



Action Agenda

City Council Special Meeting, Committee of the Whole and Regular Meeting

Tuesday, November 12, 2024 at 3:30 PM

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

SPECIAL MEETING

Zoom Webinar ID: 922 2201 3235 Password: 411958

CALL TO ORDER, PLEDGE OF ALLEGIANCE

Mayor Lord called the meeting to order at 3:30 p.m. and

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

APPROVED as presented.

PUBLIC COMMENT ON MATTERS ALREADY ON THE AGENDA (3 minute time limit)

There was one who commented.

NEW BUSINESS

- a. Memorandum CC-24-228 from City Clerk re: Selection and Appointment of Councilmember to Fill Vacancy

Mayor Lord explained her role in keeping the Council on time and on topic. She then described the process and outlined the steps. Mayor Lord reported that Ms. McGee was not present due to unavoidable delays in her travel plans noting Ms. McGee provided a laydown for Council consideration.

The applicants introduced themselves to Council. Each applicant was allowed 2 minutes.

Councilmembers asked the applicants the following questions:

1. If selected to be on Council, how will you approach difficult decisions when there's a difference of opinion within our community, and often our Council?
2. Do you think Pioneer Avenue is healthy and successful? If not, what can the Council do to help them and change that?
3. Tax revenues for fiscal year 2024 that ended on June 30th were below what was projected, and we are possibly entering a period of lower revenues. In addition to funding basic government services, we have

many capital needs and wants. What are your thoughts on how council prioritizes spending as we work on the fiscal year 2027, 2028 budget?

4. Can you objectively look at the broader city issues and separate your biases to build consensus?
5. How do you feel about restricting and controlling what people in Homer can do with their own properties?

Applicants were allowed one minute to respond to each question.

Mayor Lord reminded the Council that she intended to be adjourning the meeting at 4:50 p.m. and then provided some direction on employing the process of Exploratory Round Robin discussion

Councilmembers used the time to express the following points:

- Appreciation for all the applicants and those that were considering applying
- There will be an opportunity next election to serve the remaining term
- Every applicant had qualifications that would be beneficial
- It was unfortunate that Ms. McGee could not be present
- The expression of community used by applicants
- Considering the needs of the community and issues before Council in the coming year
- Having a good financial sense to developing the budget
- Eliminating applicants as an approach to arriving at their appointee

Mayor Lord reminded Council of the time remaining and asked if Council was ready to make a motion.

ERICKSON/ADERHOLD MOVED TO APPOINT JONATHAN YOUNG TO SERVE UNTIL THE NEXT REGULAR ELECTION CERTIFICATION.

There was a brief discussion of preferred applicants.

VOTE. NO. VENUTI, DAVIS

VOTE. YES. ERICKSON, ADERHOLD, HANSEN.

Motion failed.

DAVIS/VENUTI MOVED TO APPOINT BRADLEY PARSONS TO SERVE UNTIL THE NEXT REGULAR ELECTION CERTIFICATION.

There was no discussion.

VOTE. YES, ADERHOLD, DAVIS, VENUTI

VOTE. NO. HANSEN, ERICKSON

Motion failed

ADERHOLD/VENUTI MOVED TO APPOINT JAN KEISER TO SERVE UNTIL THE NEXT REGULAR ELECTION CERTIFICATION.

There was no discussion.

VOTE. NO. HANSEN, DAVIS, ERICKSON.

VOTE. YES. VENUTI, ADERHOLD.

Motion failed.

Council further discussed individual first and second choices in an attempt to narrow the choices, and then discussed their attributes of their selected applicants and their experience working with the applicants.

Mayor Lord noted Councilmember Aderhold voted in support of all applicants.

Councilmembers provided additional factors for consideration as follows:

- Diversity
- Council decisions act as gatekeeping for the city making the hard choices
- Applicants bring different strengths and did not present emotional based decision making
- Having only one choice

VENUTI/ADERHOLD MOVED TO APPOINT BRAD PARSONS TO SERVE UNTIL THE NEXT REGULAR ELECTION CERTIFICATION

There was no discussion.

