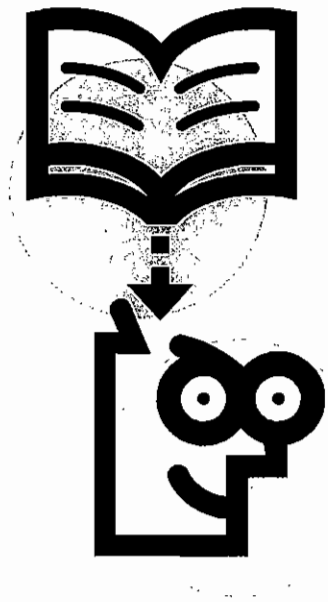


Library Advisory Board
Tuesday
March 5, 2013
Regular Meeting
5:00 p.m.



Cowles Council Chambers
City Hall
491 E. Pioneer Avenue
Homer, Alaska



**NOTICE OF MEETING
REGULAR MEETING AGENDA**

- 1. CALL TO ORDER**
- 2. APPROVAL OF THE AGENDA**
- 3. PUBLIC COMMENTS REGARDING ITEMS ON THE AGENDA**
- 4. RECONSIDERATION**
- 5. APPROVAL OF THE MINUTES** *(Minutes are approved during Regular Meetings only)*
 - A. Meeting Minutes for the Regular Meeting on February 5, 2013 Page 5
- 6. VISITORS**
- 7. STAFF & COUNCIL/COMMITTEE REPORTS/ AND BOROUGH REPORTS**
 - A. Friends Report
 - B. Next Friends Meeting – March 13, 2013 at 6:00 P.M. Library Conference Room
 - C. Director’s Report March 2013 & Monthly Statistics Page 11
 - E. Landscape Committee Report – Tamara Fletcher
 - F. Budget & Statistics – Phil Gordon
 - G. Children’s Art – Eileen Faulkner
 - H. Facilities report – Dave Groesbeck
- 8. PUBLIC HEARING**
- 9. PENDING BUSINESS**
 - A. Review Updates to Proposed Facility Use Policy
- 10. NEW BUSINESS**
 - A. 2013 Land Allocation Plan Page 13
 - B. Board member Needed for the Landscape Committee Page 149
 - C. Boardmember Needed for the Children’s Art Page 157
 - D. Welcome New Board Member! Page 159
- 11. INFORMATIONAL MATERIAL**
 - A. Memorandum to City Manager and Public Works Director dated February 26, 2013 Re: Facilities Committee Report on the Homer Public Library Page 161
- 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 BOARD**
- 17. ADJOURNMENT/NEXT REGULAR MEETING IS SCHEDULED FOR APRIL 2, 2013** at 5:00 P.M. in the Council Chambers at City Hall located at 491 E. Pioneer Avenue, Homer, Alaska.

Session 13-01 a Regular Meeting of the Library Advisory Board was called to order on February 5, 2013 at 5:03 pm by Chair Eileen Faulkner at the Homer City Hall Cowles Council Chambers located at 491 E. Pioneer Avenue, Homer, Alaska.

PRESENT: BOARDMEMBERS GROESBECK, FLETCHER, FAULKNER, AND STROBEL

TELEPHONIC: BOARDMEMBER GORDON

STAFF: LIBRARY DIRECTOR ANN DIXON
DEPUTY CITY CLERK RENEE KRAUSE

APPROVAL OF THE AGENDA

GROESBECK/FLETCHER – MOVED TO APPROVE THE AGENDA.

Chair Faulkner requested to add Facilities Report to the agenda. There was a brief discussion on adding this as a subtopic under the Facilities Use Policy for this meeting only for discussion. The agenda has been published so no new items should be added to agenda but since there is a Facility item under Pending business it will fit under that item this time.

The amended agenda was approved by consensus of the Board.

PUBLIC COMMENTS REGARDING ITEMS ON THE AGENDA

There was no audience present.

RECONSIDERATION

There were no items for reconsideration.

APPROVAL OF THE MINUTES *(Minutes are approved during regular meetings only)*

A. Meeting Minutes for the Regular Meeting on November 6, 2012

Chair Faulkner requested approval of the minutes.

GROESBECK/FLETCHER - MOVED TO APPROVE THE MINUTES AS AMENDED.

Ms. Dixon provided the correct spelling for Heather Lende on page 2 of the minutes under the Director's Report. Boardmember Fletcher requested clarification on page 3 of the minutes, item F. Budget & Statistics report, line 144. She stated that the way it was written was confusing. Ms. Krause will change the fifth word from "she" to "Ms. Faulkner" for clarity.

The minutes were approved as amended by consensus of the Board.

VISITORS

There were no visitors scheduled.

STAFF & COUNCIL/COMMITTEE REPORTS/ AND BOROUGH REPORTS

A. Friends Report

Ms. Dixon reported that the Friends have been primarily occupied with the Big Read; they have ordered new shelving for the DVD collection.

B. Next Friends Meeting – February 13, 2013 at 6:00 P.M. Library Conference Room

Chair Faulkner noted that no Board member will be in attendance at the next Friends meeting. Ms. Dixon stated she would be there and could provide a brief report.

C. Director's Report January & February 2013 and Monthly Statistics

Ms. Dixon distributed the statistics. Ms. Dixon commented on the rise in attendance for January. She stated that the reason may possibly be the Big Read and other events but was not positive. Ms. Dixon explained the Statistics and what each item was for the benefit of the newest member. It was noted that the attendance of school classes was down. Ms. Dixon said that the visits to the schools by Claudia were in the new section under Outreach.

Ms. Dixon continued by explaining the grant received and what Claudia does on Friday's plus the outreach performed by Sue Gibson for the seniors. Ms. Dixon also informed Boardmembers that the revenue collected and reported under Fines, Fees and Copies, approximately half was for fines and fees collected.

Chair Faulkner commented that for the most part they are only increasing in each category.

Mr. Strobel inquired about the music downloads and if that was just not publicized and used often.

Ms. Dixon elaborated on the success of the Robot construction. The event was booked and the kids really liked it a lot. The 60's Bash was well attended and they had 60's food. She provided clarification on the type of food from the sixties. Another cool thing was the Story Project which is part of the Big Read. They are looking for older residents to record their stories. KBBI will be assisting with the recording.

The Library will be closing on March 4 and 5th due to required staff training for the new system which is being installed. There is a remote training on February 27 and 28th with four days of live in person training for March 4-7. The go live date is scheduled for March 28, 2013. Staff has been busy mapping the policies and procedures into the new software system. The training is in different components and not all staff will be getting all the components.

The Library staff is considering increasing the general check out limit from 12 to 15 and with the new system they will be able to accept credit cards and run them through the city system and transactions must be \$10.00 or more. So they will need to raise the blocking limits. This will make some patrons very happy. The next new informational item is staff will be able to group cards, some families have several cards and they will be able to see them as a whole but still maintain confidentiality requirements.

Mr. Gordon complimented Ms. Dixon on how well this Library was being operated.

E. Landscape Committee Report – Tamara Fletcher

Ms. Fletcher reported that during the last meeting she learned that the spelling of Canarygrass was all one word so she requested the minutes to reflect that spelling.

Ms. Fletcher proceeded to explain the purpose of the Landscape Committee and that they meet six times a year towards the end of each month. Next month she is hoping to have a master gardener as a guest speaker.

The committee will meet on February 28, 2013 at Noon at the Library.

Chair Faulkner added some historical information for Mr. Strobel.

Mr. Gordon asked for clarification on the status of Reed Canarygrass as a perennial.

F. Budget & Statistics Report – Phil Gordon

Mr. Gordon tipped his hat to Ms. Krause for providing such exceptional and complete information for the presentation. He stated that the statistics continue to show that Homer has a deficit compared to other neighboring cities.

Ms. Fletcher suggested presenting a quarterly report to the Council to begin educating them using the information such as the computer usage. She suggested March as a stated point. Mr. Gordon suggested the presentation that was going to be used in December. Mr. Strobel recommended the Board viewing the presentation first. Chair requested the presentation to be added to agenda and requested that the statistical information for Talkeetna be added since this city was previously included in information during the previous years.

There was no further discussion.

H. Children's Art/ Art Report – Eileen Faulkner

Chair Faulkner provided a brief report that no new art has been presented for display. She reminded the Board that her term will be ending soon and they do need a Board member to take on the children's art. Chair Faulkner briefly provided a history of the art for the newest member Mr. Strobel. In response to Mr. Groesbeck noted that the Art component was in the Board's bylaws. It was noted that a Board member initiates the contact with the schools.

A brief discussion ensued on reissuing an invitation to the area schools and early learning facilities and even the schools located in the Russian villages.

Chair Faulkner reminded them that they will need a Children's Art person in April.

PUBLIC HEARING

There were no items for public hearing.

PENDING BUSINESS

There were no items for discussion.

NEW BUSINESS

A. Discussion and Review of the Proposed Facility Use Policy
a. Facilities Report by David Groesbeck

Chair Faulkner introduced the item for discussion.

Ms. Dixon noted the old policies in the packet. She stated that there were so many changes that they did not do the usual procedures of strike out and bold print. She encouraged comment from the Board.

Ms. Fletcher requested on page one line 40 after the word "basis" could they insert "at the discretion of the Library Director" and questioned whether they should add under Refreshments, line 80, "or cooled." Ms. Dixon noted those changes could be made.

Ms. Dixon also felt that the fees portion should be removed since the policies must be approved by Council and if they changed the fees they would have to amend the policies. The Use Agreement does not need Council approval. The Fee Schedule is addressed annually. She would just include a statement to see the Facility Use Agreement for fees and terms of use.

Mr. Gordon inquired if there is a definition of pornographic materials. He does not need to see it or know it but not having may cause problems and he was wondering if the city attorney would have this in case of problems. Ms. Fletcher expounded on Mr. Gordon's concern regarding the City Attorney approving this statement. Mr. Groesbeck requested clarification that they will need the proposed policy on pornographic materials reviewed by the attorney. Ms. Dixon stated that she believed there were actually no changes in the statement. She would double check that this was just carried over from a previous policy.

Chair Faulkner explained the process regarding staff drafting the policy, the Board reviews and comments and then it is submitted for Council Approval.

Ms. Dixon noted a small change in that normally they do not allow the exchange of monies in the Library. Patrons actually had to go out to the parking lot. However they do recognize that there are some occasions when it would be okay such as a class put on by triple A or AARP.

Ms. Krause confirmed that the Policy once approved by the Board will be presented to Council for approval.

Ms. Dixon brought up the video conferencing policy and "open and free to the public" normally a requirement for anyone using the facility and video conferencing equipment is required to have it open to the public. The exception being made is for employment interviews. So far they have had one interview conducted.

The Board agreed that the exception to the policy standards was acceptable.

a. Facilities Report by David Groesbeck

Mr. Groesbeck apologized for the pagination for some reason this was changed when he emailed the report to the Clerk. He also clarified that his report does not contain any item or concern that would fall under general maintenance. His report included the following items:

HVAC

Three factors need to be considered in any discussion of climate control. They are: heating, cooling and indoor air quality. The library has a complex HVAC system that was designed to manage all three needs. However, because of the unpredictability of weather and usage, the system does not always operate at peak efficiency. Staff needs to monitor both building temperatures and air-quality to ensure that the HVAC system is working at peak efficiency. Furthermore, there are specific areas where the climate control system and the architectural design conspire to create problem areas. One notable example is the office area that houses the Friends of the Library staff. During the winter months, this area is cold and redolent with drafts. Another area that has been identified by staff is the entrance area. While the entry has radiant heat in the floor, the vestibule area is open below the ceiling. There is a need to further explore solutions to heat loss as well as reducing the intrusion of cold air in this area.

Building Design and Structure

The extensive use of glass accounts for approximately 60% of conductive heat loss of the walls and about 40% of the entire building's conductive heat loss. This extensive use of glazing is problematic both in the summer when we have extended daylight hours; and in the winter when we have a paucity of sunlight. There is a need to install window treatments in strategic areas to reduce heat loss during the winter months. Hotspots in the summer are normally mitigated with shade and ventilation controlled by the staff. The heat loss during the winter does need to be addressed if we are serious about conservation.

While I am not knowledgeable about building methods and construction in arctic climates, the cold spots in the building such as in the Friends area suggest that more could be done with weather stripping or insulation.

Building Environment

Excessive noise has been repeatedly identified as a detractor to this environment. The entry area and accompanying hallway act like an echo chamber that amplifies noise and pushes it into the reading room. While libraries are no longer silent, the noise level here can often disrupt concentration and disturb patrons. Both staff and patrons have recommended that the library consider sound-dampening measures in the entrance area.

Safety and security

The parking lot has been a problem area for a number of years now. Public Works took some proactive measures to reduce ice buildup in the handicapped parking area. City staff has lowered plow tolerances to reduce snow buildup. There is still a problem with ice in areas that are frequented by children and the elderly. There is a need to reconfigure the parking lot to improve drainage and minimize the accumulation of water and ice. This is a liability issue for the Library and the City.

Traffic flow in the library parking lot is, at times, dangerous. Cars often speed through the parking lot from Heath Street to Safeway. It is recommended that the city install speed bumps in the parking lot to discourage reckless driving. There is a need for crosswalks at the trail head that crosses the parking lot and on Heath Street. Pedestrian crossing signs need to be prominently posted to protect the people who are coming from the post office or from the center of town.

The introduction of the natural gas pipeline into the city, coupled with the challenges of diminishing resources provides an opportunity for the LAB and library staff to address many of the facilities needs of the library. It is recommended that a first step would be for the Board to encourage the Library Director and a LAB representative to meet with city staff to develop an action plan with an accompanying timeline. This would provide a concrete plan that would be measurable and that could be monitored by the Board.

It was noted that the savings that was anticipated with the tweaks to the system was not realized since the cost went up. It was questioned if the system can be converted to gas when that comes through; Ms. Dixon believes that the overall room temperatures have improved. There have been no complaints regarding stuffiness. She did note that it would be good to address the issue of using any savings realized with the conversion to gas on the other needs of the building and that this should be prioritized.

Chair Faulkner recommended providing a clean copy of the report to the City Manager.

B. Welcome to New Board Member Matt Strobel

Chair Faulkner welcomed Mr. Strobel and asked him to provide a little bit about himself.

Mr. Strobel stated he was looking forward to his service on the Board and he accesses the Library quite a bit and he feels that he should carry on the civic service started by his in-laws.

The Board members welcomed him to the LAB.

Ms. Dixon inquired if there were any other applicants for the Board.

INFORMATIONAL MATERIALS

A. Approved Budget 2013

Ms. Fletcher inquired about the line item in the budget no. 5209 Grounds Maintenance. It seemed that it once had a budget then it did not. Ms. Dixon stated she could not remember quite what it was used for; she confirmed that the minimal amount in janitorial covered some supplies but most items under this category was covered by Mike Riley's budget. Ms. Fletcher opined that the snow removal budget was healthy.

COMMENTS OF THE AUDIENCE

There was no audience present.

COMMENTS OF THE CITY STAFF

Ms. Dixon wanted to thank everyone for serving on the Board. The reason the Library is a wonderful place is because of all the volunteers in the community. It would be half the place it currently is.

Ms. Krause had no comments.

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

There was no councilmember present.

COMMENTS OF THE CHAIR

Chair Faulkner had no additional comments.

COMMENTS FROM THE BOARD

Ms. Fletcher welcomed Matt to the Board.

Mr. Gordon and Mr. Groesbeck had no comments.

ADJOURNMENT

There being no further business to come before the Chair Faulkner adjourned the meeting at 6:50 p.m. The next Regular Meeting is scheduled for March 5, 2013 at 5:00 pm at City Hall Upstairs Conference Room 491 E. Pioneer Avenue, Homer, Alaska.

Renee Krause, CMC, Deputy City Clerk I

Approved: _____

**Director's Report
Homer Public Library
February 27, 2013**

The big news at the library continues to be The Big Read and our switch to new library management software. In February the Friends of the Homer Library hosted a number of Big Read events:

- Echoes of the Vietnam War in Literature & Film, headed by local author Rich Chiappone
- Memory Collage Class, instructed by Ann-Margaret Wimmerstadt from Bunnell Street Arts Center
- War Poetry throughout the Ages, moderated by Erin Hollowell
- Book discussion groups at the library and at K-Bay Caffé

Upcoming is the culmination of our weeks of reading and discussing *The Things They Carried*. The man himself, Tim O'Brien, will present his capstone lecture March 1 at 7:30 in the Mariner Theater. We thank the Friends for event facilitation and the community for embracing The Big Read. Event attendance has been great, and our readers have been even better. We have a few dozen copies of *The Things They Carried* available to check out, and almost all of them have been continually out of the library and in the hands of patrons.

We also thank the Homer Foundation for funding our partnership with Best Beginnings to take Story Time "on the road." The response has been excellent. This three-month early literacy project enables Claudia Haines to bring Story Time to families in the McNeil Canyon area every Friday, plus Razdolna every other Friday. Story Time and Infant Lapsit continue to draw capacity crowds in the library, as well.

The library hosted a field trip visit from 56 middle schoolers from Razdolna, Voznesenka, and Kachemak Selo this month, followed a few days later by 55 elementary students from Razdolna. Claudia and I led the older students through a library scavenger hunt, designed to familiarize them with the library, gave a tour of the facility, and demonstrated how to use Listen Alaska to download audio and e-books. The younger classes enjoyed stories with Claudia and a tour.

We have other major news, but it is going on behind the scenes. We will be switching to new software for managing our collection. This includes everything from cataloging our books to checking them out to patrons to searching the online catalog from home. **In order to facilitate the change, the library will be closed Monday and Tuesday, March 4 and 5.** We have been doing all that we can in preparation to avoid closing more days than is necessary, but the brief closure is required in order to train staff and avoid as many future complications as possible.

Our “go live” date for the new software system is March 28. We hope for a smooth transition but plead for patience from the public if there are bugs!

On another positive note, we’ve had a very busy start to the new year. Once we tallied the final numbers at the beginning of February, we learned that the total number of people through the door in January was 9,916, compared to last January’s 7,758. We hope that the trend continues in the coming months.



City of Homer
Planning & Zoning
491 East Pioneer Avenue
Homer, Alaska 99603-7645

Telephone (907) 235-8121
Fax (907) 235-3118
E-mail Planning@ci.homer.ak.us
Web Site www.ci.homer.ak.us

To: Library Advisory Board
From: Julie Engebretsen, Planning Technician
Date: February 26, 2013
Subject: Land Allocation Plan & Joint Work Session Tuesday March 26, 2013, 4:00pm.

Attached you will find a copy of the 2013 Draft Land Allocation Plan for your review. Every year, the City Council requests all the advisory commissions to review city owned land. Commissions may make recommendations on how the city should use its land; which should be leased, sold, turned into parks, etc. Some years there are a lot of recommendations; other years there are very few. The Council holds a joint work session for the Land Allocation Plan with all the Commissions, and this year it is scheduled for Tuesday, March 26th at 4:00 pm, in Council Chambers. When the Council has heard or read the recommendations from the Commissions, they pass a resolution, which lists any properties to be sold, leased, etc.

The LAB should have a discussion in regards to recommendations, and participation in the joint work session. Recommendations will be forwarded in a memo to Council. The LAB should also figure out who will attend the work session. All commissioners are invited, but the LAB should ensure that at least one member will attend to represent its views.

There is only one property that I can think of that is LAB related – the old library land. The City Council had decided to sell the vacant lot, to help pay down the library loan debt. If LAB still supports this idea that may be a comment you wish to make to Council. See page D-2. The land is a great commercial location. However it has some development constraints, meaning it could be expensive to develop. It may be years before downtown Homer has grown enough for this land to sell at market value. Rather than continue to put effort into selling this property right now, the City (and LAB) may wish to consider just holding on to it for 5 years, and then trying to sell it. Its still available for sale if an interested buyer comes along. But with a down real estate market, it might not be worth the City's time and effort to continue to actively market this land.

