



Action Agenda

City Council Worksession, Committee of the Whole & Regular Meeting

Monday, August 25, 2025

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

WORKSESSION

Zoom Webinar ID: 965 8631 4135 Password: 792566

CALL TO ORDER, 4:00 P.M.

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

A full Council was present.

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. Strategic Planning

Memorandum CC-25-216 from City Manager as backup.

Mayor Lord and City Manager Jacobsen facilitated discussion on the Strategic Planning Council started in January 2025 with each Councilmember providing recommendations and comments on the projects listed, prioritization of those projects, projects that were being done by other entities moved down on the list and if the project was completed it should be removed. Some directions were provided regarding updates and timing of those updates; Updating the spreadsheet to include columns with Council and staff assigned or working on the project. Updated spreadsheet will be provided at future meeting.

COMMENTS OF THE AUDIENCE (3 minutes)

ADJOURNMENT NO LATER THAN 4:50 P.M.

Mayor Lord adjourned the meeting at 4:50 p.m. The next Regular Meeting is Monday, September 8, 2025 at 6:00 p.m., 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.

COMMITTEE OF THE WHOLE
Zoom Webinar ID: 953 097 829 Password: 234969

CALL TO ORDER, 5:00 P.M.

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

A full Council was present.

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

City Manager Jacobsen commented on her visit to the new Fieldhouse in Soldotna noting she will have additional funding information for the September 8, 2025 meeting.

DISCUSSION TOPIC(S)

- a. Homer Accelerated Roads and Trails (HART) Fund Discussion

Memorandum CC-25-215 from Finance Director as backup.

Mayor Lord, City Manager Jacobsen and Finance Director Fischer facilitated a discussion on the Homer Accelerated Roads and Trails Fund (HART) Roads fund covering the following:

- Fund 155 versus Fund 160
 - Road SAD revenue payments are deposited into this account
 - Expenditures are assigned to Fund 160
 - Clarification on the amount available for HART Roads
 - Transfers have been made between funds but not capital projects
 - This balance would dwindle over time as less payments would be received
 - Yearly Transfer from Fund 155 to Fund 160
 - This has not happened as it should have
 - There was no additional funding expected from Road SAD
 - Replenishing funds
 - Sales Tax Revenues are expected to match last year
 - Council decision on how to proceed with the funds as they do not revert back to the general fund
- b. Strategic Planning Discussion (*continued from Worksession—if desired and time allows*)
Refer to Worksession Materials

Mayor Lord introduced the topic noting that it was determined at the last packet review meeting with the City Manager, City Attorney and City Clerk that if there is a worksession the topic will automatically be added to the Committee of the Whole agenda to continue if needed or desired. She then facilitated discussion on implementing new projects such as the Water & Sewer Minimum Payment and getting an earlier start such as this fall or over the winter. Councilmembers provided additional input on the projects on the spreadsheet with staff providing updates on status for the Building Code, drafting financial policies for the Port, application of actions to all plans as appropriate as well as involving the Boards and Commissions due to some of these documents are living documents.

COMMENTS OF THE AUDIENCE

There were four who commented.

ADJOURNMENT NO LATER THAN 5:50 P.M.

Mayor Lord adjourned the meeting at 5:42 p.m.

REGULAR MEETING

Zoom Webinar ID: 205 093 973 Password: 610853

Session 25-21, Regular Meeting of the City Council of Homer, Alaska was called to order on Monday, August 25, 2025 by Mayor Rachel Lord 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. City Council held a Strategic Planning Worksession at 4:00 p.m.

CALL TO ORDER, PLEDGE OF ALLEGIANCE

Mayor Lord called the meeting to order at 6:00 p.m., inviting those attending to join in the Pledge of Allegiance.

City Clerk Krause called attendance, and a full council was present.

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 as follows: Under the **CONSENT AGENDA** Item b. Memorandum CC-25-210 Liquor License Renewals Memorandums of Non-Objection from the Homer Police Department. **Provided as laydowns: Under REPORTS** Item e. Comprehensive Plan and Title 21 Update – Written report by City Planner item i. Planning Commission Report – Written Report provided by Commissioner S. Smith **Under City Manager's** Report Multipurpose Community Recreation Facility Next Steps Memorandum from Mayor and Informational item on Port Infrastructure Underpins Innovation from the Mayor.

ADOPTED without discussion.