VOTE. NO. ERICKSON, HANSEN.

VOTE. YES. DAVIS, VENUTI, ADERHOLD.

Motion failed.

HANSEN/ERICKSON MOVED TO APPOINT JONATHAN YOUNG TO SERVE UNTIL THE NEXT REGULAR ELECTION CERTIFICATION.

VOTE. YES. ADERHOLD, HANSEN, ERICKSON.

VOTE NO. VENUTI, DAVIS.

Motion failed.

Councilmember Venuti provided her experience working with Brad Parsons on the ADA Advisory Board.

Councilmember Davis appreciated Mr. Parsons experience working on a Transportation Commission in Ann Arbor, Michigan, knowledge of the family, and dedication to make Homer more walkable.

Mayor Lord reviewed each of the votes and the results of the prior votes.

Council member Davis noted that if another motion to appoint Ms. Keiser was made it would likely bring forward the same results.

Further discussion ensued with each of the Council members advocating for their first choice candidates.

Mayor Lord reminded the Council that four affirmative votes were required from them and they are running out of time.

Councilmember Aderhold urged Council to make a decision as they had three very strong candidates and selecting any one of them would be beneficial to the city by bringing strengths in various capacities.

VENUTI/ADERHOLD MOVED TO APPOINT BRAD PARSONS TO SERVE UNTIL THE NEXT REGULAR ELECTION CERTIFICATION.

There was no discussion.

VOTE. YES, ERICKSON, VENUTI, ADERHOLD, DAVIS.

VOTE. NO. HANSEN.

Motion carried.

- b. Swearing in of newly appointed Councilmember

Mayor Lord requested the Clerk to swear in the newly appointed Councilmember

City Clerk Krause conducted the swearing in process by reading the Oath of Office which newly appointed Councilmember Parsons repeated and then signed.

COMMENTS OF THE AUDIENCE

ADJOURNMENT NO LATER THAN 4:50 P.M.

Due the remaining time Mayor Lord noted that Public Comments would be heard at the beginning of the next meeting to provide the public the opportunity the ability to comment without sitting through the next meeting. The meeting was adjourned at 4:51 p.m.

COMMITTEE OF THE WHOLE

Zoom Webinar ID: 953 097 829 Password: 234696

CALL TO ORDER, 5:00 P.M.

Mayor Lord called the meeting to order.

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

APPROVED as AMENDED.

PUBLIC COMMENT

There was one who commented.

CONSENT AGENDA

Council discussed the following

- Ordinance 24-61
 - o Parking for existing businesses
 - o Replacement of water/sewer infrastructure
 - o Reducing the balance of the HART Roads Fund
- Ordinance 24-62
 - o Attorney Cartledge provided explanation for the substitute ordinance providing clearer language
 - o Alaska Law regarding incurring debt by a municipality
 - o If the Council does not fund the lease in a year it can be returned
 - o City will own the equipment in seven years
 - o Life expectancy is 20 years for the equipment
 - o Pull from the consent to adopt the Substitute
- Additional concerns on reducing the CARMA fund and HART fund to such low levels and how will the funds be replenished

REGULAR MEETING AGENDA

Mayor Lord noted she removed the Champion Reports to allow the Council to review the process and discuss at their Strategic Planning on how or if they want to continue that approach or determine a better way to address those projects.

Council members expressed some concerns on the following:

- insurance amounts that are required by the amended Port Tariff No. 1 that was adopted by Ordinance 24-53
- the minutes did not contain what the discussion contained only that the Commission discussed the motion
- sinking of vessels

Harbormaster Clarke responded that it would depend on who you spoke to, and provided comments on the following:

- exposure limits were brought up to \$1 million from the Commercial exposure
- recreational coverages and limits
 - o fender benders are common
 - o sinking
- pollution
- submerged vessels
- fires

- recreational vessels can damage the harbor facilities and persons.

