

REGULAR MEETING AGENDA

1. CALL TO ORDER, PLEDGE OF ALLEGIANCE

2. APPROVAL OF THE AGENDA

3. PUBLIC COMMENT REGARDING ITEMS ON THE AGENDA

4. RECONSIDERATION

5. APPROVAL OF MINUTES

- A. November 10, 2015 Regular Meeting Minutes

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6. VISITORS/PRESENTATIONS

- A. Homer Boat House Pavilion Project Representative

7. STAFF & COUNCIL REPORT/CHAMBER OF COMMERCE & MARINE TRADES ASSOCIATION REPORT/ COMMITTEE REPORTS/BOROUGH REPORT

8. PUBLIC HEARING

9. PENDING BUSINESS

- A. Pioneer Avenue Revitalization Project

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- B. Economic Engines

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10. NEW BUSINESS

- A. Email from Chair Brown Re: Economic Development Proposals
 - i. Memorandum from Deputy City Clerk Re: New Business Actions Requested
 - ii. Comments from Councilmember Zak

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11. INFORMATIONAL ITEMS

- A. City Manager's Report January 11, 2016
- B. Memo from Deputy City Clerk Re: Upcoming Speakers

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12. COMMENTS OF THE AUDIENCE

13. COMMENTS OF THE CITY STAFF

14. COMMENTS OF THE COUNCILMEMBER *(If one is assigned)*

15. COMMENTS OF THE CHAIR

16. COMMENTS OF THE COMMISSION

17. ADJOURNMENT/NEXT REGULAR MEETING IS SCHEDULED FOR TUESDAY, FEBRUARY 9, 2016 at 6:00 p.m. in the City Hall Cowles Council Chambers located at 491 E. Pioneer Ave, Homer, Alaska.

Session 15-06 a Regular Meeting of the Economic Development Advisory Commission was called to order by Chair Brown at 6:00 p.m. on November 10, 2015 at the City Hall Cowles Council Chambers located at 491 E. Pioneer Avenue, Homer, Alaska.

PRESENT: COMMISSIONER BROWN, MARKS, SPRAGUE, STANISLAW

ABSENT: FRIEDLANDER, SANSOM

STAFF: DEPUTY CITY CLERK JACOBSEN

AGENDA APPROVAL

MARKS/SPRAGUE MOVED TO APPROVE THE AGENDA

There was no discussion.

VOTE: NON OBJECTION: UNANIMOUS CONSENT

Motion carried.

PUBLIC COMMENTS REGARDING ITEMS ON THE AGENDA

RECONSIDERATION

APPROVAL OF MINUTES

A. Regular Meeting Minutes of October 13, 2015

MARKS/SPRAGUE MOVED TO APPROVE THE MINUTES.

There was no discussion.

VOTE: NON OBJECTION: UNANIMOUS CONSENT

Motion carried.

VISITORS

A. Bryan Hawkins, Port Director/Harbormaster – Update on harbor activities and improvements

Harbormaster Hawkins opened his presentation with a historic overview of the development of the harbor. He reviewed ongoing and completed harbor projects, about 22 projects over the past two years totaling \$28 million worth of improvements. He explained most of the money came through grants and the burden to the enterprise was \$5.7 million.

He talked about the Deep Water Dock Feasibility Study and presented them with a copy the brochure titled *Homer, Alaska Deep Water & Pioneer Docks Marine Support, Business Begins Where Land Ends*. It's promotional material that will be sent out to shippers and people they work with throughout the year, and will be taken the trade shows as well. The Port teams up with the Marine Trades Association, which is made up of over 70 area businesses, at trade shows. They will be traveling to the Pacific Marine Expo in Seattle, and also the Anchorage Spring Boat Show to promote port and harbor activities in the state and lower 48. They support the Chamber by assisting with the Winter King Debry, the Halibut Derby, and at the Seattle Spring Boat Show. They are a member of the Alaska Association of Harbormasters and Port Administrators (AAHPA) which has been meeting now for 42 years and has membership of over 40 state harbors. The association works to focus on the support, communication, and funding with a unified voice in government. This year he was elected as Vice President. AAHPA will be attending the upcoming Alaska Municipal League (AML) conference to promote ports and harbors as a lot of their project funding comes from the state so they need support for the Municipal Harbor Grant Program. One of the problems that AAHPA is working on that affects the state is abandoned and derelict vessels. The Port & Harbor is also involved with the Cook Inlet Harbor Safety Committee which is formed by the Coast Guard Captain of the Port and focuses on marine transportation in Cook Inlet. Membership with this group also puts us in the conversation with the Alaska LNG project with the transportation of the carries that will be coming through Cook Inlet when that project comes together. The magnitude of the LNG project is something we've not seen before.