MAYORAL PROCLAMATIONS AND RECOGNITIONS

- a. Mayoral Proclamation Acknowledging Kachemak Bay Recovery Connection and Encouraging City of Homer Residents to Participate in September for National Recovery Month.

Mayor Lord read the proclamation into the record and presented to a representative of the Kachemak Bay Recovery Connection and stood for pictures.

- b. Mayoral Proclamation Supporting National Patriotism Week September 8-14, 2025

Mayor Lord read the proclamation into the record and presented to a group of representatives of the Homer Elks and stood for pictures.

PUBLIC COMMENT ON MATTERS ALREADY ON THE AGENDA

Mayor Lord invited the public to comment on any item on the agenda with the exception of the following:

- a. Ordinance 25-53, Appropriating an Additional \$16,000 from the Port Reserves Fund for the Deep Water Dock Fender Repair Project.
- b. Ordinance 25-56, Appropriating \$1,200,000 from the Homer Accelerated Roads and Trails (HART) Road Fund to the Highland Drive Culvert Replacement Project.

There was one who commented.

RECONSIDERATION

CONSENT AGENDA

- a. Homer City Council Regular Meeting Minutes for August 11, 2025. City Clerk. Recommend approval.
- b. Memorandum CC-25-210 from City Clerk re: Liquor License Renewals for Patels, Patels #2, Homer Liquor & Wine Company and Latitude 59. Recommend approval.
- c. Memorandum CC-25-211 from Mayor re: Re-appointment of Christine Thorsrud to the ADA Advisory Board. Recommend approval.
- d. Ordinance 25-58, An Ordinance of the City Council of Homer, Alaska Amending the FY26 Capital Budget by Appropriating \$20,000 from the Fishing Hole Capital Asset Repair and Maintenance Allowance (CARMA) Fund for the Purpose of Installing a Drywell in Tract 2 of the Fishing Hole Subdivision. City Manager/Port Director.

Memorandum CC-25-212 from Port Director as backup.

- e. Ordinance 25-59, An Ordinance of the City Council of Homer, Alaska, Amending the FY26 Capital Budget by Accepting and Appropriating a State of Alaska Public Library Assistance Grant for FY26 in the Amount of \$7,000 for Books and Library Materials. City Manager/Library Director. Introduction August 25, 2025 Public Hearing and Second Reading September 8, 2025

Memorandum CC-25-213 from the Library Director as backup.

- f. Resolution 25-075, A Resolution of the City Council of Homer, Alaska, Approving a Services Agreement between the City of Homer and the City of Kachemak for Emergency Fire, Rescue, Haz-Mat, and Emergency Medical Services and Authorizes the City Manager to Negotiate and Execute the Agreement. City Manager. Recommend adoption.

Memorandum CC-25-214 from City Manager as backup.

Mayor Lord requested the Clerk to read the Consent Agenda.

City Clerk Krause read the Consent Agenda as presented.

ADOPTED without discussion.

VISITORS

- a. Annual Burning Basket Event, Mavis Muller
 - i. Recognition of Mavis Muller and the Burning Basket Project from September 24, 2018

Mayor Lord read the Recognition from September 2018 into the record and invited Mavis Muller to speak to the Council.

Ms. Muller provided a history of the event and how the process of building the basket was done, what the event has come to symbolize and the intent of bringing the community together.

- b. Southern Kenai Peninsula Resilience Coalition - Updates on Youth Initiatives, Hannah Gustafson & Anna Meredith

Mayor Lord introduced the item and invited Hannah Gustafson and Anna Meredith to speak to the Council.

Ms. Gustafson and Ms. Meredith presented to Council on the achievement of the organization and the focus on youth and services provided.

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

- a. Worksession Report

City Manager Jacobsen reported.

- b. Committee of the Whole Report

Councilmember Aderhold reported.

- c. Mayor's Report

Mayor Lord reported.

- d. Borough Report

There was no report for this meeting.

- e. Comprehensive Plan and Title 21 Status Update

Ryan Foster, City Planner provided a written report as a laydown and spoke to his report.

- f. Economic Development Advisory Commission

There was no Commissioner present to report.

- g. Americans with Disabilities Act Advisory Board

Pat Case, Board member reported.

- h. Library Advisory Board

Kathy Carssow, Boardmember reported.

- i. Planning Commission

Scott Smith, Commissioner provided a written report as a laydown.