Mayor Lord stated that it would be good to know what general liability coverages take care of and the size of a recreational vessel limits

DISCUSSION/PRESENTATION TOPICS

COMMENTS OF THE AUDIENCE

ADJOURNMENT

Mayor Lord adjourned the meeting at 5:38 p.m.

REGULAR MEETING

Zoom Webinar ID: 205 093 973 Password: 610853

CALL TO ORDER, PLEDGE OF ALLEGIANCE

Mayor Lord called the meeting to order and opened with the Pledge of Allegiance.

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

Mayor Lord read the supplemental items into the record: **CONSENT AGENDA** Item f. Ordinance 24-61 Amending the FY25 Capital Budget by Appropriating \$2,000,000 from Homer Accelerated Roads and Trails (HART) Fund to the Ohlson Lane and Bunnell Avenue Road Reconstruction Project. Detail Sheets C3.1-4.3 Item g. Ordinance 24-62, Amending the FY25 Capital Budget by Authorizing the Purchase of a Road Grader in the Amount of \$428,076 from General Fund Fleet Capital Asset Repair and Maintenance Allowance (CARMA) Fund and Authorizing the City Manager to Apply for Financing to Lease Over Seven (7) Years. Ordinance 24-62(S), Authorizing the City Manager to Execute and Equipment Lease Purchase Agreement with Caterpillar Financial Services Corporation to Allow for the Lease Purchase of a Road Grader and Amending the FY25 Capital Budget for a Current Year Lease Payment from the General Fund Fleet Capital Asset Repair and Maintenance Allowance (CARMA) Fund and Related Matters. **REGULAR AGENDA** City Manager's Report Item a. AP Report Item Memorandum Honoring those City Employees who Served in the Armed Forces b. FY25 First Quarter Report

ADOPTED as AMENDED.

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 for October 28, 2024. City Clerk. Recommend approval.

- b. Memorandum CC-24-224 from City Clerk re: Travel Authorization for Mayor and Council Members to Attend the AML Annual Conference being held December 9-13, 2024 in Anchorage, Alaska.
- c. Ordinance 24-58, An Ordinance of the City Council of Homer, Alaska, Amending the FY25 Capital Budget by Accepting and Appropriating a FY 2023 State and Local Cybersecurity Grant Program (SLCGP) Award in the Amount of \$328,943 from the Alaska Division of Homeland Security and Emergency Management for Municipal Cybersecurity Infrastructure Improvements. City Manager/IT Director. Introduction November 12, 2024 Public Hearing and Second Reading November 25, 2024.

Memorandum CC-24-229 from IT Director as backup.

- d. Ordinance 24-59, An Ordinance of the City Council of Homer, Alaska, Amending the FY24 Capital Budget by Appropriating an Additional \$100,000 from the Sewer Capital Asset Repair and Maintenance Allowance (CARMA) Fund for the Beluga Lift Station Improvement Project. City Manager/City Engineer. Introduction November 12, 2024 Public Hearing and Second Reading November 25, 2024.

Memorandum CC-24-230 from City Engineer as backup.

- e. Ordinance 24-60, An Ordinance of the City Council of Homer, Alaska, Amending Homer City Code Section 7.16.020 Operating, Stopping or Parking of Motor Vehicles in Beach Areas Prohibited – Exceptions by Changing the Time Frame Allowing Coal and Sand Collection Access from the Mariner Park Beach Access. City Clerk/Parks, Art, Recreation & Culture Advisory Commission. Introduction November 12, 2024 Public Hearing and Second Reading November 25, 2024.

Memorandum CC-24-231 from City Clerk as backup.

- f. Ordinance 24-61, An Ordinance of the City Council of Homer, Alaska, Amending the FY25 Capital Budget by Appropriating \$2,000,000 from Homer Accelerated Roads and Trails (HART) Fund to the Ohlson Lane and Bunnell Avenue Road Reconstruction Project. City Manager/Public Works Director. Introduction November 12, 2024 Public Hearing and Second Reading November 25, 2024.

Memorandum CC-24-232 from Public Works Director as backup.