Recommendation:

1. Make any other recommendations on the plan (if any)
2. Decide who will attend the work session

Attachments

2013 Land Allocation Plan – Review Draft

2013 Land Allocation Plan
City of Homer

DRAFT

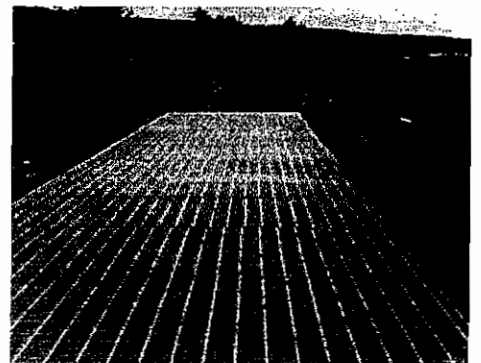
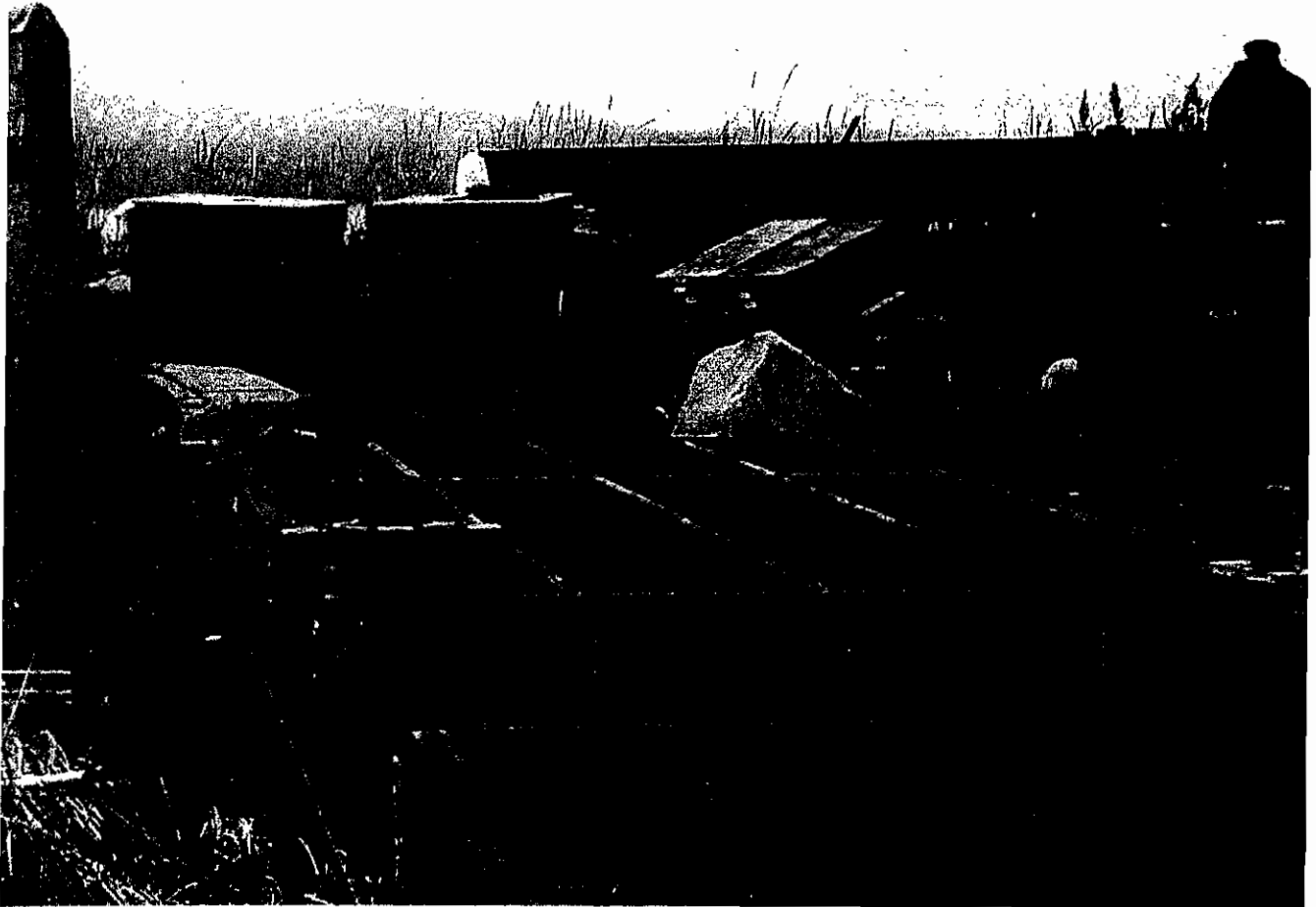


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- B. Leased Lands**
- C. Other City lands, generally undesignated**
- D. City Facilities**
- E. Parks, Green space, cemeteries**
- F. Bridge Creek Lands**
- G. Conservation Easement Lands**

Index—City lands listed by parcel number

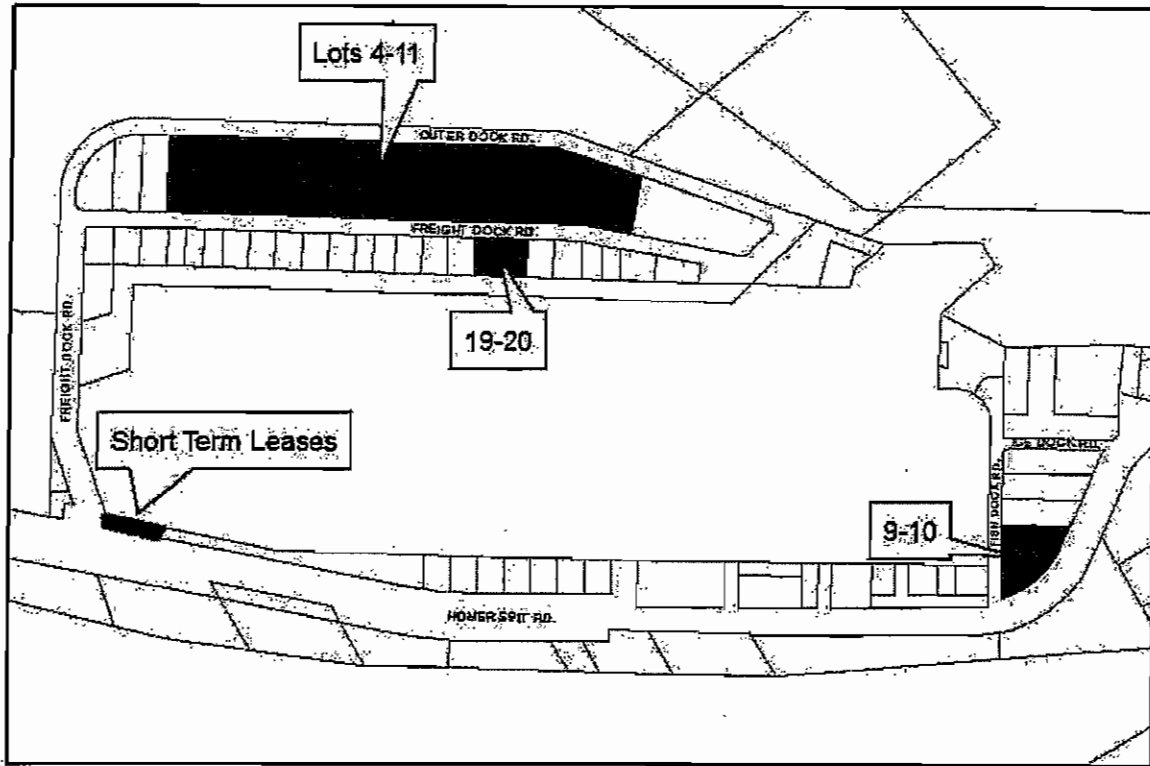
Appendix - Homer Harbor Map

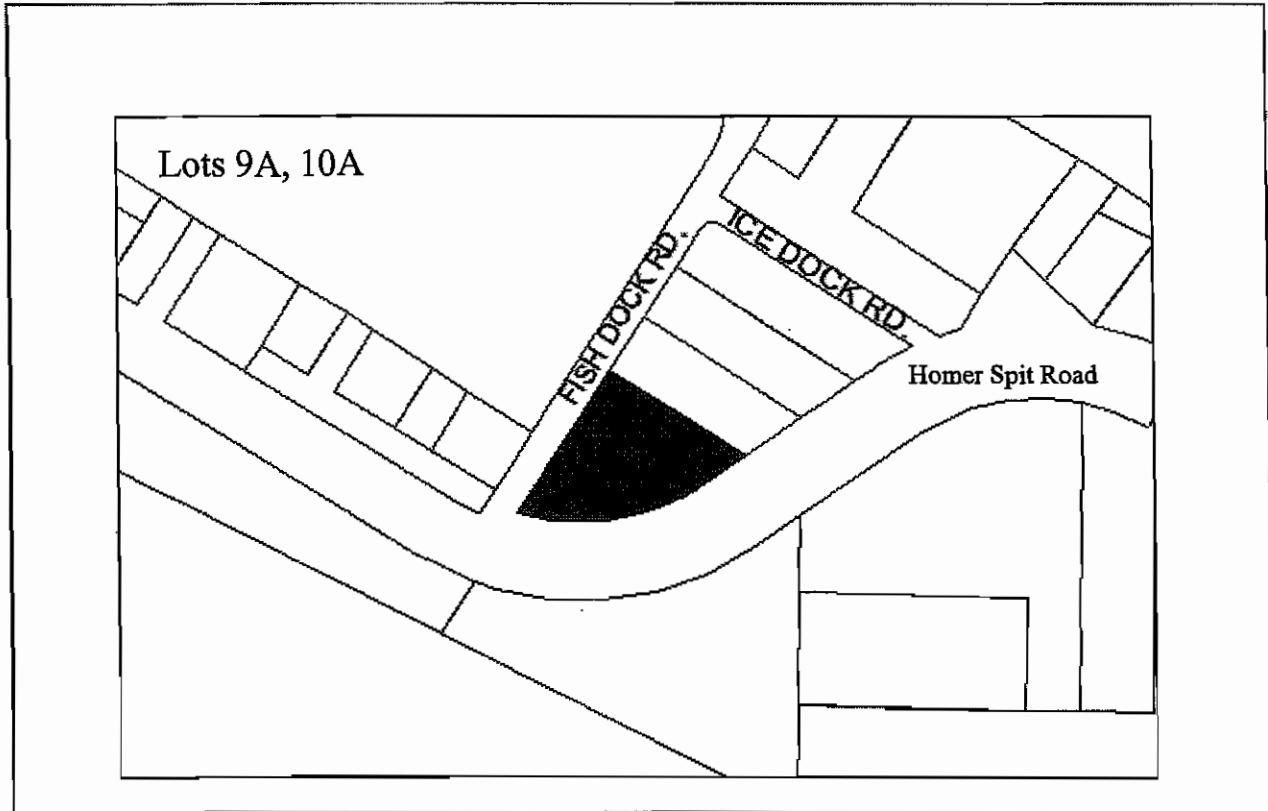
Note: Any lands not included in this document are listed in the previous version of the Land Allocation Plan, and their designations carry forward to this plan.

Section A

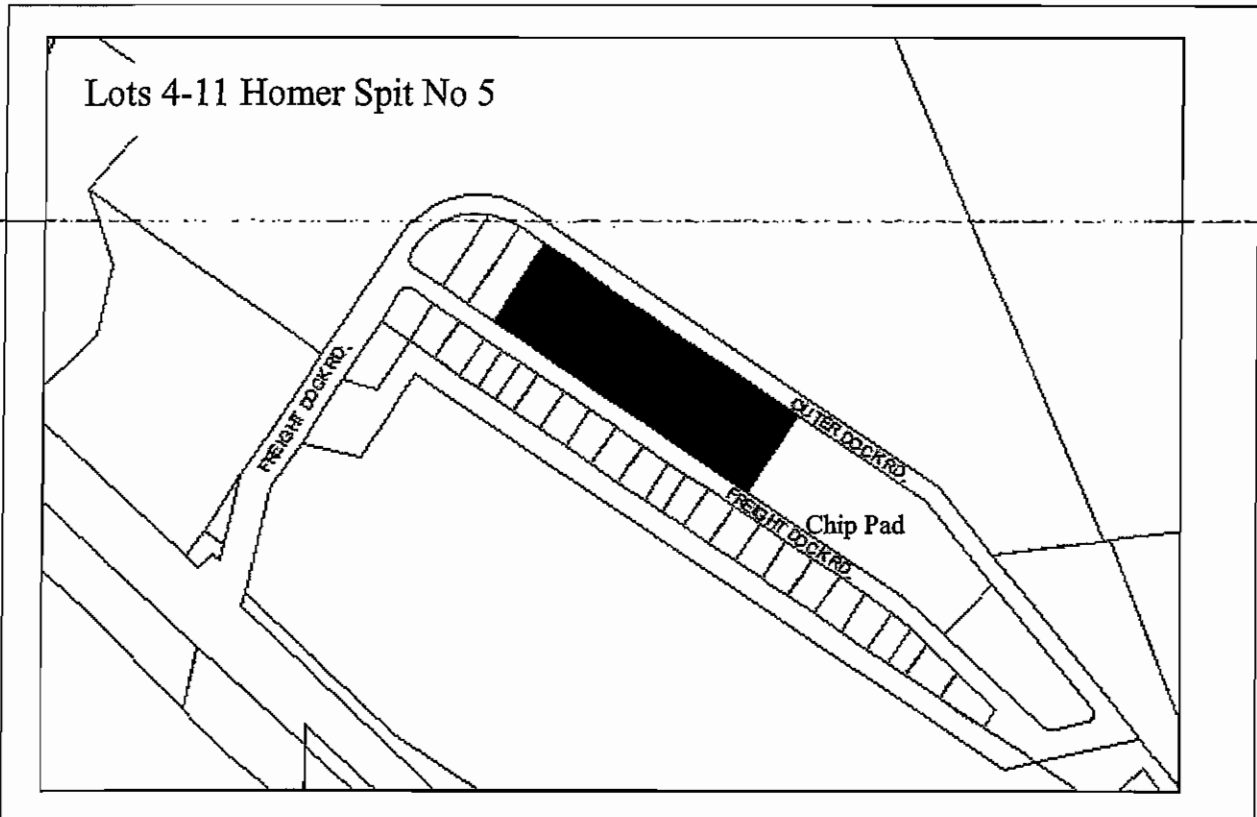
Lands available for lease

The following lots are available for lease in 2013. Lease procedures follow the City of Homer Lease Policy, and City Code.





Designated Use: Lease	
Acquisition History:	
Area: 1.05 acres (0.52 and 0.53 acres)	Parcel Number: 18103477, 78
2012 Assessed Value: Land value \$312,200	
Legal Description: T 7S R 13W SEC 1 SEWARD MERIDIAN HM 2007136 HOMER SPIT REPLAT 2006 LOT 9-A and 10A	
Zoning: Marine Industrial	
Infrastructure: Water, sewer, paved road access	Address:
Former Manley building lots.	
Finance Dept. Code:	



Designated Use: Lease Lands
Acquisition History:

Area: 6.47 acres. Small lots are 0.67 acres, large lot is 1.78 acres	Parcel Number: 181032 23-30
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2012 Assessed Value: \$1,742,400. Smaller lots valued at \$189,700. One large lot valued at \$414,500

Legal Description: Homer Spit Subdivision No. 5 Lots 4 through 11

Zoning: Marine Industrial

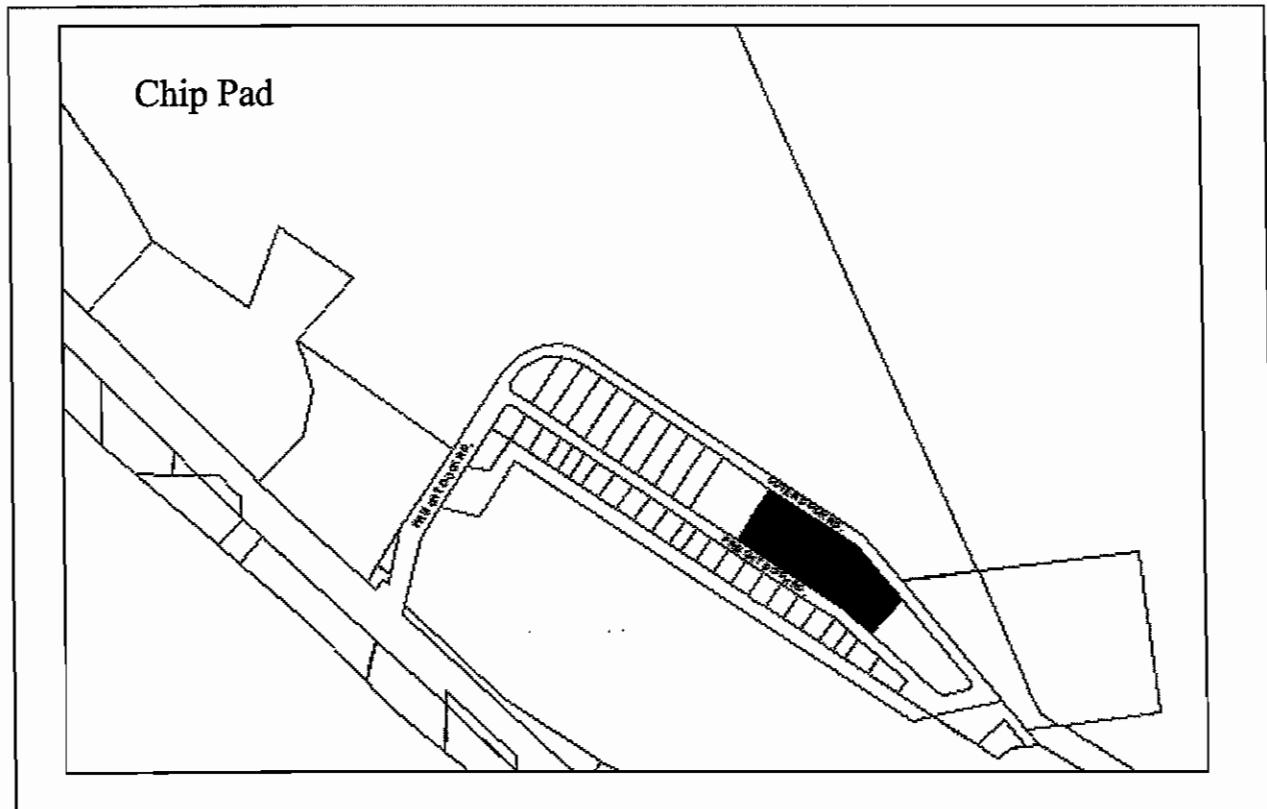
Infrastructure: Water, sewer, paved road access	Address:
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Not available for long term lease. Used for seasonal summer parking. May be available for short term winter leases.

Resolution 2007-051: Lots 4-10, the RFP process should be delayed until the master parking plan is developed. The East Harbor expansion should be considered. Lot 11: should be held in reserve to attract a container ship/barge operation and/or an industrial support base to the Port of Homer. This should be a long term lease.

Resolution 10-35(A) prepare a plan for organized parking and fee collection.