- j. Parks Art Recreation and Culture Advisory Commission

Dave Lewis, Commissioner reported.

PUBLIC HEARING(S)

- a. Ordinance 25-53, An Ordinance of the City Council of Homer, Alaska, Amending the FY26 Capital Budget by Appropriating an Additional \$16,000 from the Port Reserves Fund for the Deep Water Dock Fender Repair Project. City Manager/Port Director. Introduction August 11, 2025 Public Hearing and Second Reading August 25, 2025.

Memorandum CC-25-200 from Port Director as backup.

Mayor Lord introduced the item by reading of the title and opened the public hearing.

There was no public testimony.

ADOPTED with discussion.

- b. Ordinance 25-56, An Ordinance of the City Council of Homer, Alaska, Amending the FY26 Capital Budget by Appropriating \$1,200,000 from the Homer Accelerated Roads and Trails (HART) Road Fund to the Highland Drive Culvert Replacement Project. City Manager/Public Works Director. Introduction August 11, 2025 Public Hearing and Second Reading August 25, 2025.

Memorandum CC-25-203 from Public Works Director as backup.

Mayor Lord introduced the item by reading of the title and opened the public hearing.

There was no public testimony.

ADOPTED with discussion.

Councilmember Venuti lost connection at 7:05 p.m.

ORDINANCE(S)

- a. Ordinance 25-57, An Ordinance of the City Council of Homer, Alaska, Amending the FY26 Capital Budget by Appropriating \$40,000 from the General Fund Capital Asset Repair and Maintenance Allowance (CARMA) Fund for the Purchase of Global Positioning System (GPS) Survey Equipment. Public Works Director/City Manager. Introduction August 25, 2025 Public Hearing and Second Reading September 8, 2025.

Memorandum CC-25-209 from Public Works Director as backup.

INTRODUCED with discussion.

CITY MANAGER'S REPORT

- a. City Manager's Report
- b. Monthly FY26 YTD Report

Mayor Lord introduced the item by reading the title and deferred to the City Manager.

City Manager Jacobsen reviewed her report providing additional details on the Soldotna Fieldhouse facility, status update on the Homer Electric Association property, Homer Foundation request for information and water/wastewater plans, and an update on Fire Chief applicants.

PENDING BUSINESS

NEW BUSINESS

RESOLUTIONS

COMMENTS OF THE AUDIENCE

There were three who commented.

COMMENTS OF THE CITY ATTORNEY

City Attorney Gatti had no comments.

COMMENTS OF THE CITY CLERK

City Clerk Krause commented on the student representative vacancy available and noted that an application was received for the Library Advisory Board.

COMMENTS OF THE CITY MANAGER

City Manager Jacobsen had no comments.

COMMENTS OF THE MAYOR

Mayor Lord expressed comments on the start of school being successful and reminding everyone to register or update their registration to vote by September 7th and to make a plan to vote on October 7th.

COMMENTS OF THE CITY COUNCIL

Mayor Lord confirmed with the Clerk that Councilmember Venuti was not on the meeting. It was noted that she had some connections issues.

Councilmember Parsons expressed his appreciation for the service of the Clerk's Office staff, reporting from the City Manager on the Soldotna Fieldhouse and the overall number of reports and people at the meeting tonight. It showed how passionate, committed and informed people are and well I am just bursting with pride sitting here, so "way to go Homer."

Councilmember Davis expressed comments on the wonderful summer and glad it is winding down, exhausting but beautiful between the beekeeping and the rest of it. He then expressed comments on the Gateway District issue and noted that it currently is not very beautiful and wondered if the borough would take a different approach.

Councilmember Erickson expressed comments on the wonderful summer but being ready to wind down some and look forward to our winter lives by getting ready for harvesting and hunting, reminding everyone to be safe, and acknowledged the many bunnies in the city.

Councilmember Hansen expressed comments on dodging the rabbits while driving, volunteering for the football games, not being ready for summer to end yet as there are still so many things she wanted to do. She expressed her appreciation for Mr. Case providing his experiences and commented on the housing availability that is affordable noting that she just bought her house, and it took a while and it's even harder for their children.

ADJOURNMENT

Mayor Lord adjourned the meeting at 7:30 p.m. The next Regular Meeting is Monday, September 8, 2025 at 6:00 p.m., 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.