In response to questions there was discussion with the Commission on the sheet pile dock project, parking, the LNG project, budget and reserves, and marine repair haul out facility.

STAFF & COUNCIL REPORT/CHAMBER OF COMMERCE & MARINE TRADES ASSOCIATION REPORT/ COMMITTEE REPORTS/BOROUGH REPORT

Councilmember Zak talked to the Commission about the open house that was held the previous night, the new online budget tool and online survey.

Karen Zak, Homer Chamber of Commerce Executive Director, and Tom Stroozas, Chamber Board President, presented on the Chamber's activities. The City and the Chamber entered into a three-year marketing agreement in 2014. The Chamber has a dual operation, both a business advocate and visitor information center. Services the Chamber offers include:

- Makes sales calls to potential tradeshow, convention, and conference prospects
- Participates in regional advisory committees engaged in business and industry development
- Exhibit at various conference shows and special events
- Conduct Homer familiarization tours and product development activities
- Oversight of special community-wide events
- Business after-hours, member luncheons, Small Business Development Center
- Host prospective meeting planners and clients to promote business and tourism
- Promote Homer for tourism and new businesses
- Operates a Visitor Information Center

The group discussed the proposed cut to the chamber funding provided in the 2016 budget and what that may look like for the chamber. They also addressed what other communities do to help fund

their chamber, for example, Seward has a bed tax, Soldotna has sales tax revenue from Fred Meyer and Kenai has revenue from Wal-Mart.

Nickie Knight gave a brief overview of InnovateHer 2016 the innovating for women business challenge taking place November 21st.

PUBLIC HEARINGS

PENDING BUSINESS

A. Pioneer Avenue Revitalization Project

This was postponed to the next meeting by consensus of the Commission.

- B. Economic Engines – Notes from Councilmember Zak & CEDS excerpt**
 - i. EDC's role in working toward shovel-ready projects
 - ii. Is shovel-ready the best way for our community
 - iii. Economic Development Director

This was postponed to the next meeting by consensus of the Commission.

NEW BUSINESS

A. Memorandum from City Clerk Re: Approval of Commission meeting schedule for 2016

ARNO/MARKS MOVED TO APPROVE THE MEETING SCHEDULE FOR 2016.

There was no discussion.

VOTE: NON OBJECTION: UNANIMOUS CONSENT

Motion carried.

INFORMATIONAL ITEMS

- A. City Manager's Report October 26, 2015**
- B. Memorandum from Deputy City Clerk re: EDC Meeting Speakers Scheduled & Pending**
- C. Memorandum 15-165 Appointment of Ken Sprague to the Economic Development Advisory Commission**
- D. Commissioner Attendance list for City Council Meetings**

COMMENTS OF THE AUDIENCE

COMMENTS OF CITY STAFF

COMMENTS OF THE COUNCILMEMBER

ECONOMIC DEVELOPMENT ADVISORY COMMISSION
REGULAR MEETING
NOVEMBER10, 2015

Councilmember Zak commented the UAA Chancellor would be speaking at Lands' End, November 11th at noon.

COMMENTS OF THE CHAIR

Chair Brown thanked everyone for participating tonight.

COMMENTS OF THE COMMISSION

Commissioner Arno said it was nice to see everyone tonight.

Commissioner Sprague said it was a very informative meeting.

Commissioner Marks asked about the December visitor and thanked everyone for their input tonight.

ADJOURN

There being no further business to come before the Commission the meeting adjourned at 7:53 p.m. The next regular meeting is scheduled for Tuesday, December 8, 2015 at 6:00 p.m. at the City Hall Cowles Council Chambers located at 491 E. Pioneer Avenue, Homer, Alaska.

MELISSA JACOBSEN, CMC, DEPUTY CITY CLERK

Approved:_____



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Memorandum

TO: CHAIR BROWN AND THE ECONOMIC DEVELOPMENT COMMISSION

FROM: MELISSA JACOBSEN, CMC, DEPUTY CITY CLERK

DATE: JANUARY 7, 2016

SUBJECT: PIONEER AVENUE REVITALIZATION PROJECT

The Pioneer Avenue Revitalization Project been on previous agendas and the information from Adele Person that includes written comments and photographs was included in the November and December Commission Packets.

Please bring that information for reference as I am not including copies again in this packet.

I will have a few copies available for the public.