Finance Dept. Code:



Designated Use: Lease
Acquisition History:

Area: 5 acres	Parcel Number: 18103220
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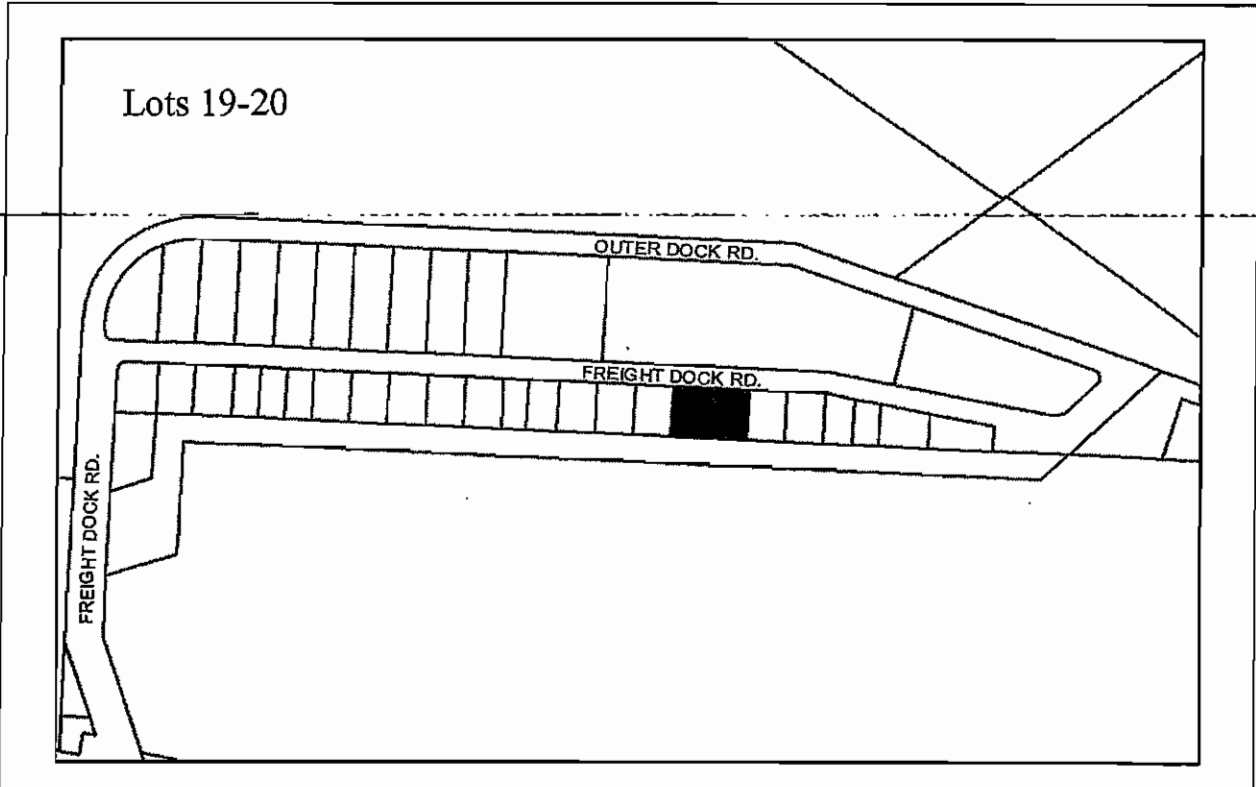
2012 Assessed Value: \$1,487,100 (Land: \$947,100, Structure/Improvements: \$540,000)

Legal Description: Homer Spit Subdivision no 5 Lot 12

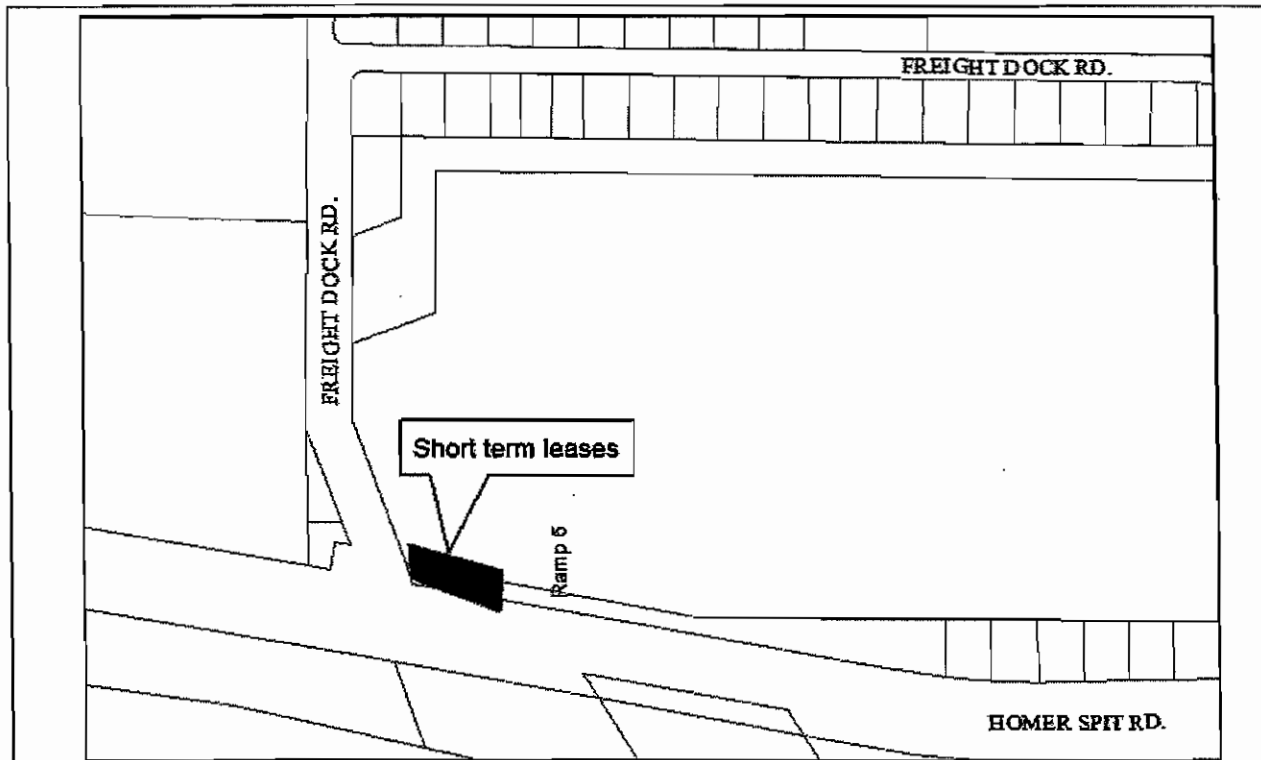
Zoning: Marine Industrial

Infrastructure: Water, sewer, paved road access	Address: 4380 Homer Spit Road
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Old Chip Pad
 Peninsula Scrap and Salvage has been leasing part of the part intermittently to barge out scrap metal.



Designated Use: Lease (Resolution 09-33)	
Acquisition History:	
Area: 0.96 acres, 0.32 acres each	Parcel Number: 181032 38, 39
2012 Assessed Value: \$105,000 each	
Legal Description: Homer Spit No 5 Lots 19-20	
Zoning: Marine Industrial	Wetlands: N/A
Infrastructure: gravel road, water and sewer	
Notes:	
Finance Dept. Code:	



Designated Use: Lease (Resolution 10-35(A))

Acquisition History:

Area: Freight Dock Road to 150 feet before Ramp 5, (about where used boats are usually for sale)

Parcel Number: 18103324

2012 Assessed Value:

Legal Description: Homer Spit No 2 Lot 12-A

Zoning: Marine Commercial

Wetlands: N/A

Infrastructure: paved road, water and sewer (may or may not be close to a stub out)

Notes: Resolution 10-35(A) states: Designate an area from Freight Dock Road to within 150 feet of Ramp 5 for short term, one to two year leases, for small kiosk businesses under 250 square feet.

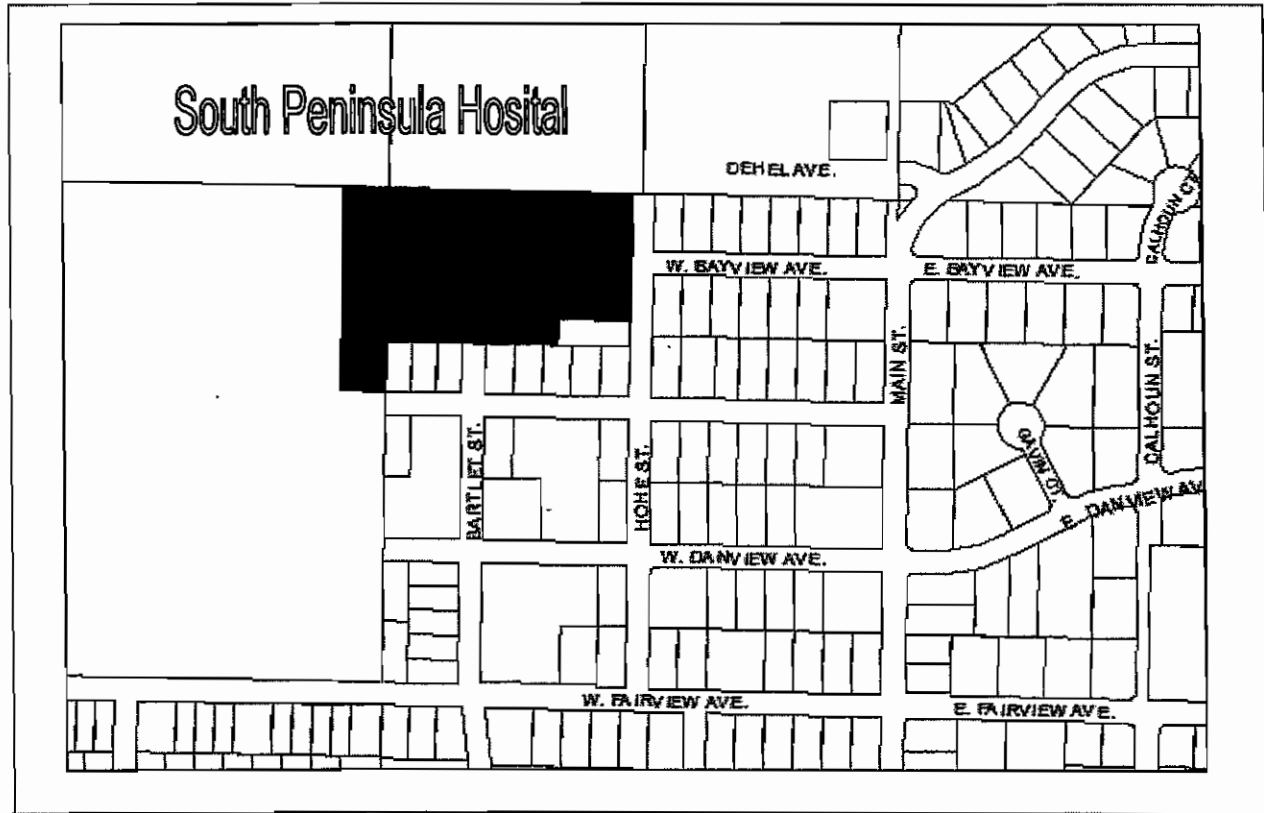
2013 update: Extension of the Spit Trail in 2013/2014 may affect this area.

Finance Dept. Code:

Section B

Leased Lands

These lands are under lease. Leases are based on a current market appraisal provided by a professional appraiser. The Kenai Peninsula Borough tax assessment is given as information only. It is not the basis for lease negotiations or fees. The KPB tax assessor takes into account the duration of the lease. Therefore, when a lease is expiring, the value of the land to the tenant goes down. On leased land, the KPB assessor is NOT showing market value of the land; they use a different measure to create a taxable land value. The tenant pays property tax to the City and Borough. See the Lease Policy Manual for further information. Individual lease files contain information on rents and formal agreements.



Designated Use: South Peninsula Hospital
Acquisition History:

Area: 7.12 acres

Parcel Number: 17504024

2012 Assessed Value: \$19,943,500 (Land \$256,400, Structures \$19,687,100)

Legal Description: HM02008092T06S R13W S18 SOUTH PENINSULA HOSPITAL SUB 2008 Addition Tract A2

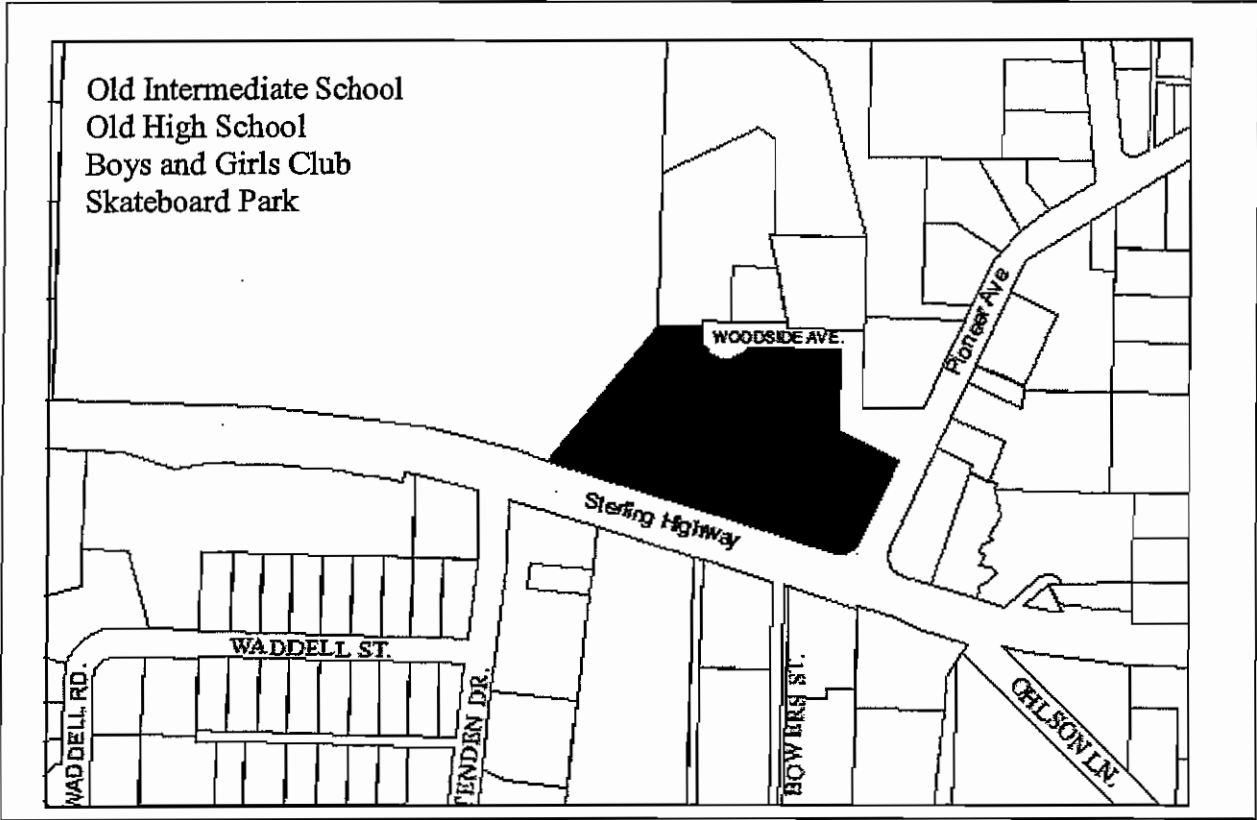
Zoning: Residential Office

Wetlands: N/A

Infrastructure: Water, sewer, paved road access

Notes: Ordinance 2006-036 leased the land to the Kenai Peninsula Borough for 99 years. Structure is owned by KPB.

Finance Dept. Code:



Designated Use: Public Government Lands with the intent to use for community purposes
Acquisition History: Given to the City by KPB. Old Middle School and HS. Reso 98-63

Area: 4.3 acres	Parcel Number: 17510070
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2012 Assessed Value: \$4,809,400 (Land \$809,400 Structure, built in 1956 25,000 sq ft \$4,000,000)

Legal Description: HM2000022 T06S R13W S19 TRACT 2 HOMER SCHOOL SURVEY 1999 CITY ADDN

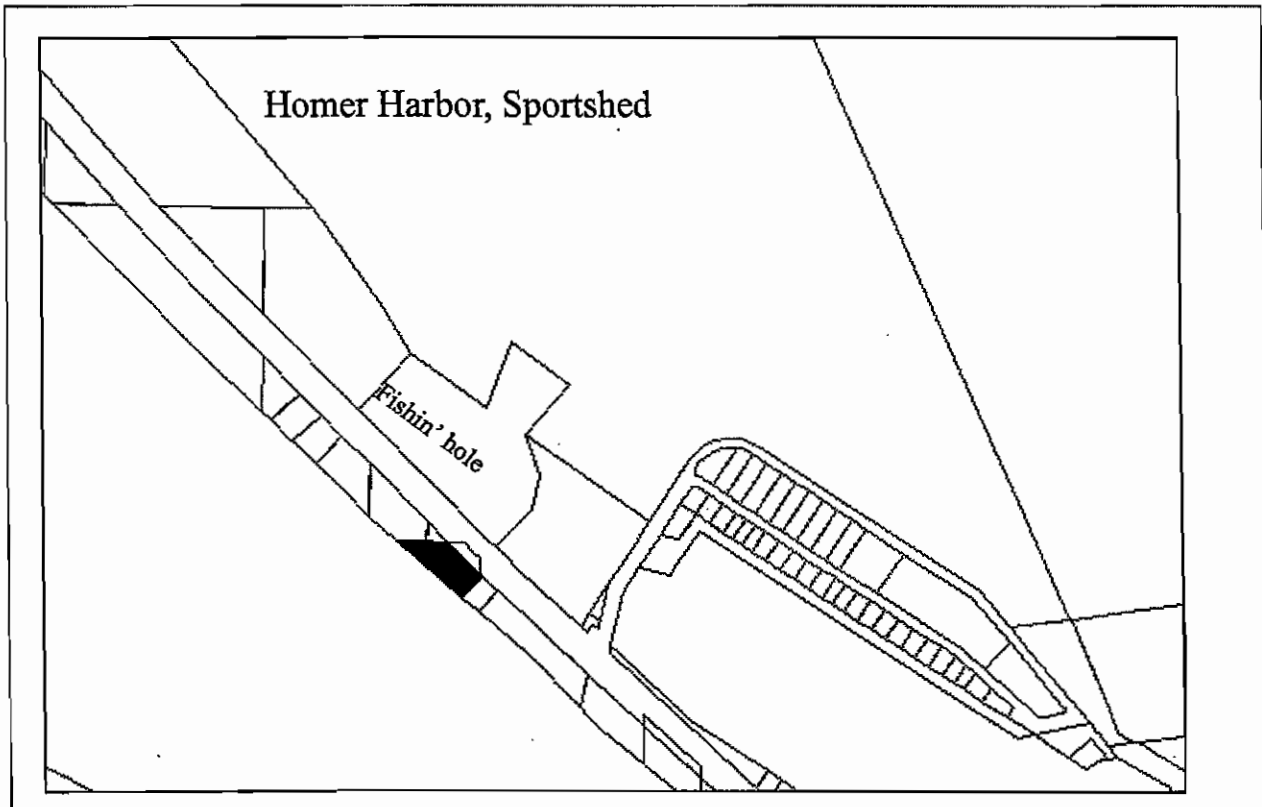
Zoning: Central Business District	Wetlands: Creek on western edge
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Infrastructure: Paved access and parking. Water and Sewer.

Notes: Currently Leased to the Boys and Girls Club.

- Skateboard Park on premises.
- Old Intermediate School has flooding problems in the basement.
- Older building has asbestos.
- Deed restrictions on the property for school or community purpose; may not be able to sell for commercial purposes.

Finance Dept. Code: 170.0032 175.100.05



Designated Use: Leased Land
Acquisition History:

Area: 1.6 acres	Parcel Number: 18103105
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2012 Assessed Value: \$338,500 (Land: \$155,800 Structure: \$182,700)

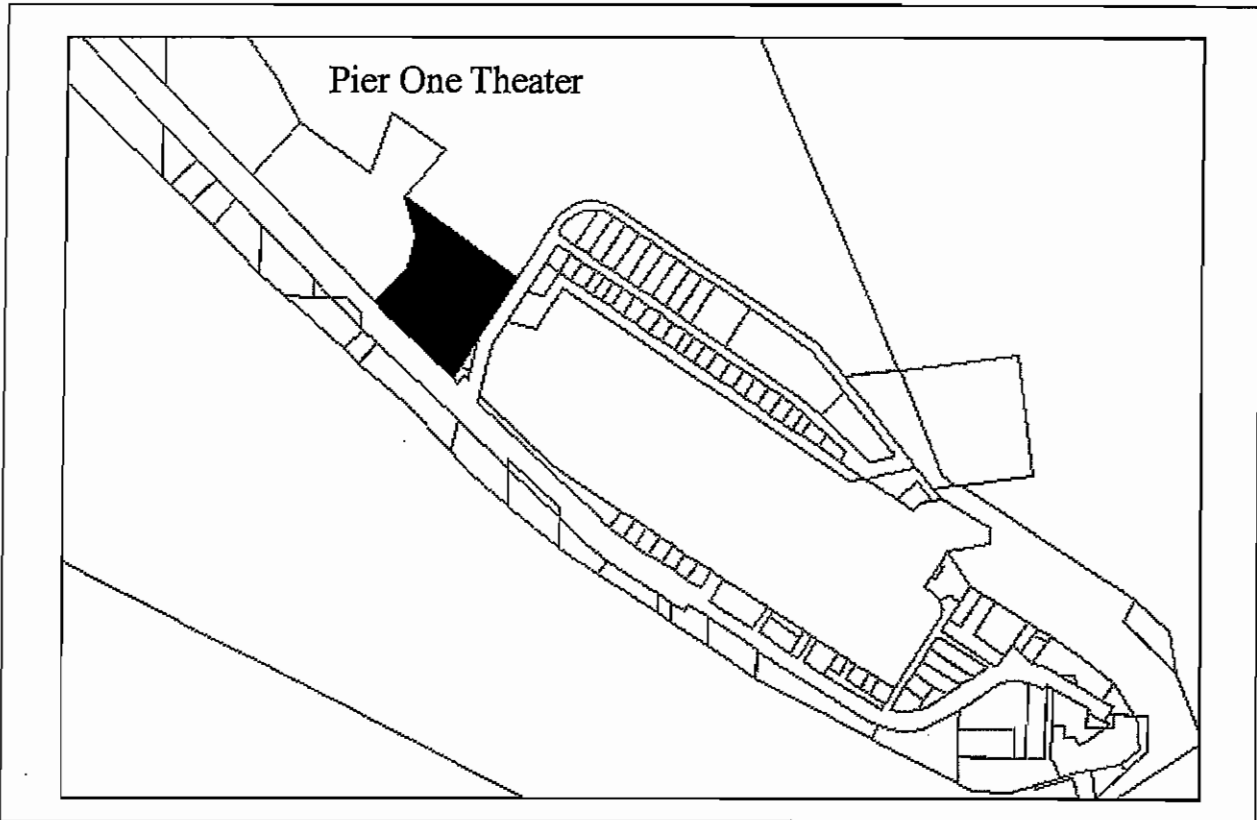
Legal Description: HM0890034 T06S R13W S35 HOMER SPIT SUB AMENDED LOT 5

Zoning: Marine Commercial	Wetlands: None
----------------------------------	-----------------------

Infrastructure: Paved road, water and sewer.	Address: 3815 Homer Spit Road
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Leased to: Sportshed/Homer Enterprises. Resolution 09-25(S), 09-76(S) Sublease
Expiration: 2029 two 5 year options

Finance Dept. Code:



Designated Use: Fishing Lagoon
Acquisition History: Ordinance 83-26. Purchase from World Seafood.