- g. Ordinance 24-62, An Ordinance of the City Council of Homer, Alaska Amending the FY25 Capital Budget by Authorizing the Purchase of a Road Grader in the Amount of \$428,076 from General Fund Fleet Capital Asset Repair and Maintenance Allowance (CARMA) Fund and Authorizing the City Manager to Apply for Financing to Lease Over Seven (7) Years. City Manager/Public Works Director. Recommended dates Introduction November 12, 2024 Public Hearing and Second Reading November 25, 2024.

Memorandum CC-24-236 from Public Works Director as backup

Moved to Ordinances Item a by Councilmember Aderhold.

- h. Ordinance 24-63, An Ordinance of the City Council of Homer, Alaska, Accepting and Appropriating an FY 2024 State Homeland Security Program Grant in the Amount of \$330,628 from the Alaska Division of Homeland Security & Emergency Management (DHS&EM) to Purchase A New Radio Console Dispatch System and a Virtual Law Enforcement Training System for the Homer Police Department, Authorizing a Sole Source Request to Contract with ProComm Alaska for the Radio Console Dispatch System and Authorizing the City Manager to Execute the Appropriate Documents. City Manager/Police Chief. Introduction November 12, 2024 Public Hearing and Second Reading November 25, 2024.

Memorandum CC-24-233 from Police Chief as backup.

- i. Resolution 24-115, A Resolution of the City Council of Homer, Alaska, Designating Signatories of City Accounts and Superseding Any Previous Resolutions So Designating. City Manager/Finance Director.
- j. Resolution 24-116, A Resolution of the City Council of Homer Alaska Approving the Renewal of a Lobbyist Contract with J & H Consulting, LLC of Juneau, Alaska for a Term of One Year, Commencing on December 15, 2024 and Ending on December 15, 2025 in the Amount of \$42,000 and Authorizing the City Manager to Negotiate and Execute the Appropriate Documents. City Manager.

Memorandum CC-24-234 from City Manager as backup.

- k. Resolution 24-117, A Resolution of the City Council of Homer, Alaska, Proclaiming November 30, 2024 as Small Business Saturday and Encouraging Support of Small Businesses Throughout the Year. Mayor.

City Clerk Krause read the Consent Agenda as Amended.

ADOPTED as AMENDED.

VISITORS

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

- a. Special Meeting Report

City Manager Jacobsen reported.

- b. Committee of the Whole Report

Councilmember Aderhold reported.

- c. Mayor's Report

Mayor Lord reported.

- d. Borough Report

- e. Planning Commission

Commissioner Heath Smith reported.

PUBLIC HEARING(S)

- a. Ordinance 24-56, An Ordinance of the City Council of Homer, Alaska Amending the FY25 Capital Budget by Accepting and Appropriating a State of Alaska Public Library Assistance Grant for FY25 in the Amount of \$5,171 for Books and Materials. City Manager/Library Director. Recommended dates: Introduction October 28, 2024 Public Hearing and Second Reading November 12, 2024.

Memorandum CC-24-222 from Library Director as backup.

ADOPTED without discussion.

- b. Budget Priorities FY2026/FY2027
Memorandum CC-24-235 from City Manager as backup.

There was no public testimony.

ORDINANCE(S)

- a. Ordinance 24-62, An Ordinance of the City Council of Homer, Alaska Amending the FY25 Capital Budget by Authorizing the Purchase of a Road Grader in the Amount of \$428,076 from General Fund Fleet Capital Asset Repair and Maintenance Allowance (CARMA) Fund and Authorizing the City Manager to Apply for Financing to Lease Over Seven (7) Years. City Manager/Public Works Director. Recommended dates Introduction November 12, 2024 Public Hearing and Second Reading November 25, 2024.

Ordinance 24-62(S), An Ordinance of the City Council of Homer Alaska Authorizing the City Manager to Execute and Equipment Lease Purchase Agreement with Caterpillar Financial Services Corporation to Allow for the Lease Purchase of a Road Grader and Amending the FY25 Capital Budget for a Current Year Lease Payment from the General Fund Fleet Capital Asset Repair and Maintenance Allowance (CARMA) Fund and Related Matters. City Manager/Public Works Director.