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Memorandum

TO: CHAIR BROWN AND THE ECONOMIC DEVELOPMENT COMMISSION

FROM: MELISSA JACOBSEN, CMC, DEPUTY CITY CLERK

DATE: JANUARY 7, 2016

SUBJECT: ECONOMIC ENGINES

Economic Engines has been on previous agendas and pages of back up information was included in the November and December Commission Packets.

Please bring that information for reference as I am not including copies again in this packet.

I will have a few copies available for the public.

From: Patrick Brown <pbrown5@yahoo.com>
Sent: Wednesday, December 30, 2015 12:52 PM
To: Melissa Jacobsen
Subject: Economic Development Proposals
Attachments: Economic Development Proposals.doc

Economic Development Proposals

December 30, 2015

Melissa:

I ask these action items be added to New Business for consideration as proposals to be acted upon by our Homer City Council.

Chair Patrick Brown
Homer Economic Development Advisory Commission

1) REAL ESTATE RESOLVE

Land for sale by the City of Homer would allow any licensed real estate agent/broker to advocate sale for their clients, both business and residential. Commissions would be paid by client and not the City although the City of Homer under the direction of the City Manager may negotiate final price of properties. I express my confidence in the City Manager and staff to conduct business in a fair and equitable method making good sense for both the City and our new residents.

This allows private enterprise to seek solutions for building Homer's tax base without encumbering the City of Homer with additional administration challenges and fees. Clients would be able to quickly and efficiently purchase land.

2) HOMER CITY COUNCIL PASS A RESOLUTION STATING CITY OF HOMER WILL NOT ATTEMPT TO ACQUIRE OR ANNEX KACHEMAK CITY.

As economic development is pursued within our city, many rumors abound that upon successful business development or extreme dire economic circumstances, the City of Homer will seek to acquire and

annex Kachemak City to boost their tax base. Unable to locate the foundation of such rumors, the City of Homer needs to address this issue publicly and pass this resolution to promote general wellbeing, friendship, cooperation and economic stability among our communities and areas.

3) CITY OF HOMER ALLOCATES \$200,000 USD ANNUALLY TO HOMER CHAMBER OF COMMERCE TO FULFILL ITS MISSION OF ECONOMIC DEVELOPMENT.

The tasks and responsibilities assigned to the Homer Chamber of Commerce to expand and develop our economic base are insufficiently funded. The demonstrated results of the Chamber's current ROI by their existing meager budget allocated by the Council would be exponentially increased. This investment will provide the development of a long term stable tax base. This sufficient funding empowers them to achieve their mandate, not merely accomplish limited goals of events.

Other cities and states with budgets in the black have demonstrated investing in your Chamber is the solution to develop long term stable economic tax based economies.

Normally a 5–7 year window is utilized but jump starting this process makes it feasible to offset budget deficits and not depend on HART Funding beyond the next 36 month window cycle. The City Council demonstrates its support in the people of Homer.

4) CITY OF HOMER NEEDS AN ECONOMIC AMBASSADOR!

Currently it is very frustrating for a new business to locate in Homer. Inquiries received and handled by the Homer Chamber of Commerce usually stalls after this introduction. A variety of procedures and multiple calls to gather data and make an informed business decision becomes very time consuming and counterproductive. There is no clear voice of assistance with authority or the necessary time to nurture business development.

The City of Homer Economic Ambassador is the one person, one call solution necessary to assist clients and the City to efficiently resolve issues and challenges for development.

Submission of this fast track program expedites the 36 month clock which began ticking with the adoption of the HART solution as a temporary fix for the City.

5) REMOVE BUSINESS SQUARE FOOTAGE ZONING RESTRICTIONS!

By removing the existing restrictions of business buildings square footage, industries and additional businesses may locate quickly and efficiently within our City limits.

The Comprehensive Plan allows the flexibility for development but zoning restrictions with regards to business square footage size impedes development. Industries have stated the current City of Homer processes are too cumbersome and totally unpredictable for medium sized businesses with living wages to consider locating here.

Ask our city planning department what is needed and pass the ordinances to go from shovel ready project to done deal with open doors! We need to generate about \$30 Million USD in retail to overcome our deficit. Motivating residents to shop online or travel outside our borders is not the answer. Increase our value in Homer!

The timeline to accomplish these goals, with unity, is 90 days!

Homer has such great potential and now is the time for our leadership to step up and step forward to not just accomplish goals but achieve the excellence and quality of life we desire! Empower Homer to become the fulfillment of the dream, "Where the road ends the dream begins in Homer!"