Area: 11.27 acres	Parcel Number: 18103117
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2012 Assessed Value: \$1,719,900 (Land: \$1,568,000 Structure: \$151,900)

Legal Description: HM0940043 T06S R13W S35 TRACT 1-A THE FISHIN HOLE SUB NO 2

Zoning: Marine Industrial	Wetlands: N/A
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Infrastructure: Water, sewer, paved road access	Address: 3854 Homer Spit Road
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This is a large parcel that is used several ways.

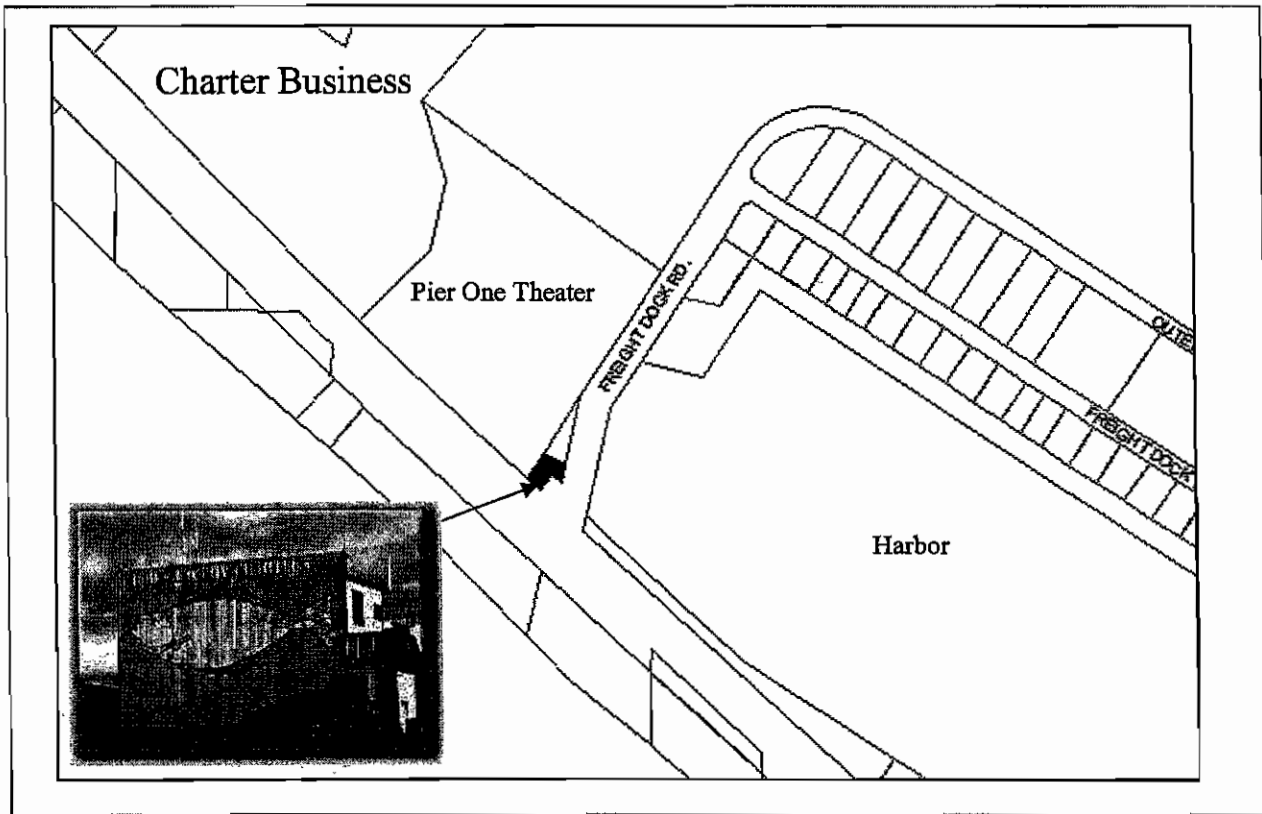
- Dredge spoils dewatering and storage
- City RV park/campground, and access to the only public RV dump on the spit
- Pier One Theater Lease. Theater leases the building only; not the land. Resolution 89-36A.

Resolution 2011-37(A): Develop a plan which will consider designation of a 10,000 sq. ft. portion to make the land available for Request for Proposals. (in progress)

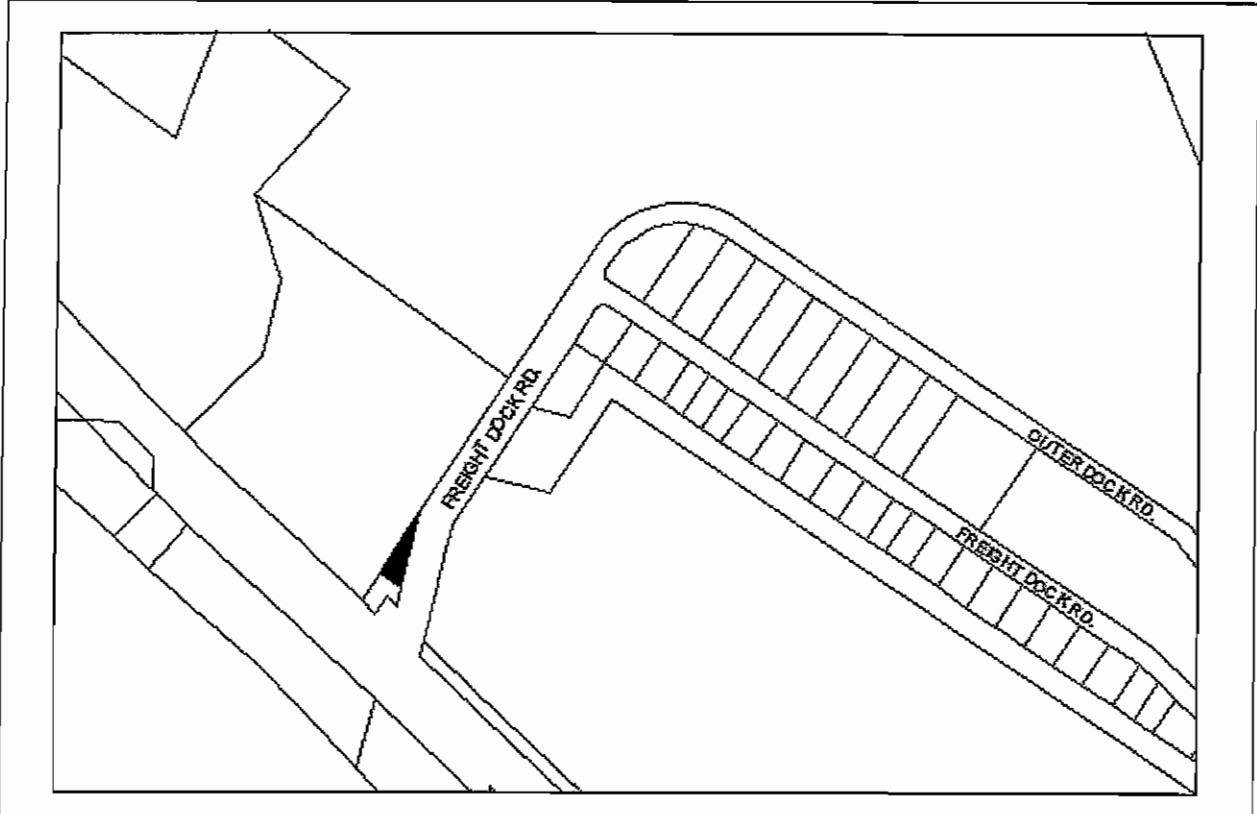
Resolution 13-020: Designated the north east corner of the lot for use as a trailhead for the Kachemak Bay Water Trail.

Leased to: Pier One Theater
 Resolution 2011-104(A). 5 Year Lease, Fire Marshal review required.
 The Homer Spit Trail currently ends on this lot.

Finance Dept. Code:



Designated Use: Lease	
Acquisition History: Ord 1983-26. Purchased from World Seafood	
Area: 0.15 acres or 6,692 sq ft	Parcel Number: 18103118
2012 Assessed Value: \$117,700 Land \$57,300 Structure \$60,400	
Legal Description: HM0940043 T06S R13W S35 TRACT 1-B THE FISHIN HOLE SUB NO 2	
Zoning: Marine Industrial	Wetlands: None
Infrastructure: Paved road, water and sewer.	Address: 3978 Homer Spit Road
Leased to: Alaska High Hopes Charters Co. (Bob's Trophy Charters) Expiration: March 31, 2013, one 5 year option	
Finance Dept. Code: 400.600.4650	



Designated Use: Leased Lands
Acquisition History: Ord 83-26 purchase from World Seafood

Area: 0.18 acres	Parcel Number: 18103119
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2012 Assessed Value: \$123,100 (Land: \$66,600 Structure \$56,800)

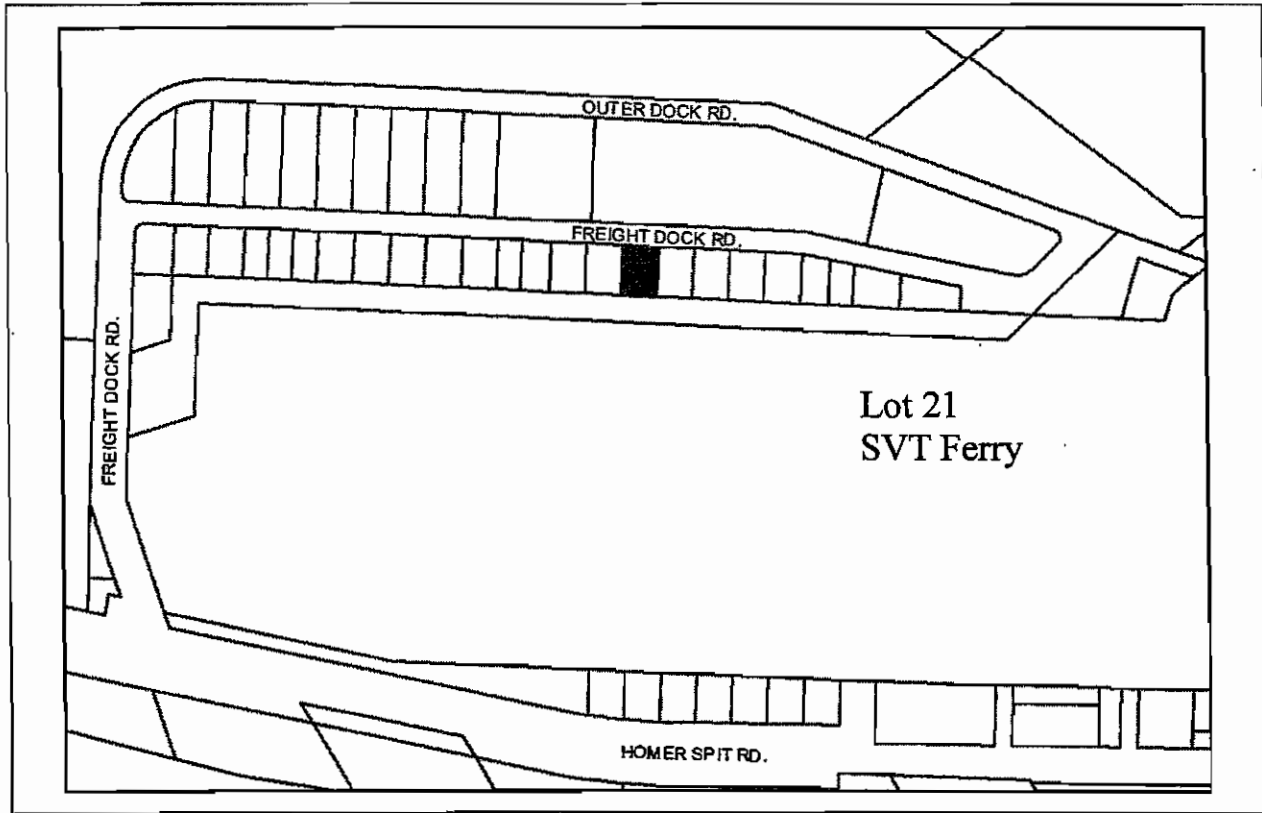
Legal Description: HM0940043 T06S R13W S35 TRACT 1-C THE FISHIN HOLE SUB NO 2

Zoning: Marine Industrial	Wetlands: N/A
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Infrastructure: Water, sewer, paved road access	Address: 1114 Freight Dock Road
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Leased to: L.H. and Marcia Pierce. Sportsman Supply/RV
Expiration: March 31, 2013, one 5 year option

Finance Dept. Code: 400.600.4650



Designated Use: Leased Lands
Acquisition History:

Area: 0.32 acres

Parcel Number: 18103240

2012 Assessed Value: \$105,000

Legal Description: Homer Spit No 5 Lot 21

Zoning: Marine Industrial

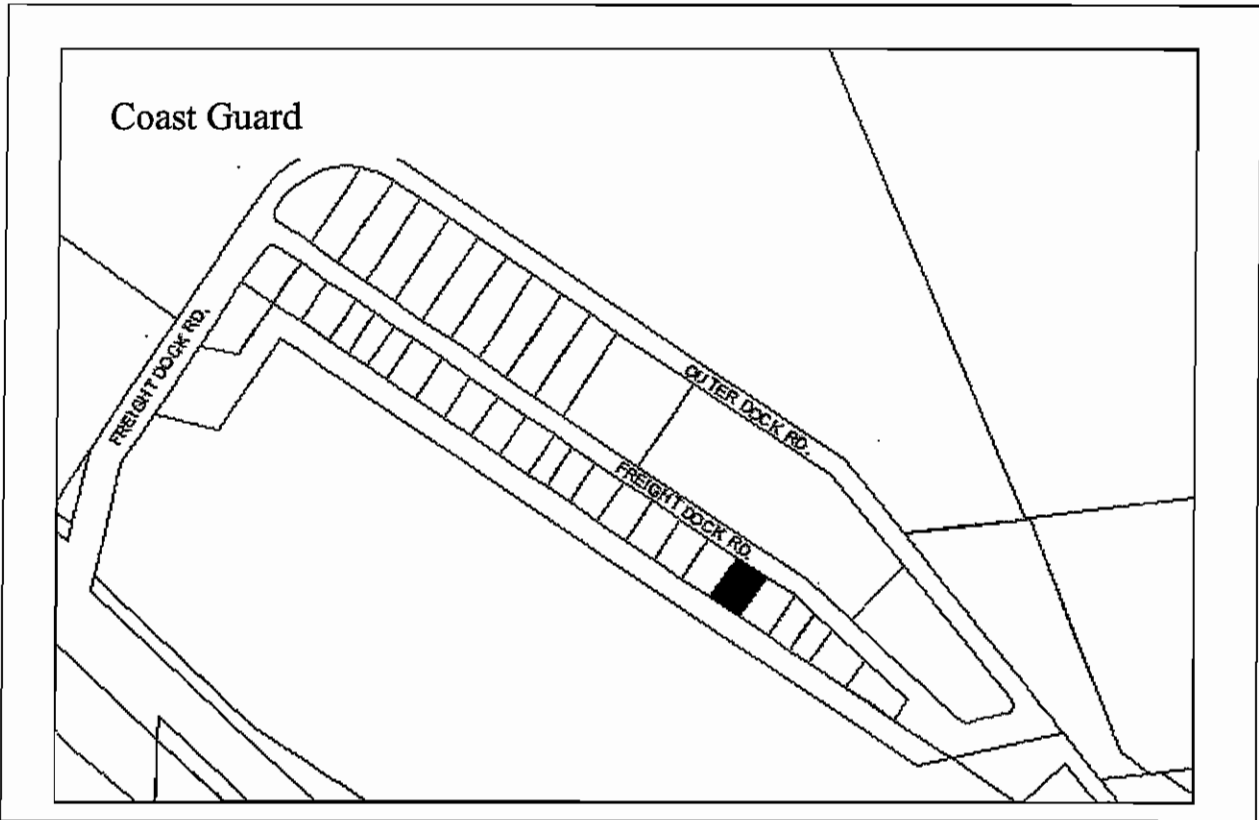
Wetlands: N/A

Infrastructure: Water, sewer, paved road access

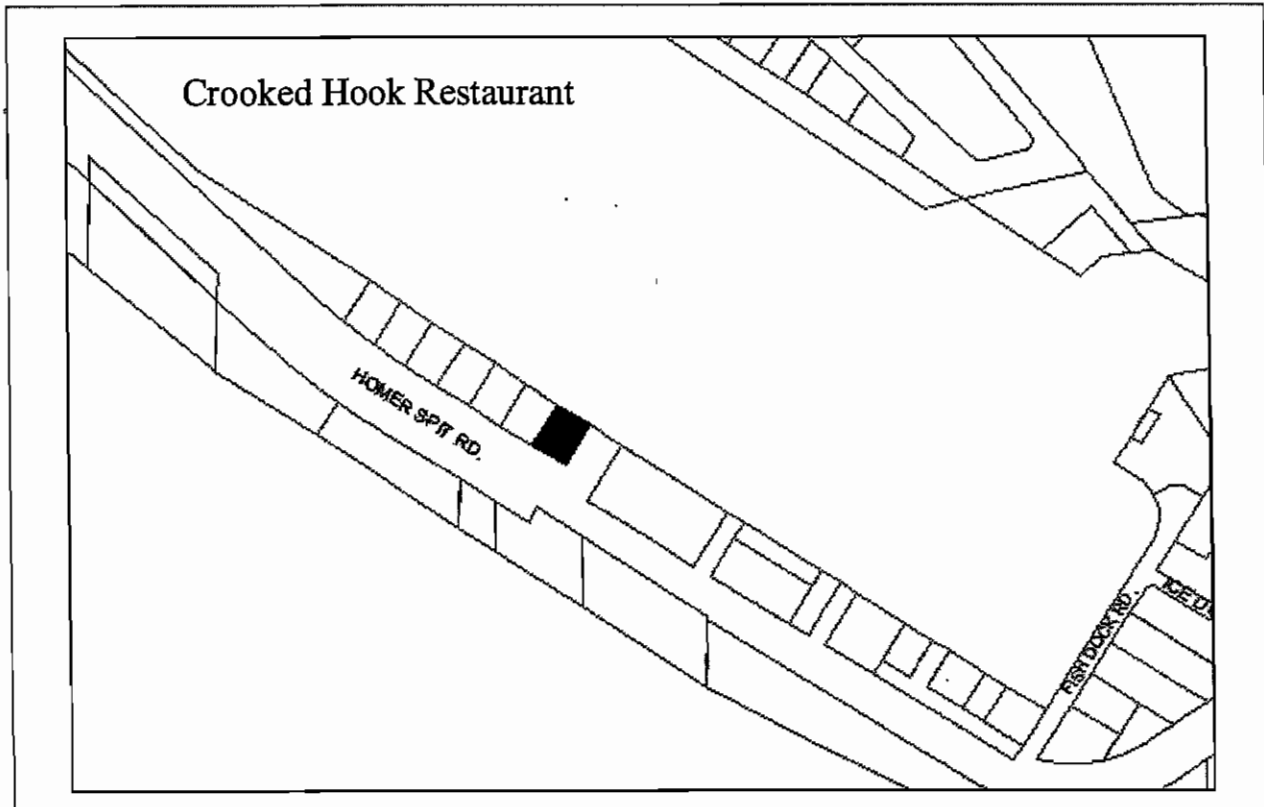
Address: 4323 Freight Dock Road

Leased to: Seldovia Village Tribe, for Kachemak Bay Ferry
 Resolution 10-41. Expiration May 31, 2030, two 5 year options

Finance Dept. Code: 400.600.4650



Designated Use: Leased to USCG	
Acquisition History:	
Area: 0.34 acres	Parcel Number: 18103218
2012 Assessed Value: \$567,300 (Land: \$105,000 Structure: \$462,300)	
Legal Description: Homer Spit Four subdivision Lot 2	
Zoning: Marine Industrial	Wetlands: N/A
Infrastructure: Water, sewer, paved road access	Address: 4373 Freight Dock Rd
Leased to: USCG Lease Renewal Options: None Expiration: September 30, 2016	
Finance Dept. Code:	



Designated Use: Leased Land
Acquisition History:

Area: 12,700 sq ft

Parcel Number: 18103316

2012 Assessed Value: \$543,400 (Land: \$97,100 Structure: \$446,300)

Legal Description: HM0890034 T07S R13W S01 HOMER SPIT SUB AMENDED LOT 19

Zoning: Marine Commercial

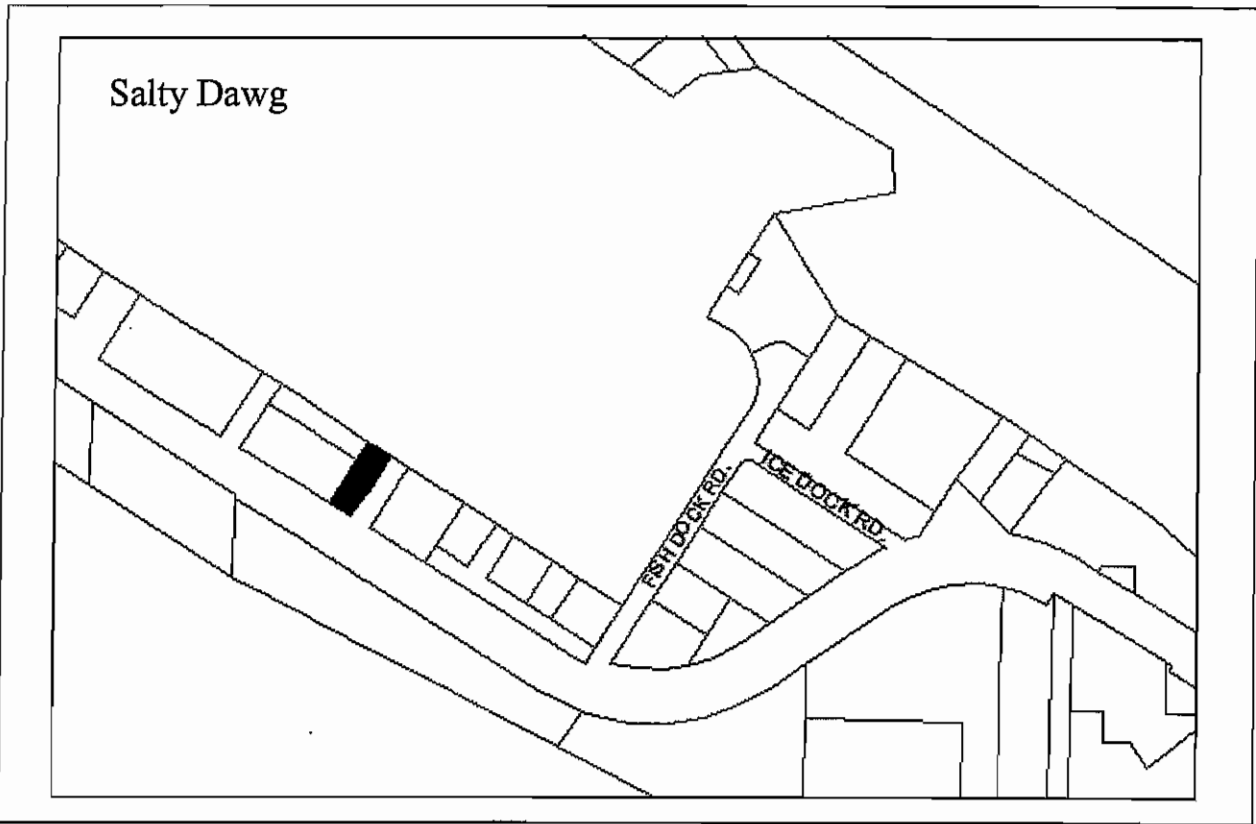
Wetlands: None

Infrastructure: Paved road, water and sewer

Address: 4262 Homer Spit Road

Leased to: Jose Ramos/El Pescador, Restaurant is now Harbor Bar & Grill
Expiration: Lease expires 2/1/2016, no options.

