Program and Committing Local Match Funds. City Manager/Port Director.

Memorandum CC-24-091 from Special Projects and Communications Coordinator as backup

ADOPTED with discussion as amended.

Amended line 47 to strike \$60.6 M and replace with \$60.25 M

Amended line 103 to strike \$12,423,000 and replace with \$12,349,384.

- e. Resolution 24-044, A Resolution of the City Council of Homer, Alaska Amending the City of Homer Personnel Regulations Chapter 5, Adding Section 5.17 to Address Longevity Pay. City Manager/HR Director.

Memorandum CC-24-090 from Personnel Director as backup.

ADOPTED with discussion.

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

There were two who commented.

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

City Attorney Gatti had no additional comments.

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

Acting City Clerk Krause announced the openings on the advisory bodies.

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

City Manager Jacobsen has no additional comments.

#### **COMMENTS OF THE MAYOR**

Mayor Castner commented on setting water and sewer rates and his prior experience on the rate setting task force and committee and is not supportive of “tweaking” the rate model. He did not want to spend a lot of time on rate modeling. He spoke about the hiring of a consultant to work through the issues. He believed there was merit in the idea to have people pay a fee each month, even when they are gone for a several months over the winter noting that HEA has the same thing.

#### **COMMENTS OF THE CITY COUNCIL**

Councilmember Erickson commented on her recent trip to Fairbanks and all the ducks, geese and hearing the cranes locally and her husband always states that Homer does not get snow after the arrival of the cranes, so hopefully that holds true. She then commented on the arrival of cruise ships this week, large buses travelling between Whittier and Anchorage, the start of spring sports and family support for those kids who are dropped off to participate in those sports and how as a community those that do attend the sporting events could encourage and support those kids that do not have the family support there; encouraged the public to allow the trails to harden up and limit the use of the area trails acknowledging the urge that hits everyone to get outside and on the trails with the warmer days and sun shining.

Councilmember Davis announced that there will be a walk in on April 24<sup>th</sup> to advocate for an increase in the Base Student Allowance, it is intended to be a public display of discontent meant for the State



of Alaska government leaving schools in the lurch by failing to pass an increase to the BSA, he noted the role that District 6 Representative Vance played in that failure and encouraged participation in the event meeting at 8:30 a.m. for 15 minutes at the flag pole at Homer High School and wear red for Ed(ucation) and then provided information on No Mow May and the origins of that event which started in England.

Councilmember Aderhold commented that in Anchorage all municipal trails are closed for the month of May acknowledging that it may be a bit difficult to do that here but appreciate the respect members of the community do have for Homer's trails.

Councilmember Venuti wished everyone happy earth day, cranes are back and very excited, tourists arriving and encouraged everyone to be aware of pedestrians crossing the road even if they are not crossing at the appropriate place. She acknowledged the high rate of pedestrians versus vehicular accidents in Anchorage.

Councilmember Lord announced the walk in was not school organized, Celebration of lifelong learner Nancy Lord noting Mayor Castner was a former awardee; Summer Reading program, and other programs to be offered. Water and sewer rates, she appreciated the work done in 2013 by the Task Force, but stated they did not answer all the questions such as funding infrastructure, they need to have the dialogue to discuss how they fund that.

#### **ADJOURNMENT**

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Mayor Castner adjourned the meeting at 7:15 p.m.