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Memorandum

TO: CHAIR BROWN AND THE ECONOMIC DEVELOPMENT ADVISORY COMMISSION

FROM: MELISSA JACOBSEN, CMC, DEPUTY CITY CLERK

DATE: JANUARY 4, 2016

SUBJECT: NEW BUSINESS ACTION ITEMS REQUESTED

Chair Brown requested five action items be added to New Business for consideration as proposals to be acted upon by City Council. The comments below are informational responses from staff for the Commission to consider.

If the Commission agrees to pursue any or all of these, a good option would be to select one or two to focus on at a time. This will allow you time to discuss and vet the ideas and decide if a majority supports each recommendation. Through this process the Commission can prepare well thought out and concise proposals to send to Council.

The current budget issues weren't created in 90 days so it is unreasonable to think the problem can be solved that quickly. I think ideas for solutions to create a sensible and sustainable budget to ultimately begin achieving our economic development goals will be better received by the City Council.

1. Real Estate Resolve

There is nothing that prohibits a buyer from working with a Realtor and paying their commission as a buyer's agent in a real estate transaction with the City of Homer. A different solution might be developing a recommendation for marketing city owned property more effectively.

2. City Council pass a resolution stating the City of Homer will not attempt to acquire or annex Kachemak City

This request could be sent to Council; however they aren't talking about annexation right now. This discussion will be a better use of time and more effective if the city seriously begins exploring annexation as an option, rather than as a reaction to rumors.

3. City of Homer allocates \$200,000 USD annually to Homer Chamber of Commerce to fulfill its mission of economic development

Other cities that are able to fund their Chambers at this kind of level have a tax base to support the expenditure; Chamber Director Karen Zak explained at our November meeting. If the Commission sends this request to the council it needs to include a viable revenue source, which may have to go to the voters. Another approach to this could be to talk about what kind of revenue source would support that level of funding, how to reach a \$200,000 goal incrementally, and submit that to Council as a recommendation.

4. City of Homer needs an Economic Ambassador

The city is currently accepting applications for a Special Projects and Communications Director (formerly the Assistant City Manager Position). This position includes several components relating to economic and community

development. Also there are city staff members who are available to assist with inquiries from relating to new business. An additional resource is the *Alaska Small Business Development Center (SBDC)* which is hosted by the University of Alaska and funded in part by the US Small Business Association. The SBDC has assisted businesses by providing free, confidential technical business assistance and low-cost business training in Alaska for twenty years. We are fortunate to have Councilmember Bryan Zak as the Southwest Regional Director for the Alaska SBDC.

5. Remove business square footage zoning restrictions

On June 15, 2004 at a Special Election on the Initiative Question: Shall the Homer Zoning Code be amended by the adoption of Initiative Ordinance 04-18 to limit the footprint size of buildings the main use of which is retail or wholesale business to 66,000 (sixty six thousand) square feet in the Central Business, General Commercial 1 and General Commercial 2 Districts?

The question passed with 63% yes and 36% no. Voter turnout was 42% with 1701 voters in that election.

The Commission can certainly consider advocating for more square footage, but with a percentage of the population that doesn't necessarily support this particular kind of growth, is it the best use of time?

From: bryanzak@aol.com
Sent: Thursday, December 31, 2015 12:49 PM
To: pbrown5@yahoo.com
Cc: Melissa Jacobsen
Subject: Re: Economic Development Proposals

Hello Patrick:

Hello Patrick:

Your proposed discussion items may be classified as strategic objectives by the EDC. They should lead to some interesting discussion. Some additional areas within the community to keep on our economic radar may include but certainly are not limited to:

1. Senior Center Expansion of Alzimers unit (Private)
2. Conference Center (Public / Private)
3. Public Safety Building (Public?)
4. Pratt Museum Capital Campaign and expansion (Private)
5. Affordable Housing
6. Walkable City
7. Health Care Costs for City Employees
8. South Peninsula Hospital centralization of services
9. Port and Harbor and the Homer Marine Trades
10. Non profit and for profit business environment
11. Water and Sewer services
12. City of Homer Capital Improvement Lists as well as the Non City CI items.
13. Reducing our energy costs by using renewable energy sources
14. Our aging population

I came up with some Pros and Cons for your Proposed EDC strategic objective discussion items:

1. Real Estate Resolve
2. Kachemak City Annexation
3. Funding Economic Development
4. Economic Ambassador
5. Zoning square footage restrictions

Pro's

- 1 - Listing property for sale by the City of Homer in the MLS. Would have to obtain a relationship with a real estate broker.
- 2 - Would establish greater trust with KC.
- 3 - \$200K - It takes money to make money but we would need to find where to obtain the \$.
- 4 - Would help Homer cooperate with other communities.
- 5 - Might encourage jobs and greater tax collection

Con's

- 1 - Would have to pay a commission to a listing broker and selling agent.
- 2 - Would need to eliminate any thoughts of future annexation of KC.
- 3 - Some folks may not consider this a good use of funds.
- 4 - Costs?
- 5 - Might undermine all past efforts to keep Homer what it is.