Finance Dept. Code:



Designated Use: Leased Lands
Acquisition History:

Area: 0.23 acres

Parcel Number: 18103309

2009 Assessed Value: \$238,200 (Land: \$80,700 Structure: \$157,500)

Legal Description: HM0890034 T07S R13W S01 HOMER SPIT SUB AMENDED LOT 30

Zoning: Marine Industrial

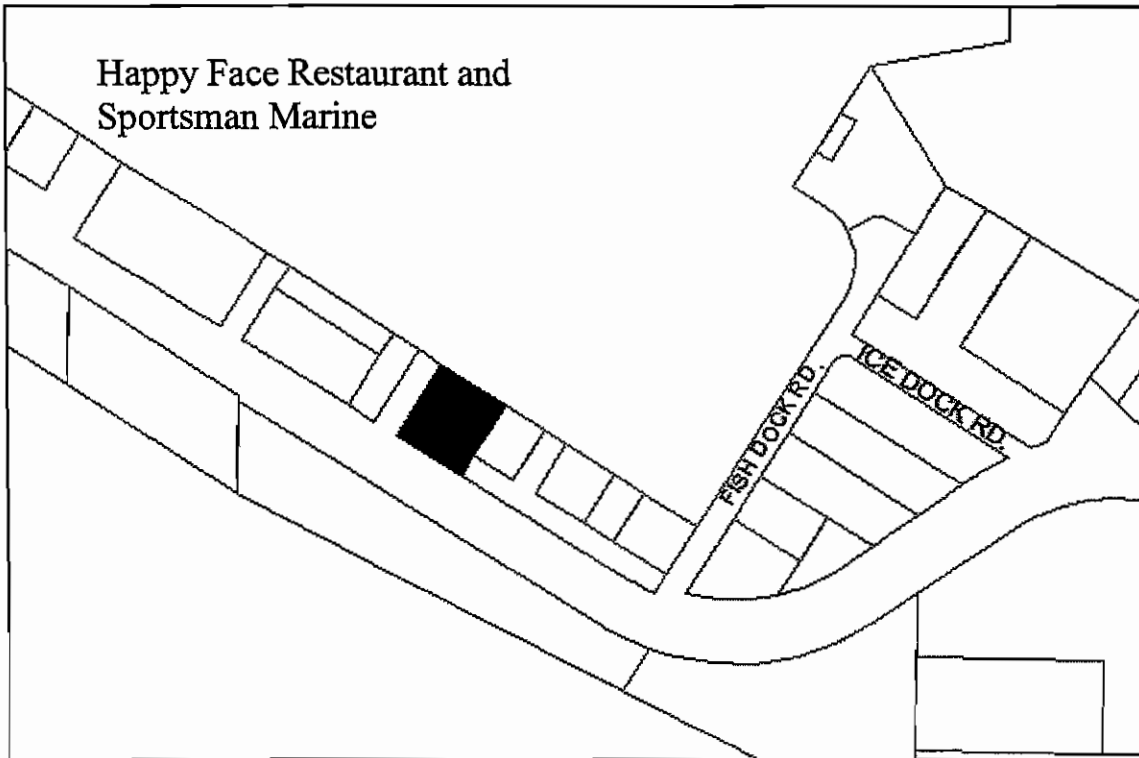
Wetlands: N/A

Infrastructure: Water, sewer, paved road access

Address: 4390 Homer Spit Road

Leased to: John Warren, Salty Dawg
 Expiration: 1/31/2026. No options.

Finance Dept. Code:



Designated Use: Leased Land
Acquisition History:

Area: 24,639 sq ft (0.57 acres)

Parcel Number: 18103432

2012 Assessed Value: \$619,800 (Land: \$166,700 Structure: \$453,100)

Legal Description: HM0890034 T07S R13W S01 HOMER SPIT AMENDED LOT 32

Zoning: Marine Industrial

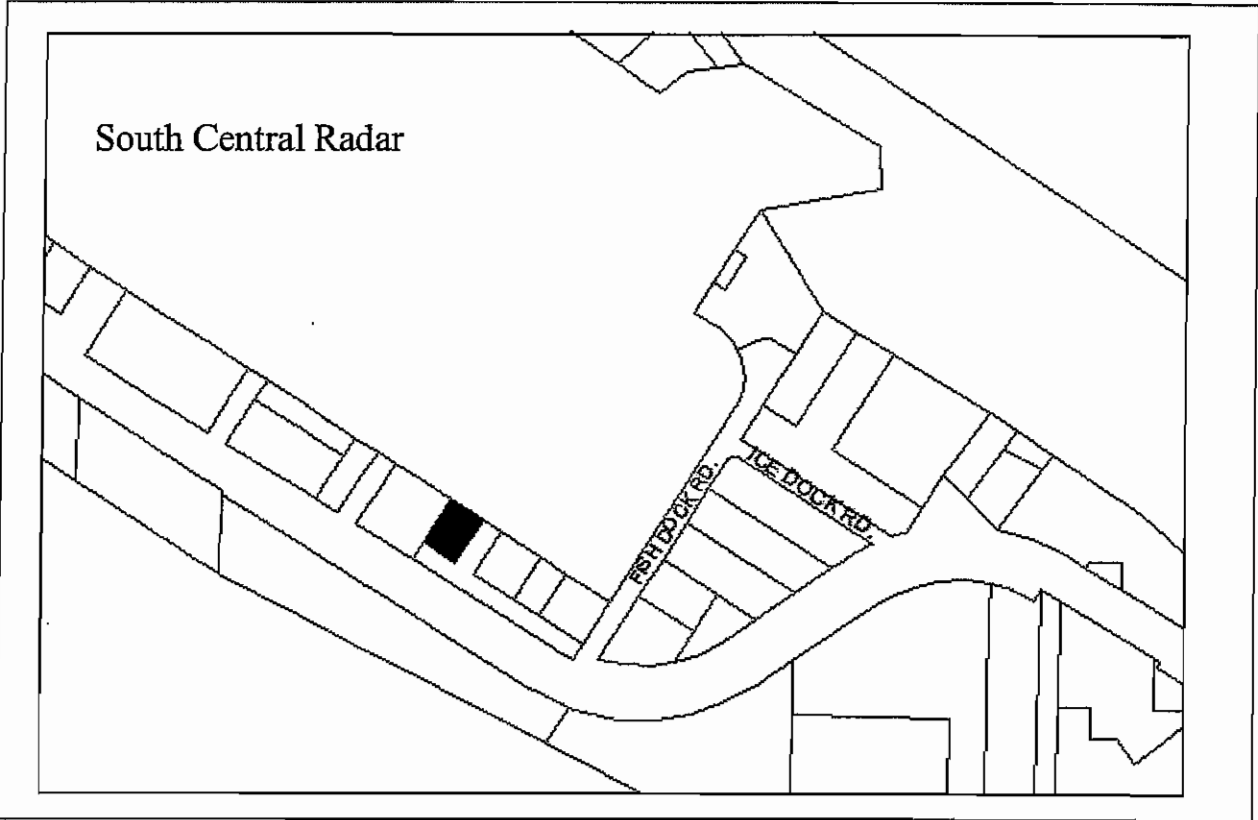
Wetlands: None

Infrastructure: Paved road, water and sewer.

Address: 4400 Homer Spit Road

Leased to: Happy Face Restaurant and Sportsman Marine
 Expiration: 12/31/2014. No options.

Finance Dept. Code:



Designated Use: Leased Land
Acquisition History:

Area: 0.2 acres	Parcel Number: 18103431
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2012 Assessed Value: \$162,900 (Land: \$72,100 Structure: \$90,800)

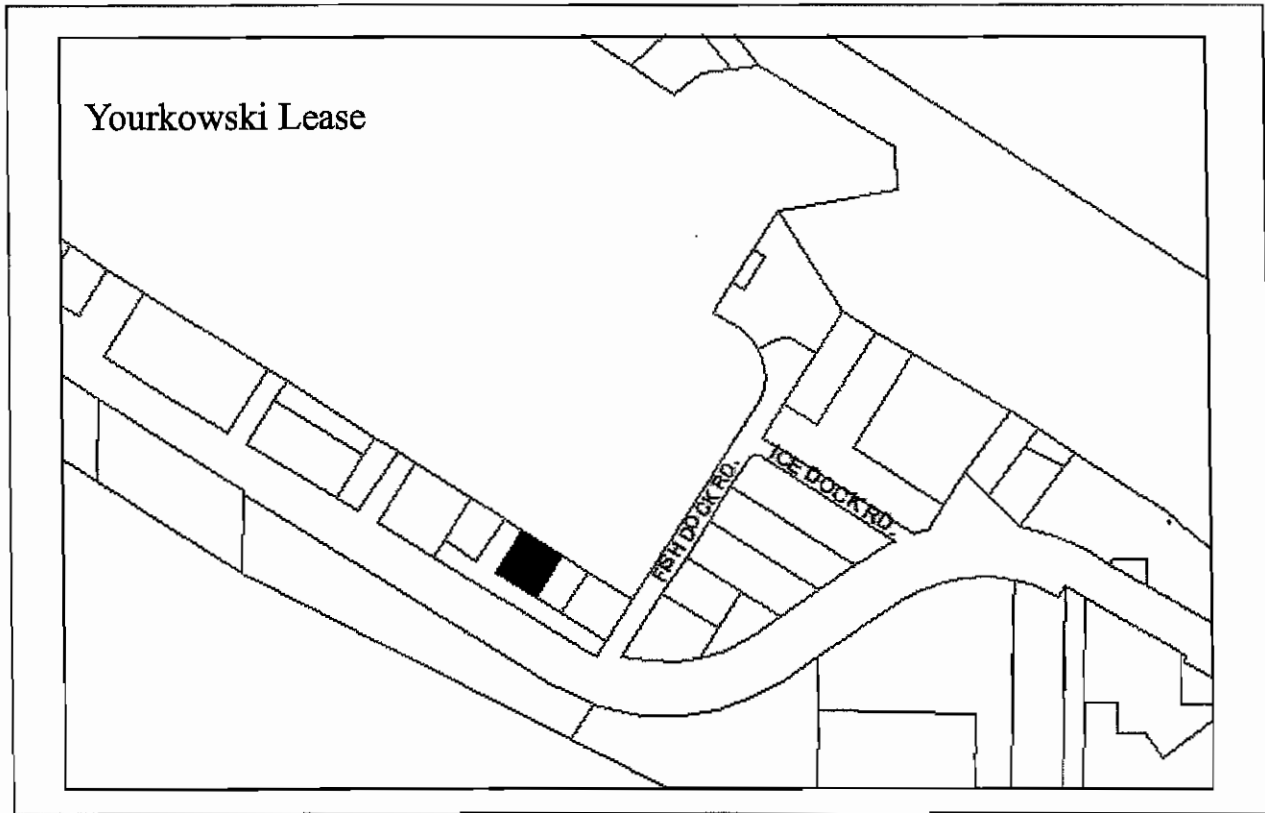
Legal Description: HM0920050 T07S R13W S01 HOMER SPIT SUB NO TWO AMD LOT 88-1

Zoning: Marine Industrial	Wetlands: N/A
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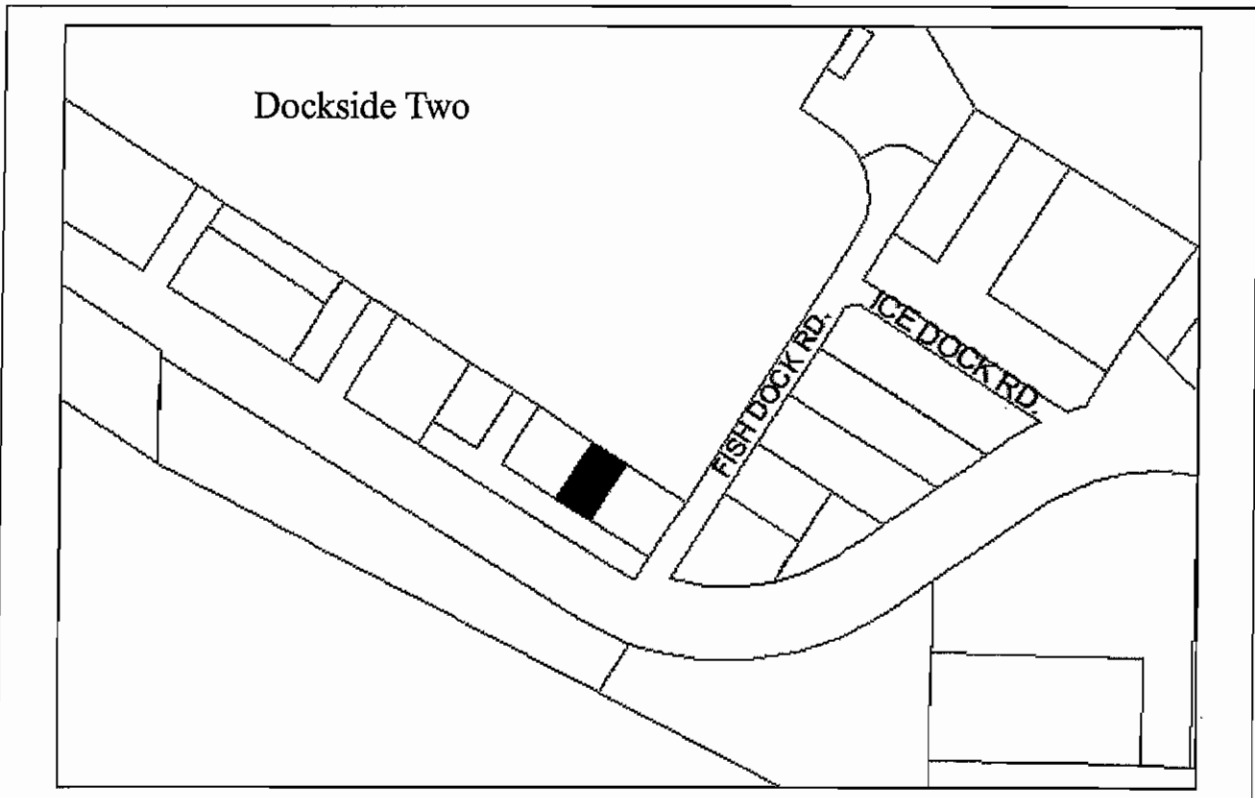
Infrastructure: Water, sewer, paved road access	Address: 4406 Homer Spit Road
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Leased to: Mark & Laura Zeiset dba South Central Radar
 Expiration: 11/1/2022, two additional 5 year renewal options

Finance Dept. Code:



Designated Use: Leased Lands	
Acquisition History:	
Area: 0.29 acres	Parcel Number: 18103442
2012 Assessed Value: \$277,500 (Land: \$97,100 Structure: \$180,400)	
Legal Description: HM0920050 T07S R13W S01 HOMER SPIT SUB NO TWO AMENDED LOT 88-2	
Zoning: Marine Industrial	Wetlands: N/A
Infrastructure: Water, sewer, paved road access	Address: 4460 Homer Spit Road
<p>Leased to: Mike Yourkowski Lease Renewal Options: one 10 year renewal option. Expiration: 11/30/15, plus renewal option.</p>	
Finance Dept. Code:	



Designated Use: Leased Land
Acquisition History:

Area: 7,749 sq ft. (0.18 acres)

Parcel Number: 18103443

2012 Assessed Value: \$115,400 (Land: \$66,300, Structure: \$49,100)

Legal Description: HM0920050 T07S R13W S01 HOMER SPIT SUB NO TWO AMENDED LOT 88-3

Zoning: Marine Industrial

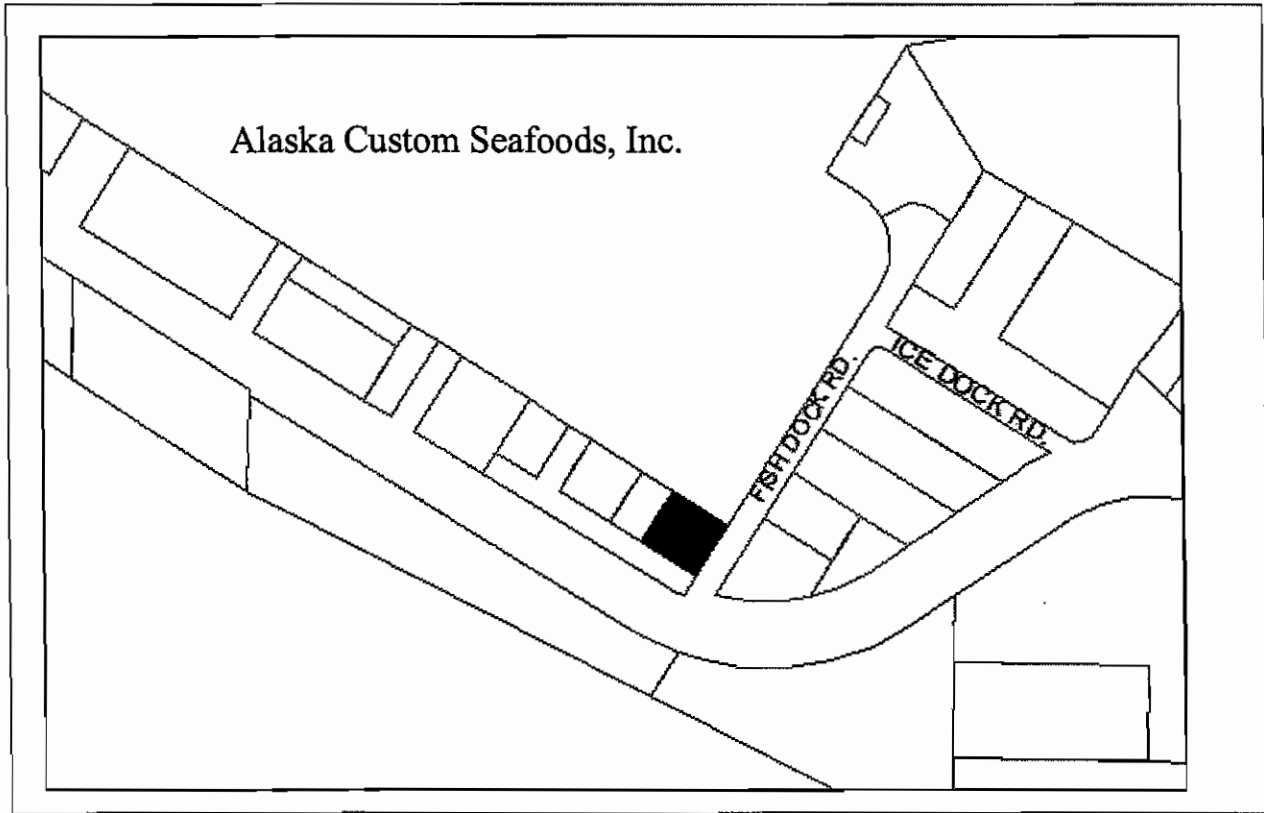
Wetlands: None

Infrastructure: Paved road, water and sewer.