ADOPTED Substitute without discussion.

CITY MANAGER'S REPORT

- a. City Manager's Report

City Manager Jacobsen provided information on the Budget Schedule is showing an accelerated schedule and a revised and corrected budget schedule was requested.

Councilmember Erickson commented on the increase in projected budget and that was not met. She questioned whether they would be going back to before COVID in expected revenues.

City Manager Jacobsen reported:

- Conservative budget for FY26/FY27
- Sales Tax Q1 Report is expected shortly and will be distributed to Council
- Fire Hall Sewage repair effected, haven't expended the full amount at this time

b. FY2025 First Quarter Report - *Please refer to the Supplemental Packet*

PENDING BUSINESS

NEW BUSINESS

- a. Memorandum CC-24-227 from Councilmember Aderhold re: Harbor Liability Insurance Requirements Adopted by Ordinance 24-53.

Amended to add: What does the Liability Insurance cover and not cover
Include a sliding scale for smaller vessels

ADOPTED as AMENDED with discussion.

RESOLUTIONS

COMMENTS OF THE AUDIENCE

Wayne Aderhold, city resident, expressed congratulations to Mayor Lord and Councilmember Parsons. He then expressed concerns on the maintenance of the alleyway across from City Hall noting it is widely used by the community.

Donna Beran, resident on Diamond Ridge, expressed her deep sadness on what is occurring in the community and appreciated the efforts of law enforcement to bring the culprits to justice.

COMMENTS OF THE CITY ATTORNEY

COMMENTS OF THE CITY CLERK

City Clerk Krause commented on the elections being over, Clerk's Office being fully staffed and getting training lined up so that she will be able to concentrate on City Council to mitigate the minor errors and then announced the openings for Student Representatives on the EDC and Parks Commissions.

COMMENTS OF THE CITY MANAGER

City Manager Jacobsen provided a report on her State of the City Address at the Chamber of Commerce function and expressed her appreciation for the Mayor Lord's and Community Development Director Engebretsen's input.

COMMENTS OF THE MAYOR

Mayor Lord expressed her appreciation for the honor to work with the Councilmembers, Staff, City Manager and Serve the city and greater community in this role.

COMMENTS OF THE CITY COUNCIL

Councilmember Hansen encourage people to get out and attend sporting events as they need more supporters, good enlightening meeting and welcome Brad to the Council.

Councilmember Erickson commented on the recent violence and the upcoming holidays and shortening days, still healing from the isolation brought by COVID, welcomed Brad to Council.

Councilmember Davis expressed his appreciation in the candidates and the great flexibility to get to yes and after four years he is no longer the new guy.

Councilmember Aderhold commented she was glad to be home and very happy to attend in person and many thanks to those who applied and thought about applying. It is great to know that there are people in the community that are willing to be engaged in the community. She reminded everyone about the Joint Worksession with EDC on Monday at 5:00 p.m.. She expressed her concern with people solving problems with firearms and stated this community does not need violence and solve the problems in that manner.

Councilmember Parsons expressed his appreciation to his family and friends for their encouragement to apply and then provided his question that he thought of and it was what did he like about the community and it was the people who made him feel so welcomed and he issued a huge shout out to the Clerk's Office as it seemed a double whammy with elections and all the duties that they have to do and thanked the Clerk and City Manager.

Councilmember Venuti expressed her thanks for having a police department that does not shoot first and the offender will get his day court. She then expressed her appreciation for the applicants and reported that she will be attending the Conversations with a Councilmember at noon. Ms. Venuti announced an event to start Christmas Shopping at the Methodist Church, noon to 5:00 p.m.

ADJOURNMENT

Mayor Lord adjourned the meeting at 7:05 p.m. Next Regular Meeting is Monday, November 25, 2024 at 6:00 p.m. Committee of the Whole at 5:00 p.m. A Joint Worksession with the Economic Development Advisory Commission is scheduled for Monday, November 18, 2024 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.