Hope this helps, Happy New Year!



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City Manager's Report

TO: Honorable Mayor Wythe and Homer City Council

FROM: Katie Koester, City Manager

DATE: January 11, 2016

SUBJECT: City Manager's Report

It has been 5 weeks since the last Council meeting - feels like almost an eternity! I hope everyone enjoyed the respite and the holidays. There promises to be plenty to keep us busy in 2016.

Storm Drain Failure on Bunnell Avenue

On Tuesday, a hole opened up in the Bunnell Street roadway, south of Main Street. The "sink hole" was caused by a deteriorated 36" storm drain which allowed soil to wash into the drain - undermining the pavement. Public Works responded; excavated to expose the drain, put a patch on the hole in the side of the storm drain, and backfilled the hole. Pavement will be replaced in the Spring. The storm drain was installed by the State in the early 80's. This storm drain, as well as the storm drain in Heath Street (installed during the same time frame), will need some work. These two storm drains serve the Central Business District. Public Works will be working with ADOT to determine who is responsible for rehabilitation. Public Works will be asking the Council for authorization to proceed with the design of a fix for the portion that the City is responsible for at the second meeting in January using HART funds.

Council Open House at Library

A patron at the Homer Public Library suggested the Council do a once a month 'open house' with the public at the library. It could be a good way to increase dialogue with the public and reach out to the community in a new way.

The Friends of the Library are willing to advertise it through their usual channels (flyers, newsletter, community calendar, radio). If the program is successful and at a regular time, the community will come to expect the event and advertising won't be as much of an issue.

It is hard to predict what would be the best time for turn out, however the Library Director suggested lunch time. People are out and about then, and people who work could stop in on their lunch hour. One option would be the first Council Monday of the month - which would give people an alternative to an evening meeting to visit with you. A noon meeting could be held in the study room and we could serve tea/coffee. If one councilmember a month volunteers, each member will have to commit to two lunch meetings a year (or less).

If Council is interested, I suggest you pick a time and day and give it a try for one month each. Then we can revisit if it is successful. I can circulate a signup sheet via email. I propose starting next month, February 8 at noon.

Seafarer's Memorial Camping

The Seafarer's Memorial parking lot has been occupied this fall/winter by a dozen long term campers. Some of the trailers are in such a bad state of repair they had to be towed in. The site has been problematic; HPD has arrested several of the campers for various misdemeanors. HCC 19.08.030(d) allows people to camp in the Seafarer's Memorial parking lot when all City campgrounds are closed (April 1-October 30). The same section allows the City Manager to open a campground at any time. I have issued the attached notice to open the Pier One campground. On December 15th campers were served notice that they needed to move their camper to the Pier One Theatre lot or elsewhere. To date, none of them have moved. The next step is for HPD to enforce the issue with fines and impounds. During the process, as always, HPD will refer individuals in need of any available services.

Hickerson Cemetery

A couple of Borough residents have brought concerns with the impact to area groundwater and clearing of trees associated with the expansion of Hickerson Cemetery to the attention of city staff and Council. I have offered to hold a neighborhood meeting so residents have an opportunity to ask questions and air their concerns which I am hoping will be a good starting place to work with the neighborhood.

The Hickerson Cemetery expansion project has been in the works since 2010 when the land was purchased adjacent to the existing cemetery. The 2012 budget authorized design, and this year Council authorized a phased development of the first few hundred plots. Though if winter conditions allow, Public Works could do some site preparation of the land this winter. The project will not be bid until the next construction season.

Homer cemeteries average 12 burials a year, and according to the Homer Funeral Home, only about half of those choose to be embalmed (which involves chemicals that are of a concern to area residents). Using arsenic in the embalming process was discontinued in the early 1900s. The existing Hickerson Cemetery was developed in 1960. City of Homer Public Works checked with the State (DEC drinking water and solid waste management) to make sure all the proper rules are followed. There are no State regulations regarding the creation or expansion of cemeteries as it relates to zoning/groundwater concerns. The KPB has established no zoning in the area of the proposed cemetery and does not regulate the creation or expansion of cemeteries. According to the Public Works Director and City Engineer, the hydrology of the area is conducive for minimizing or eliminating the potential for metals (from deceased fillings, watches, etc.) or embalming fluid from entering groundwater and moving off site.