Address: 4470 Homer Spit Road

Leased to: William Sullivan dba Docks Two
 Expiration: 4/15/2012. 2012/13 new lease under negotiation

Finance Dept. Code:



Designated Use: Leased land
Acquisition History:

Area: 0.31 acres, or 13,383 sq ft

Parcel Number: 18103444

2012 Assessed Value: \$222,400 Land Value - \$102,400 Structure Value - \$120,000

Legal Description: HM0920050 T07S R13W S01 HOMER SPIT SUB NO TWO AMENDED LOT 88-4

Zoning: Marine Industrial

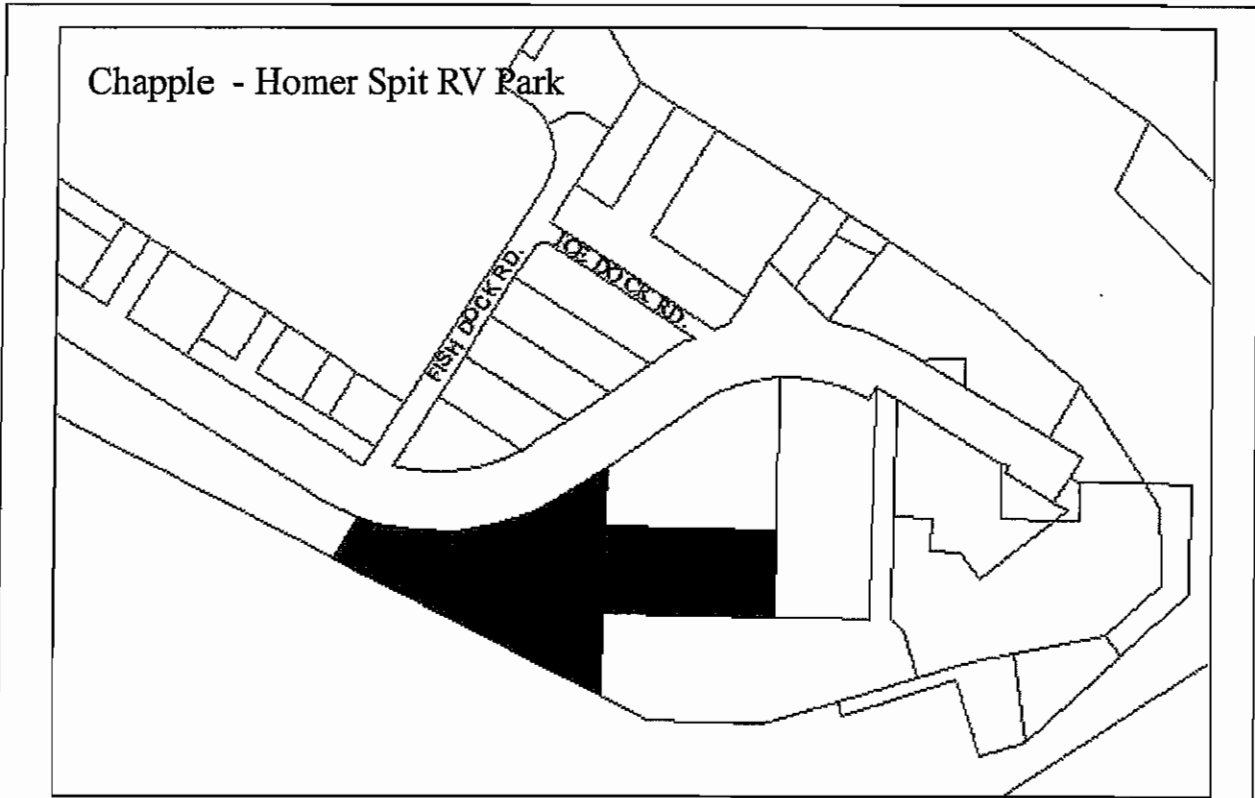
Wetlands: None

Infrastructure: Paved road, water and sewer.

Address: 4474 Homer Spit Road

Leased to: Brad Faulkner DBA Alaska Custom Seafoods, Inc.
 Leased month to month. New lease is in progress.

Finance Dept. Code:



Designated Use: Leased Land
Acquisition History:

Area: 192,970 sq ft

Parcel Number: 18103402, 03

2009 Assessed Value: Total: \$593,400 Land: \$474,600 Structures: \$118,800

Legal Description: HM0890034 T07S R13W S01 HOMER SPIT SUB AMENDED LOT 50.
 HM0890034 T07S R13W S01 HOMER SPIT SUB AMENDED LOT 49 EXCLUDING THAT PORTION AS PER LICENSE AGREEMENT 205/928.

Zoning: Marine Industrial

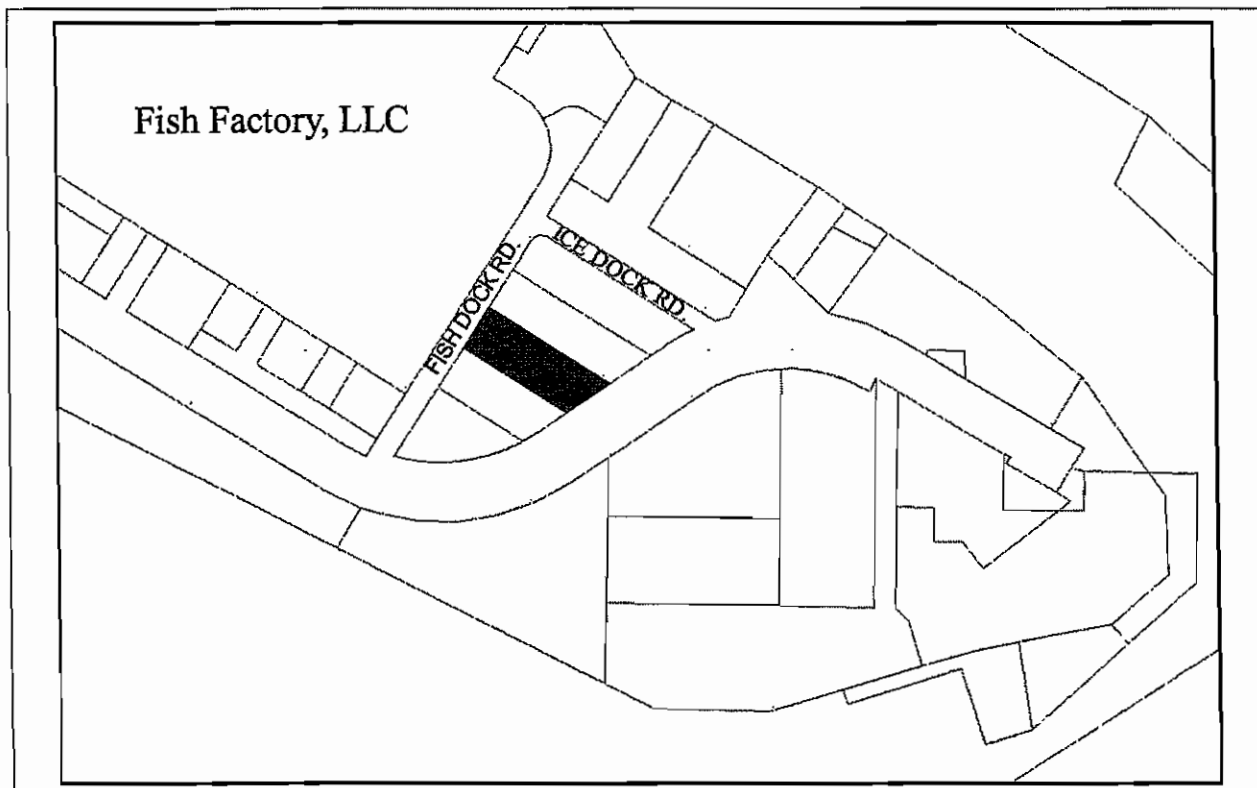
Wetlands: None

Infrastructure: Paved road, water and sewer.

Address: 4535 Homer Spit Road

Leased to: John & Margaret Chapple. Homer Spit Campground
 Expiration: 12/31/2026, two addition 3 year options.

Finance Dept. Code: 400.600.4650



Designated Use: Leased Land
Acquisition History:

Area: 27,470 sq ft (0.63 acres)

Parcel Number: 18103421

2012 Assessed Value: \$841,900 (Land: \$180,600 Structure: \$661,300)

Legal Description: HM0900052 T07S R13W S01 CITY OF HOMER PORT INDUSTRIAL NO 3 LOT 12-A1

Zoning: Marine Industrial

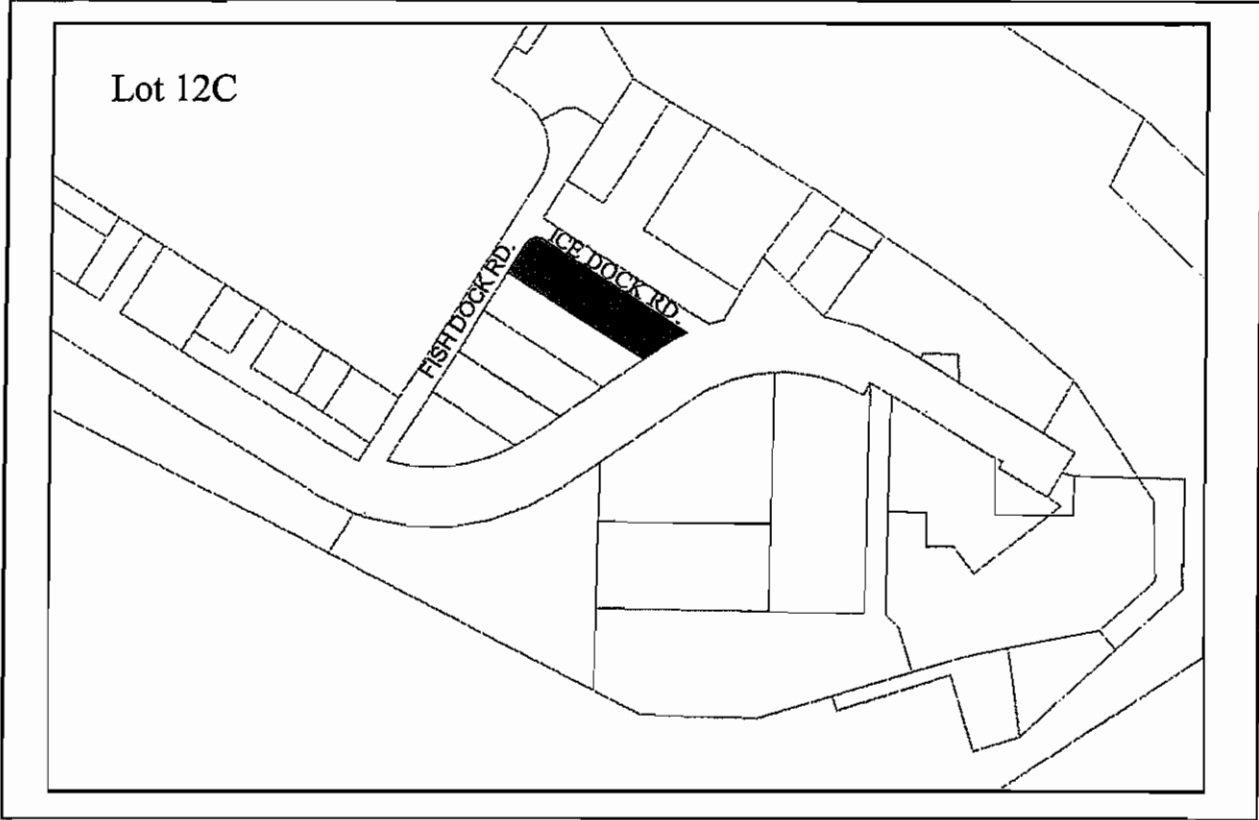
Wetlands: None

Infrastructure: Paved road, water and sewer.

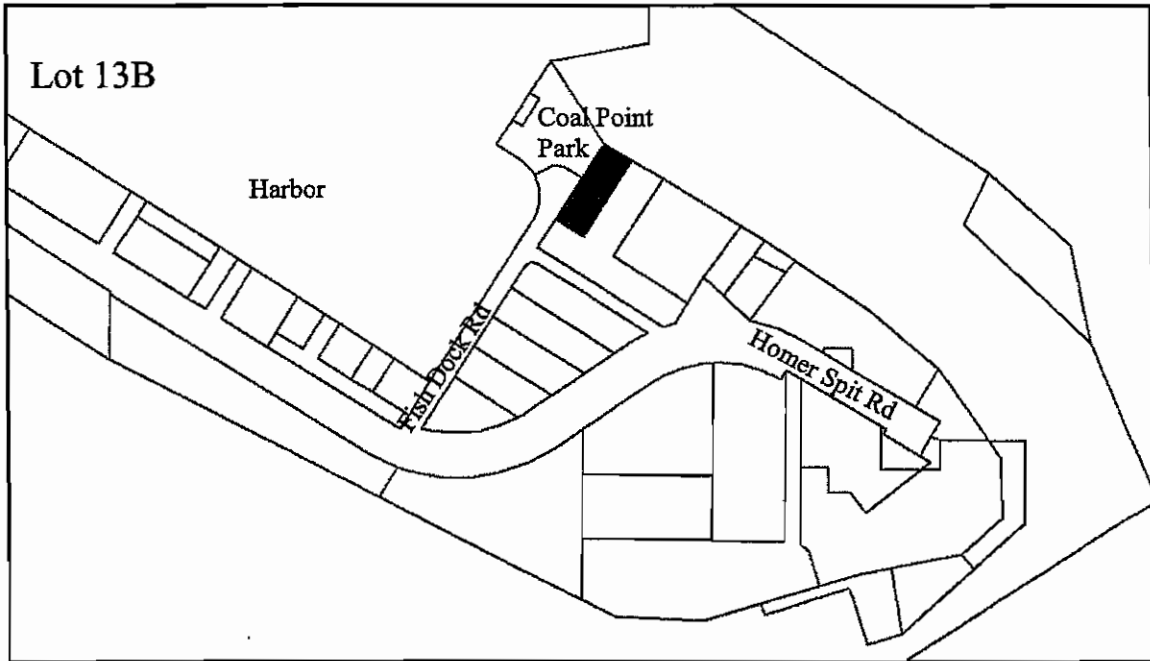
Address: 800 Fish Dock Road

Leased to: Fish Factory, LLC
 Expiration: 3/31/2020 with two 10 year options

Finance Dept. Code:



Designated Use: Lease land	
Acquisition History:	
Area: 0.79 Acres	Parcel Number: 18103452
2012 Assessed Value: \$802,000 (Land: \$216,400 Structure: \$586,300)	
Legal Description: City of Homer Port Industrial No 2 Lot 12C	
Zoning: Marine Industrial	
Infrastructure: Water, sewer, paved road access	Address: 4501 Ice Dock Road
Leased by Resolution 2008-37 to Harbor Leasing (Auction Block) Expiration: 3/31/2028 Options: two additional 5 year options	
Finance Dept. Code:	



Designated Use: Lease
Acquisition History:

Area: 0.52 acres

Parcel Number: 18103425

2012 Assessed Value: \$194,400

Legal Description: City of Homer Port Industrial Subdivision No 2 Lot 13B

Zoning: Marine Industrial

Wetlands: N/A

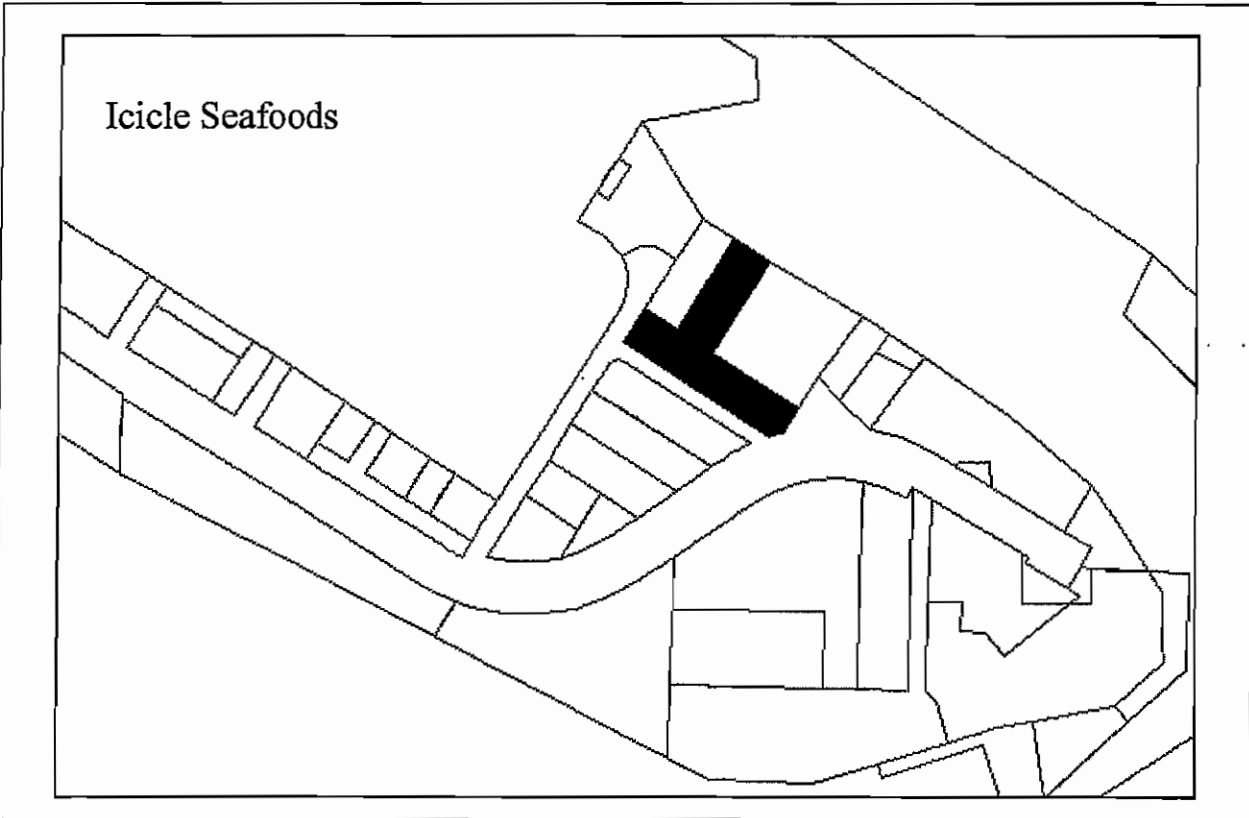
Infrastructure: Water, sewer, paved/gravel road access

Address: Fish Dock Road

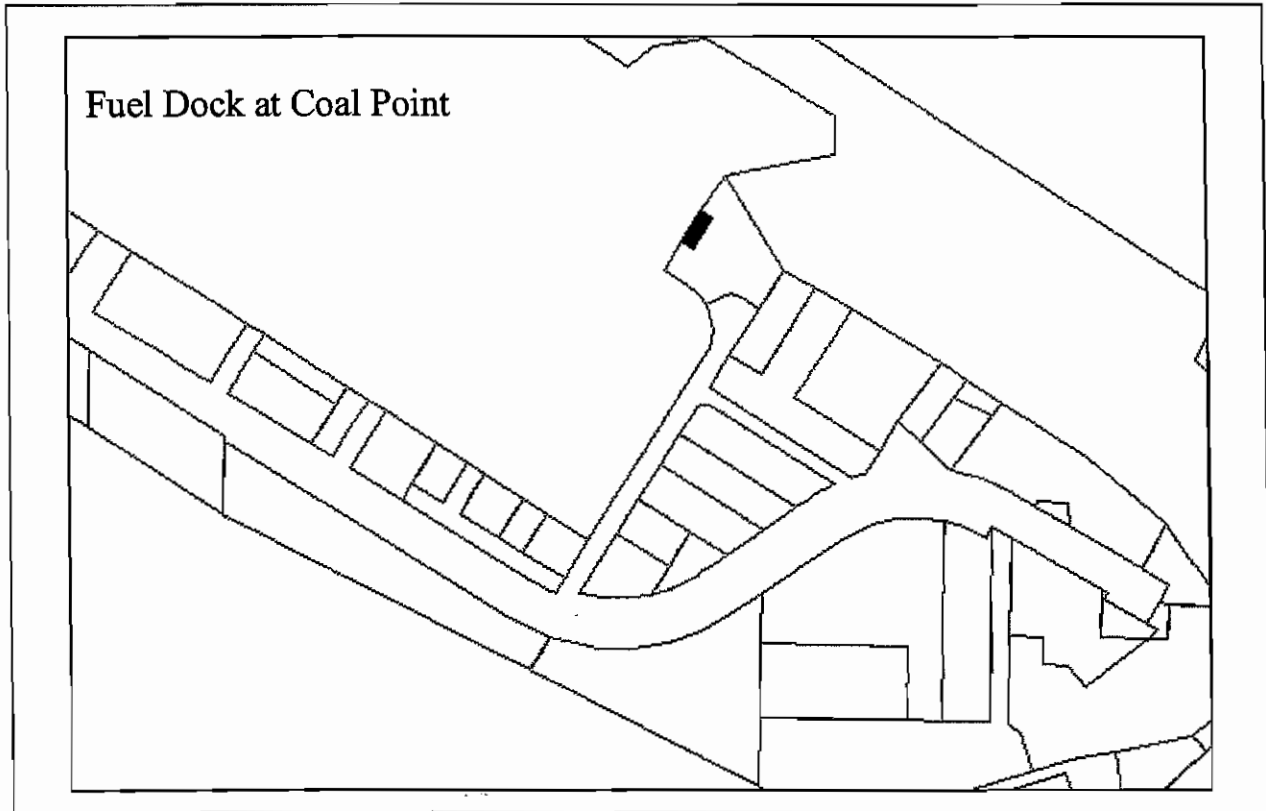
Resolution 10-98. 2012: Snug Harbor has discussed leasing this lot and constructing a building.

Former Porpoise Room lot. Fisheries use encouraged but not required.

Finance Dept. Code:



Designated Use: Leased Land	
Acquisition History:	
Area: 1.49 acres	Parcel Number: 18103419
2012 Assessed Value: \$534,900 (Land: \$359,600 Structure: \$175,300)	
Legal Description: HM0890034 T07S R13W S01 HOMER SPIT SUB AMENDED ADL 18009 LOT 41 (ADL 18009)	
Zoning: Marine Industrial	Wetlands: N/A
Infrastructure: Water, sewer, paved road access	Address: 842 Fish Dock Road
<p>Leased to: Icicle Seafoods, Inc Expiration: 9/14/2029. No options.</p>	
Finance Dept. Code:	



Designated Use: Leased Land
Acquisition History:

Area: 0.07 acres

Parcel Number: 18103427

2012 Assessed Value: \$476,100 (Land: \$31,100 Structure: \$476,100)

Legal Description: HM0890034 T07S R13W S01 HOMER SPIT SUB AMENDED THAT PORTION OF COAL POINT MONUMENT PARK AS PER LEASE AGREEMENT 187 @ 921

Zoning: Marine Industrial

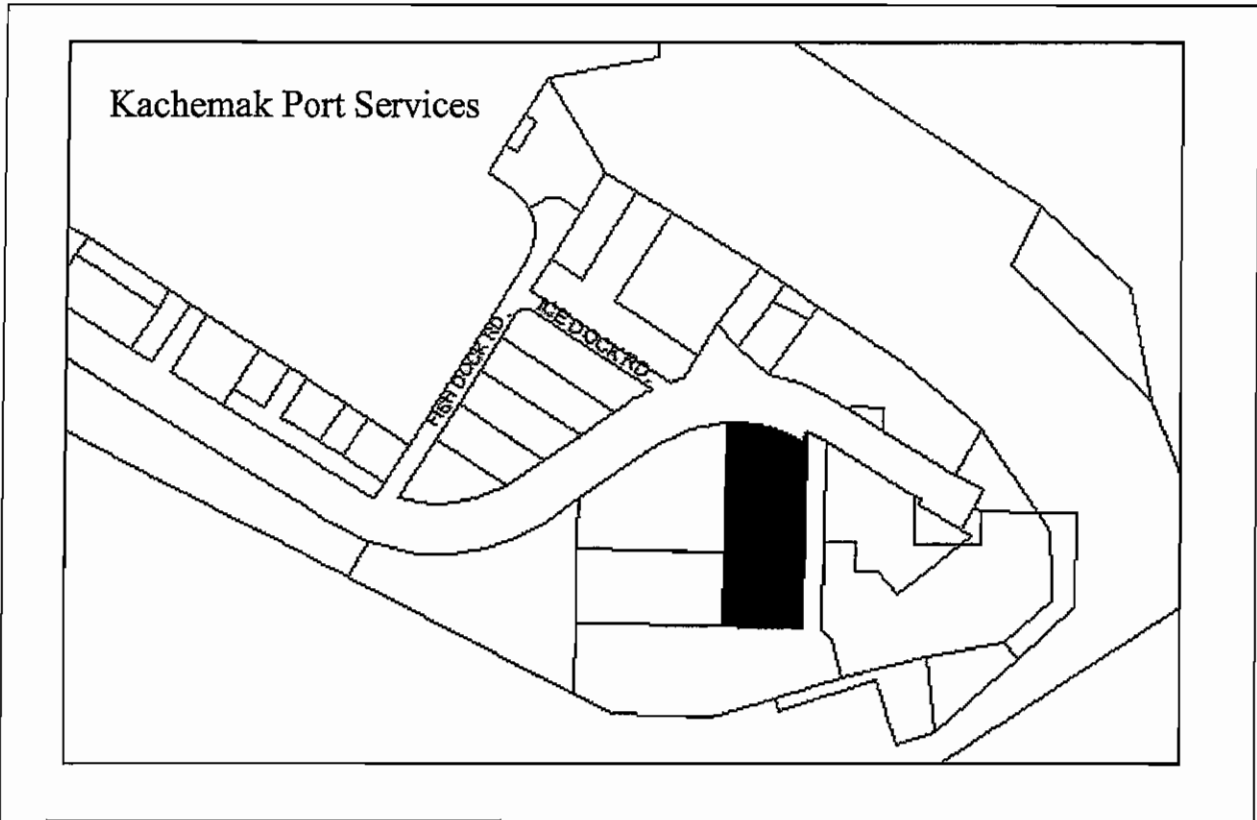
Wetlands: None

Infrastructure: Paved road, water and sewer.

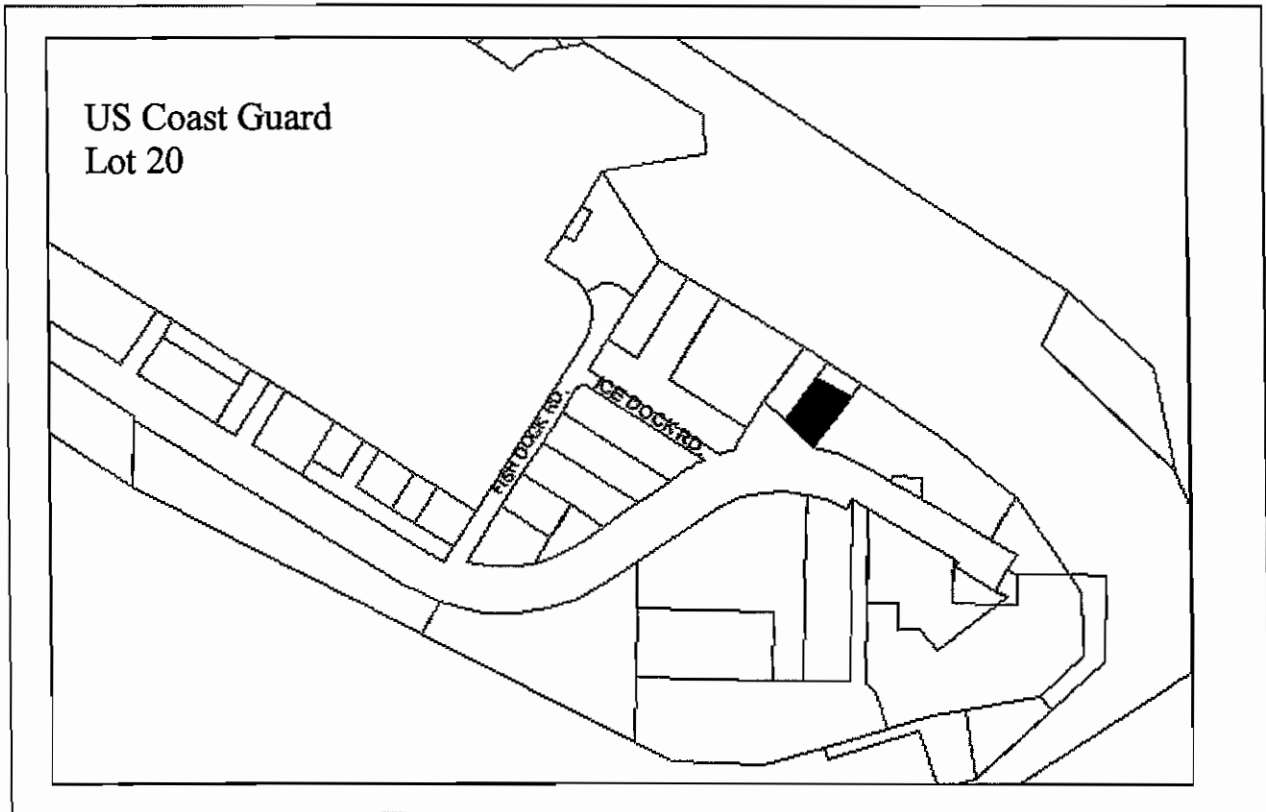
Address: 843 Fish Dock Road

Leased to: Harbor Enterprises/Terminal Oil Sales. Coal Point Fuel Dock.
 Expiration: 11/30/2013. One 5 year option.

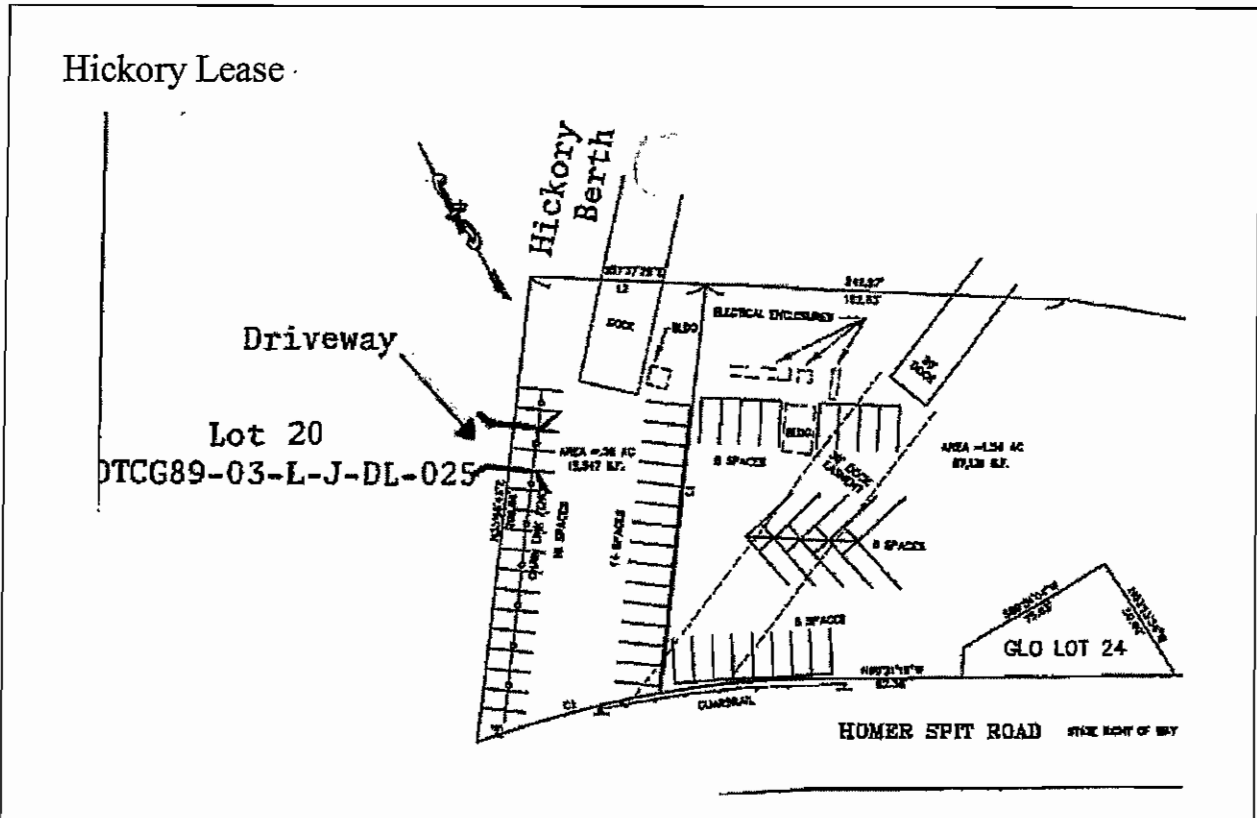
Finance Dept. Code:



Designated Use: Leased Land. Also includes the Port Maintenance Shop and a large tank.	
Acquisition History:	
Area: 2.23 acres (Lease is for a small portion of the lot)	Parcel Number: 18103404
2012 Assessed Value: 1,540,500 (\$Land: \$496,500 Structure: \$1,044,000)	
Legal Description: HM0890034 T07S R13W S01 HOMER SPIT SUB AMENDED LOT 48 EXCLUDING THAT PORTION AS PER LICENSE AGREEMENT 190 @ 98	
Zoning: Marine Industrial	Wetlands: N/A
Infrastructure: Water, sewer, paved road access	Address: 4667 Homer Spit Road
<p>Leased to: Kachemak Port Services. See KPB 18103464. Total value: \$33,700. Land Value - \$1500, Structure Value - \$32200</p> <p>Only a small portion is leased to Kachemak Port Services. Resolution 09-66, lease renewal, lease expires 7/31/14, with two one year options.</p> <p>ACS MACTel lease: Expires 3/3/2014, with two additional one year options. (999 sq ft lease)</p> <p>Alaska Marine Highway lease: Alaska Marine Highway System to built a warehouse to support ferry operations, summer 2011. Lease expires 2060. (16,000 sq ft leased)</p> <p>The Port Maintenance Shop is on this lot, and a large water tank, and other accessory structures.</p>	
Finance Dept. Code:	



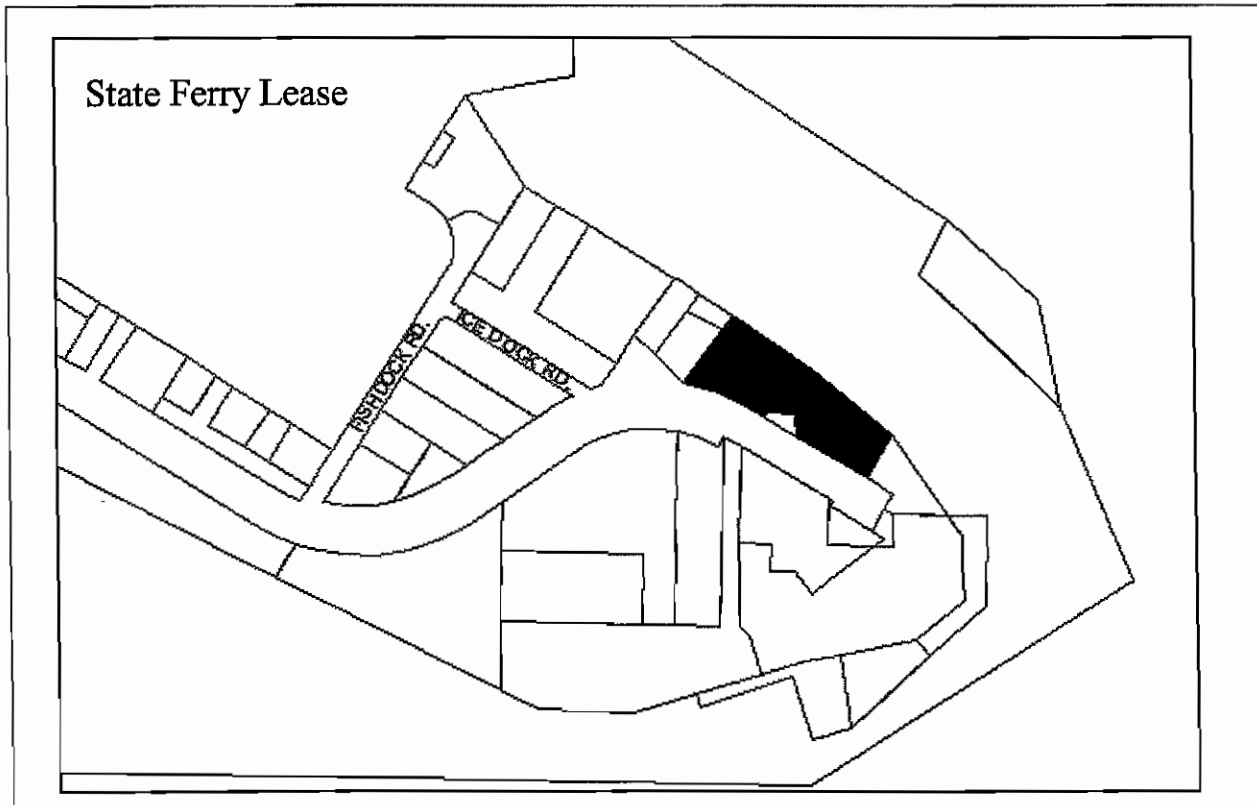
Designated Use: Lease	
Acquisition History:	
Area: 0.35 acres	Parcel Number: 18103445
2012 Assessed Value: \$112,800	
Legal Description: Portion of Government Lot 20	
Zoning: Marine Industrial	Wetlands: N/A
Infrastructure: Water, sewer, paved road access	Address: 4688 Homer Spit Road
Leased to: US Coast Guard. Lease expires September 30, 2023	
Finance Dept. Code:	



See page B-25. This lease is a portion of the Pioneer Dock.

West trestle of the Pioneer Dock, for mooring and parking on west trestle and Lot 45A.
Leased to: Coast Guard. Expiration September 30, 2022. DTTCG89-03-L-J-DL-034.

Finance Dept. Code:

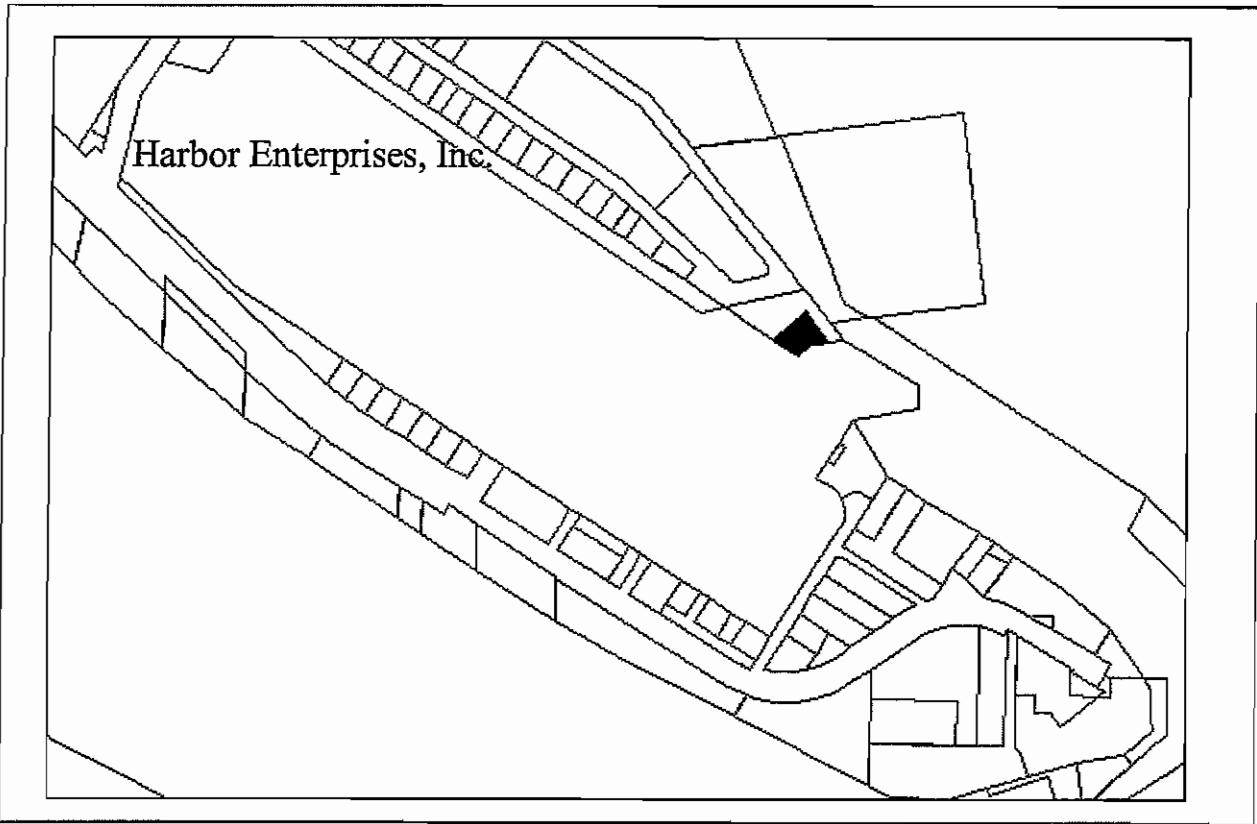


Designated Use: Ferry Terminal and Staging
Acquisition History: Quitclaim Deed to KPPUDIST #1 2/18/64: Orig Cert filed between KPPUD and BLM for Harbor use for 25 years on 7/29/55.