I know the Council has both an interest in being a good neighbor and providing area community members a place to bury their loved ones. If the community members feel

strongly one way or another, I encourage them to let the City know. I will keep the Council abreast of how the project progresses.

KPEDD Industry Forum

Kenai Peninsula Economic Development District will be holding their annual Industry Outlook Forum this January 28-29 (draft agenda attached). This is open to the public, free, and a great opportunity to network with industry professionals and other business and public entities on the Peninsula and around the state. Register here: <https://www.eventbrite.com/e/industry-outlook-forum-2016-tickets-19973176308>

City Manager's Office Staffing

As you know, Assistant City Manager Patrick Lawrence left the City of Homer at the end of 2015. I have struggled with how to fill his position. There is plenty of justification for an Assistant City Manager position given the work load and supervisory responsibilities in the City Manager's office. Nevertheless, I also feel like it is difficult in these lean budget times to justify funding the position at the level that is needed to attract qualified candidates. I have decided to advertise the position as a Special Projects/Communications Coordinator. This person will be in charge of the CIP, website and social media, and staffing the Economic Development Advisory Commission, among other things. Given the projects the City has on its plate, the position will also have a renewed emphasis on grant writing. However, I will retain many of the afterhours and broader community relations functions as this will not be a salaried position. I am confident we will receive excellent candidates and the changes in the job description will benefit the City. However, I am concerned about capacity in the City Manager's office with these changes and the administrative assistant position moving to a part time status. I will ask for help if I need it at midyear, but am looking forward to solidifying my team for 2016 and getting our feet under us. Please direct any interested candidates for the Special Projects/Communications position to the City website.

New Website

I have mentioned that the City is going to have a new website design in a couple of City Manager reports, however over the holidays we took the plunge and transitioned to a more mobile friendly template with greater capacity. Holly Brennan at the Library deserves special recognition for taking on the immense technical details of this project. The new site has inspired a renewed interest in the website from City departments, which is a good thing as we strive to be more communicative with the public. There are still a few bugs to work out linking the old site to the new design, so please let my office know if you see something that needs tweaking or does not work quite right as you navigate around.

Enc.

Notice of Opening Fishing Hole Campground

Industry Outlook Forum Agenda

Grant Support for Homer Kachemak Bay Rotary Club

Homer Public Library Advertised in Lonely Planet



City of Homer

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NOTICE

Due to a demand for camping outside of the traditional camping season, effective January 1, 2016, I am opening camp spaces 1 to 16 of the Fishing Hole Campground next to Pier One Theater on the Homer Spit until further notice. City campgrounds are closed by ordinance from September 30th to April 30th. However, according to Homer City Code 19.08.030d, they can be opened at any other time by order of the city manager.

City of Homer campground rules and fee schedule applies and will be enforced.

Katie Koester
City Manager



Leadership to enhance, foster
and promote economic development

INDUSTRY OUTLOOK FORUM

HOSTED BY

*Kenai Peninsula Economic Development District
And Supported By*

*City of Kenai, City of Soldotna,
And Chambers of Commerce of Kenai, Soldotna, Seward
and Homer*

Thursday, January 28th, 2016

8:15	Registration and Continental Breakfast
9:00	Welcome Pledge of Allegiance Self-Introduction Moderator: Tim Dillon <i>Kenai Peninsula Economic Development District Board of Directors City Manager of Soldotna</i>
9:15	Workforce Development and Economic Overview Alyssa (Shanks) Rodrigues (Confirmed) <i>Economist III, Alaska Department of Labor and Workforce Development</i>
9:45	Barbara Sheinberg (Confirmed) <i>Sheinberg Associates, Situation and Prospects Update</i>
10:15	Networking Break-Door Prize Drawing

10:30	Community Economic Outlook Mayor Mike Navarre – <i>Kenai Peninsula Borough</i> (Invited) Mayor Pat Porter – <i>City of Kenai</i> (Invited) Mayor Pete Sprague – <i>City of Soldotna</i> (Invited) Mayor Bill Overway – <i>City of Kachemak</i> (Invited) Mayor Dean Lent – <i>City of Seldovia</i> (Invited) Mayor Jean Bardarson – <i>City of Seward</i> (Invited) Mayor Beth Wythe – <i>City of Homer</i> (Invited)
12:00	Lunch Keynote Speaker: State Revenue Update To Be Determined <i>State of Alaska</i> **To be broadcast**
1:00	Melissa Houston, UA Center for Economic Development (Invited) <i>Associate Director for Strategy</i>
2:00	Networking Break- Door Prize Drawing
2:15	Bruce Webb, Vice President (Invited) <i>Furie Alaska</i>
2:35	John L. Hendrix, General Manager (Invited) <i>Apache Corporation</i>
2:55	Benjamin Johnson, CEO (Invited) <i>Blue Crest Energy</i>
3:15	Dave Wilkins, Senior Vice President (Confirmed) <i>Hilcorp Alaska LLC</i>
3:35	Networking Break-Door Prize Drawing
4:00	Frank Richards, VP Engineering and Program Management (Confirmed) <i>Alaska Gasline Development Corporation</i>
4:30	Reception (No Host Bar)
5:30	Congressional Update Video Presentation from: Congressman Don Young (Invited) Via DVD Senator Lisa Murkowski (Invited) Via DVD Senator Dan Sullivan (Invited) Via DVD
6:15	Keynote Speaker: <i>Dinner at the old Carr's mall</i>
6:40	Ross Sorensen, Contracting Lead (Invited) <i>Alaska LNG Project</i>



*Leadership to enhance, foster
and promote economic development*

INDUSTRY OUTLOOK FORUM

HOSTED BY

Kenai Peninsula Economic Development District

SUPPORTED BY

City of Kenai, City of Soldotna,

*And Chambers of Commerce of Kenai, Soldotna, Seward
and Homer*

Friday, January 29th, 2016

8:15	Registration and Continental Breakfast
9:00	Welcome Moderator: Tim Dillon <i>Kenai Peninsula Economic Development District Board of Directors City Manager of Soldotna</i>
9:15	Bruce Anders, Vice President (Invited) <i>CIRI Alaska Native Corporation</i>
9:45	Gabriel Kompkoff, CEO (Invited) <i>Chugach Commercial Holdings</i>
10:15	Networking - Break
10:30	Rick Davis, Chief Executive Officer (Confirmed) <i>Central Peninsula Hospital</i>

10:50	Monica Adams, Chief Executive Officer (Invited) <i>Peninsula Community Health Services</i>
11:10	Networking - Break
11:25	Gary J. Turner, Director & CEO (Invited) <i>Kenai Peninsula College</i>
11:45	Ben Eveland, Director (Invited) <i>AVTEC Institute of Technology</i>
12:05	Lunch Keynote Speaker: To Be Determined <i>State of Alaska</i> **To be broadcast**
12:45	Mining Update Dan Graham, Project Manager (Confirmed) <i>Pacrim Coal, LP</i>
1:15	Mike Heatwole, VP of Public Affairs (Confirmed) <i>The Pebble Partnership</i>
1:45	Kurt Parkan, External Affairs Manager (Confirmed) <i>Donlin Gold</i>
2:15	Closing Remarks



City of Homer

www.cityofhomer-ak.gov

491 East Pioneer Avenue
Homer, Alaska 99603

(p) 907-235-8121

(f) 907-235-3140

Homer Foundation
3733 Bean Walters Lane #4
Homer, AK 99603

December 30, 2015

Dear Homer Foundation,

The City of Homer supports a grant application by the Homer Kachemak Bay Rotary Club in the amount of \$5,000 to build a picnic shelter. The shelter supports the Kachemak Bay Water Trail trailhead, and will be on city parkland near the Nick Dudiak Fishing Lagoon. The City envisions the shelter will be very popular with a diverse group of day users due to its location near fishing, the trailhead, and its distance from the road noise and wind of Homer Spit Road.

The City of Homer supported this project with \$5,000 in capital project funds during the 2015 budget cycle. With those funds, the City hoped that Rotary could leverage more public and private funding to complete the project. Rotary's application to the Homer Foundation has the support of the City as they move forward on this new asset to the community.

Sincerely,

Katie Koester
City manager



Drinking & Nightlife

The bumper sticker says it all: 'Homer, Alaska: A quaint drinking village with a fishing problem.'

Kharacters

(Map p246; Pioneer Ave) Pure Alaskan, this smoke-filled, t... terous cro

Salty Daw

(Map p250; ... storied bar ... Dawg isn't ... cavernous ... pool table ... start in ea

Down East Saloon

(Map p250; 3125 E End Rd) This spacious bar is where locals head to listen to live music. The view is killer, but you'll likely be paying more attention to whichever Homer talent is on stage and the sexy hippies.

The Alibi

(Map p246; www.alibihomer.com; 453 E Pioneer Ave; ☎4pm-4am) Catering to a younger crowd, the Alibi has DJs, karaoke and occasional dance parties. The large picture windows reveal the bay and locals say the food isn't bad.

Homer Brewing Company

(Map p246; www.homerbrew.com; 1411 Lakeshore Dr; ☎noon-7pm Mon-Sat, to 6pm Sun) This tasteful room has picnic tables and fresh Jakalof Bay oysters Friday and Saturday. Try the broken birch bitter ale and then grab a growler to go.

Bear Creek Winery

(Map p250; www.bearcreekwinery.com; Bear Creek Dr; ☎10am-6pm) Wineries are scarcer than vineyards in Alaska, but this impressive family-run operation bottles some fine berry-based wines. Tastings are \$5 (credited to your purchase), and they do tours at 11am Monday, Wednesday and Friday.



Entertainment

Pier One Theatre

(Map p250; ☎907-235-7333; www.pieronetheatre.org; Homer Spit Rd) Live drama and comedy are performed in a 'come-as-you-are' warehouse next to the Fishing Hole on the Spit. Shows start at 8:15pm Friday and Saturday, and 7:30pm Sunday during summer.



Shopping

Chain Reaction Sports

(Map p246; 5 Lake St; ☎8am-7pm Mon-Fri, to 5pm Sat & Sun) This outfitter sells camping, hunting and fishing supplies.

Information

INTERNET

Homer Public Library (500 Hazel Ave; ☎10am-6pm Mon, Wed, Fri & Sat, to 8pm Tue & Thu; ☎☎) Homer's excellent library is arty and airy, with a decidedly Homer-esque selection of magazines. Internet access is free, and they have a great kids section for rainy days.

LAUNDRY

East End Laundry (Mile 2.9, E End Rd; ☎10am-8pm Mon-Sat) Convenient to Seaside Farm.

Sportsman's Supply & Rental (1114 Freight Dock Rd; ☎6am-midnight) Offers showers (\$7) and laundry right on the Spit.

Washboard Laundromat (\$6) The showers come with towels and last as long as you want.

MEDICAL SERVICES

Homer Medical Clinic (☎907-235-8586; 4136 Bartlett St) Next door to South Peninsula Hospital; for walk-in service.

South Peninsula Hospital (☎866-235-0369; Bartlett St) North of the Pratt Museum.

MONEY

Wells Fargo (88 Sterling Hwy) ATM.

POST

Post Office (Map p246; 3658 Heath St)

TOURIST INFORMATION

Halibut Derby Office (Map p250; ☎907-235-7740; www.homerhalibutderby.com; Homer Spit Rd; ☎5:30am-8am & 3-7pm) Has a few pamphlets and is the official weigh-in station for the Homer Halibut Derby.

Homer Visitor Center & Chamber of Commerce (Map p246; ☎907-235-7740; www.homer.alaska.org; 201 Sterling Hwy; ☎9am-6pm Mon-Fri, 10am-5pm Sat & Sun) Has countless brochures and a funky mosaic on the floor. It's operated by the chamber of commerce, however, and only provides info on members.

Getting There & Around

AIR

Ravn Alaska (p219) provides daily flights between Homer and Anchorage from Homer's airport, 1.7 miles east of town on Kachemak Dr. The advance-purchase fare runs at about \$140 one-way, or \$250 for the round-trip. **Smokey Bay Air** (☎907-235-1511; www.smokeybayair.com) via fr

com
via fr

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City of Homer

www.cityofhomer-ak.gov

Office of the City Clerk

491 East Pioneer Avenue
Homer, Alaska 99603

clerk@cityofhomer-ak.gov

(p) 907-235-3130

(f) 907-235-3143

Memorandum

TO: CHAIR BROWN AND THE ECONOMIC DEVELOPMENT COMMISSION
FROM: MELISSA JACOBSEN, CMC, DEPUTY CITY CLERK
DATE: JANUARY 7, 2016
SUBJECT: EDC MEETING SPEAKERS

The following speakers and topics have been confirmed:

January 12th – Boat House Pavilion Project Representative

April 12th – Patrice Krant - Coca-Cola manufacturing's expansion Into Western Ireland –
One executive's reminiscences

Suggested future speakers and topics:

Marine Trades Association – Long Range Plans

Woodard Creek Coalition/ Homer Council on the Arts, Peggy Paver; Possibly Asia with Bunnell Street Art Gallery.
Option B; Ask Robert Archibald. He is very involved with Woodard Creek, and might have a good handle on who would be good to speak with the EDC.

Carol Swartz, Kachemak Bay Campus

Derotha Ferraro, South Peninsula Hospital

Community Mental Health

Local Business owners - Loopy Lupine, Spit w Spots

Local Contractor and Realtor