Area: 1.83 acres or 79,799 sq ft	Parcel Number: 18103447
2012 Assessed Value: \$1,076,900 (\$423,800 Land, \$653,100 Structure)	
Legal Description: HM0930049 T07S R13W S01 HOMER SPIT SUB NO 6 VELMA'S ADDN LOT 45-A	
Zoning: Marine Industrial	Wetlands: None
Infrastructure: Paved road, water and sewer.	Address: 4690 Homer Spit Road

Leased to: Alaska Marine Highway
 Expiration: April 30, 2060
 MOA on file regarding ferry terminal and city maintenance shop.

Finance Dept. Code:



Designated Use: Leased Land (Fuel tanks for fuel dock)
Acquisition History:

Area: 20,000 sq ft (0.459 acres)	Parcel Number: 18103260
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2012 Assessed Value: \$361,800 (Land: \$140,400 Structure: \$221,400)

Legal Description: HM0970072 T07S R13W S01 HOMER SPIT NO 6 8-E-1

Zoning: Marine Industrial	Wetlands: None
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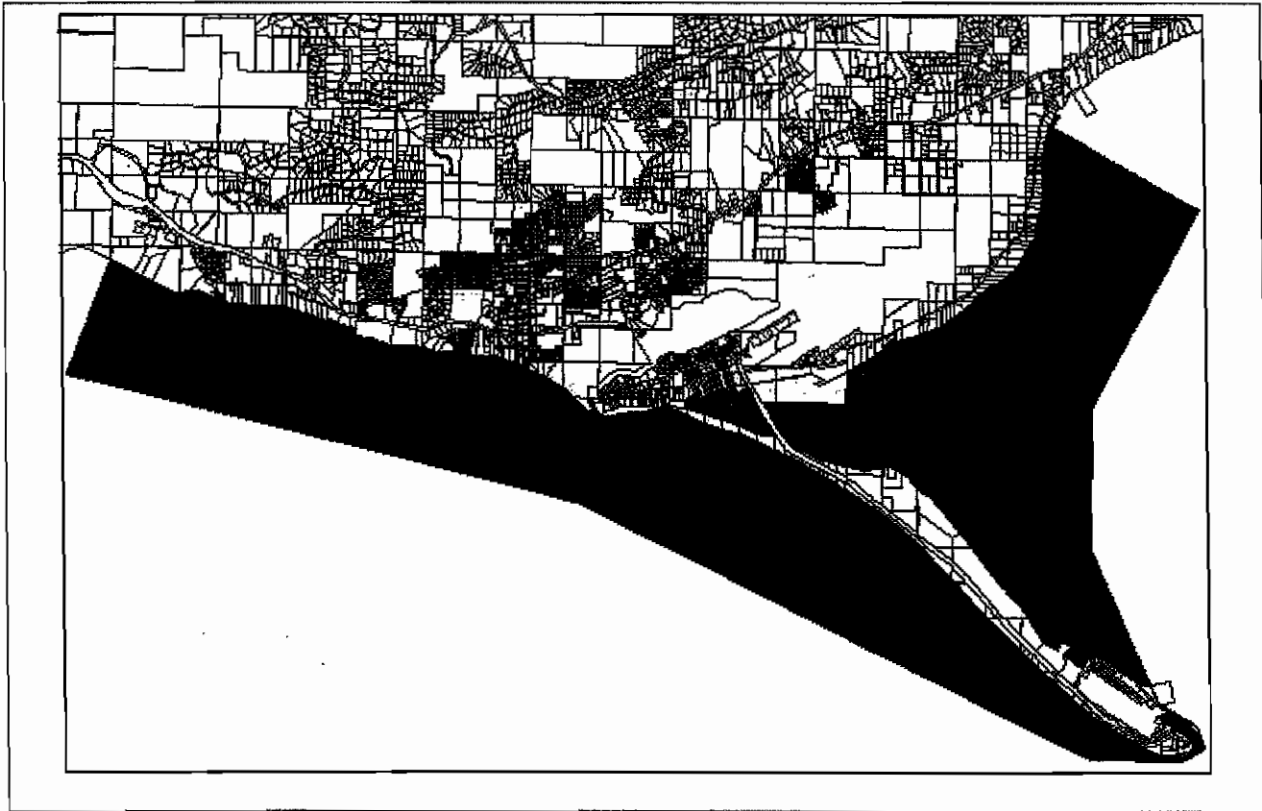
Infrastructure: Paved road, water and sewer.	Address: 4607 Freight Dock Road
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Leased to: Harbor Enterprises/Terminal Oil Sales
Expiration: 12/1/2018 no options left.

Finance Dept. Code:

Section C

**Other City Lands
Generally Undesignated**



Designated Use: Tidelands
Acquisition History:

Area: 6,784 acres

Parcel Number: 18107001, 17728001, 17528001
 1810125, 1810126

2012 Assessed Value: \$22,345,000

Legal Description: Portions of ATS 612

Zoning: Not zoned

Wetlands:

17728001—HM0742265 T06S R13W S29 ALASKA TIDELAND SURVEY 612 . 499.54 acres, \$83,200 assessed value. Patent title 1977, 84-25 Annexed by City.

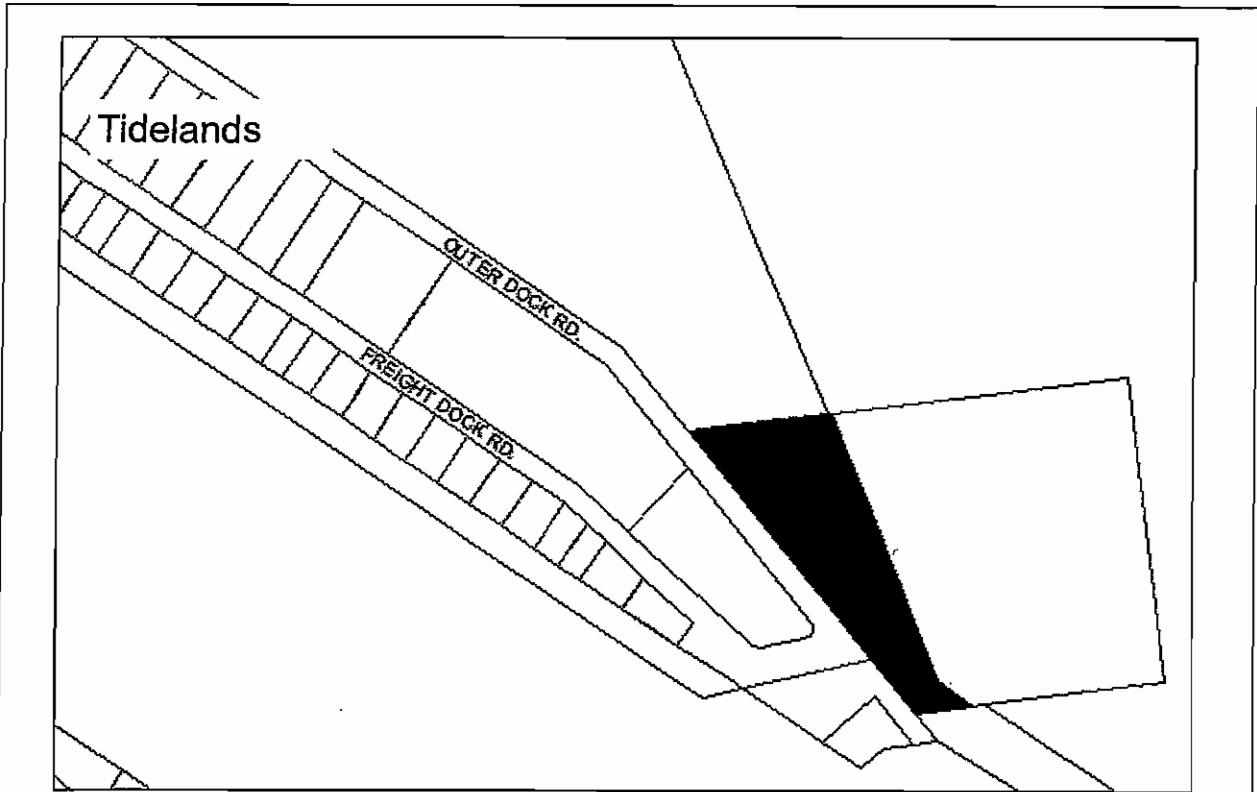
17528001 HM0770064 T06S R14W S30 ALASKA TIDELANDS SURVEY NO 612 POR SEC 23 24 & POR SEC 19 & 30. 1641.24 acres. Assessed Value: \$83,400. City Granted Title 1977 under Preference Right effective 1/3/59 Ord 84-25 Annexed by City.

18107001—HM0770064 T07S R13W S14 ALASKA TIDELANDS SURVEY 612 THAT PORTION LYING WITHIN SEC 13 & 14 & 22 THRU 24 & 26 THRU 28 & 33 THRU 36 OF T06SR13W & WITHIN SEC 1 & 2 OF T07SR13W EXCLUDING THAT PORTION OF TIDELANDS VESTED TO STATE OF ALASKA & EXCE. 4753 acres. \$20,890,100, includes Pioneer Dock improvements

Patent 1974 002459-0 Book 80 Page 171

Mariner Park and Mud Bay were nominated by the City as Western Hemisphere Shorebird Reserve Sites in 1994 ("whissern"). They are recognized as sites of international importance. <http://www.whsrn.org/>

Finance Dept. Code:



Designated Use: Tidelands
Acquisition History:

Area: 4.19 acres

Parcel Number: 18103213

2009 Assessed Value: \$800,800

Legal Description: T 6S R 13W SEC 36 T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0920050 HOMER SPIT SUB NO TWO AMENDED TRACT A

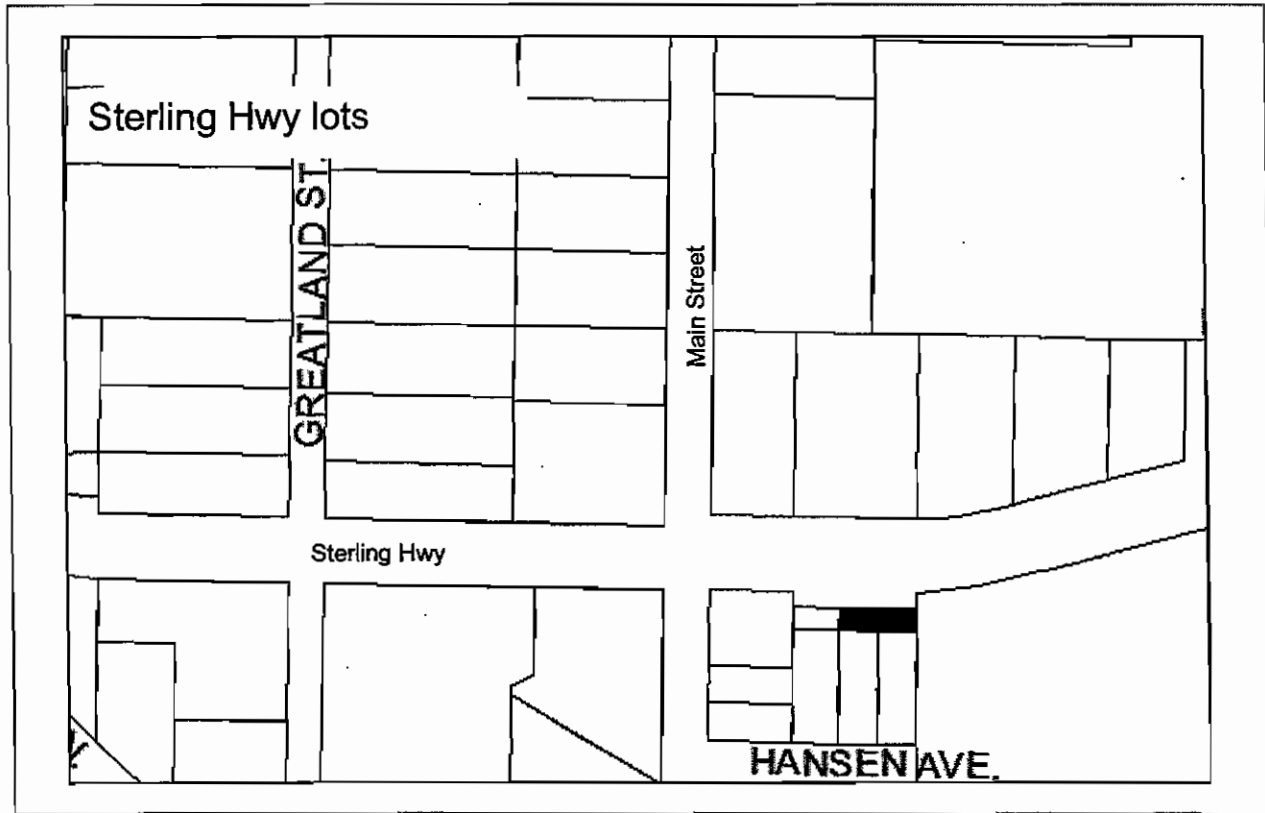
Zoning: Not zoned

Wetlands: Tidelands

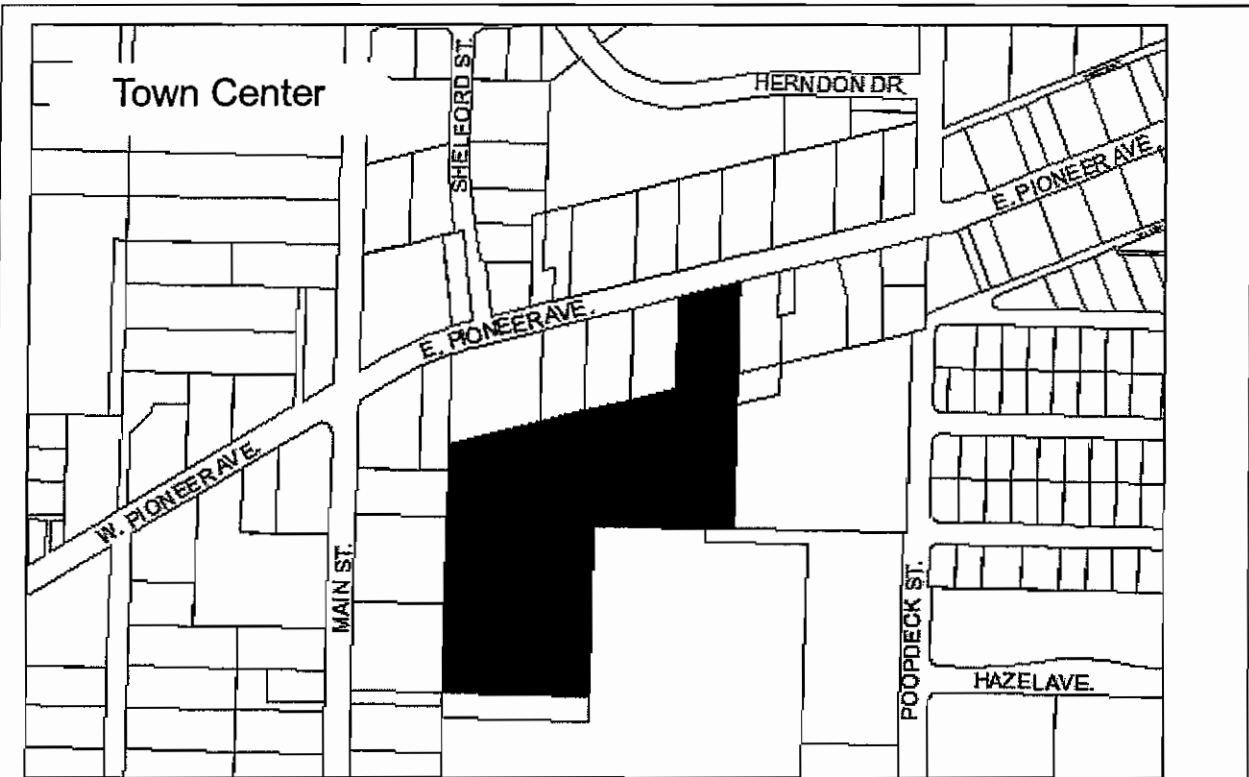
Infrastructure:

Includes part of the causeway for the deep water dock. Lease agreement for deep water dock land, B192 p648 \$830/yr ADL 224560 55 year lease, July 1989– July 2044

Finance Dept. Code:



Designated Use: Undesignated	
Acquisition History: Detling Deed 6/10/82	
Area: 0.03 acres each. Total of 2,613 sq ft	Parcel Number: 177154 02, 03
2009 Assessed Value: \$1,400	
Legal Description: T6S R 13W SEC 20 SEWARD MERIDIAN HM 0670365 W R BENSON SUB AMENDED LOT 46 EXCLUDING HOMER BY-PASS ROAD, T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0670365 W R BENSONS SUB AMENDED LOT 47 EXC HOMER BY-PASS RD*	
Zoning: Central Business District	Wetlands: Possibly. Lots are steep.
Infrastructure: Paved Road and sidewalk	
Notes: Lots are steep; they run from the Sterling Highway grade down the slope to the adjoining property. Lot dimensions are approximately 50'x30'.	
Finance Dept. Code:	



Designated Use: UA land: Land was sold to the City by UA with the intent it would be used for town center. FAA site: Held for possible UA/state shared consortium library agreement and land trade for land at Bridge Creek.

Acquisition History: UA: Ord 03-61 purchase.

Area: 7.71 acres

Parcel Number: 17719209, 17708015

2009 Assessed Value: \$520,200

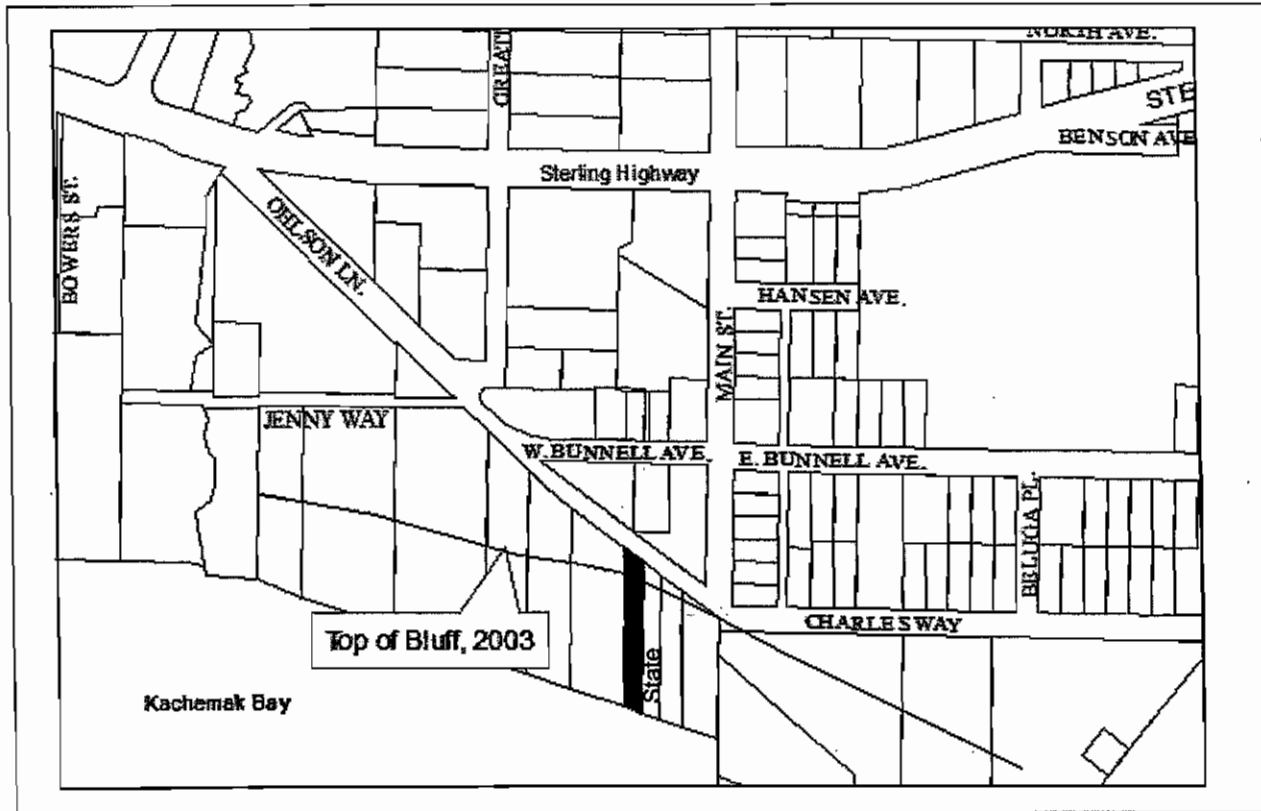
Legal Description: Homer FAA Site Sub Tract 38A, UA lot: Portion of Nils O Svedlund Sub lot 7 tract B, long legal.

Zoning: Central Business District

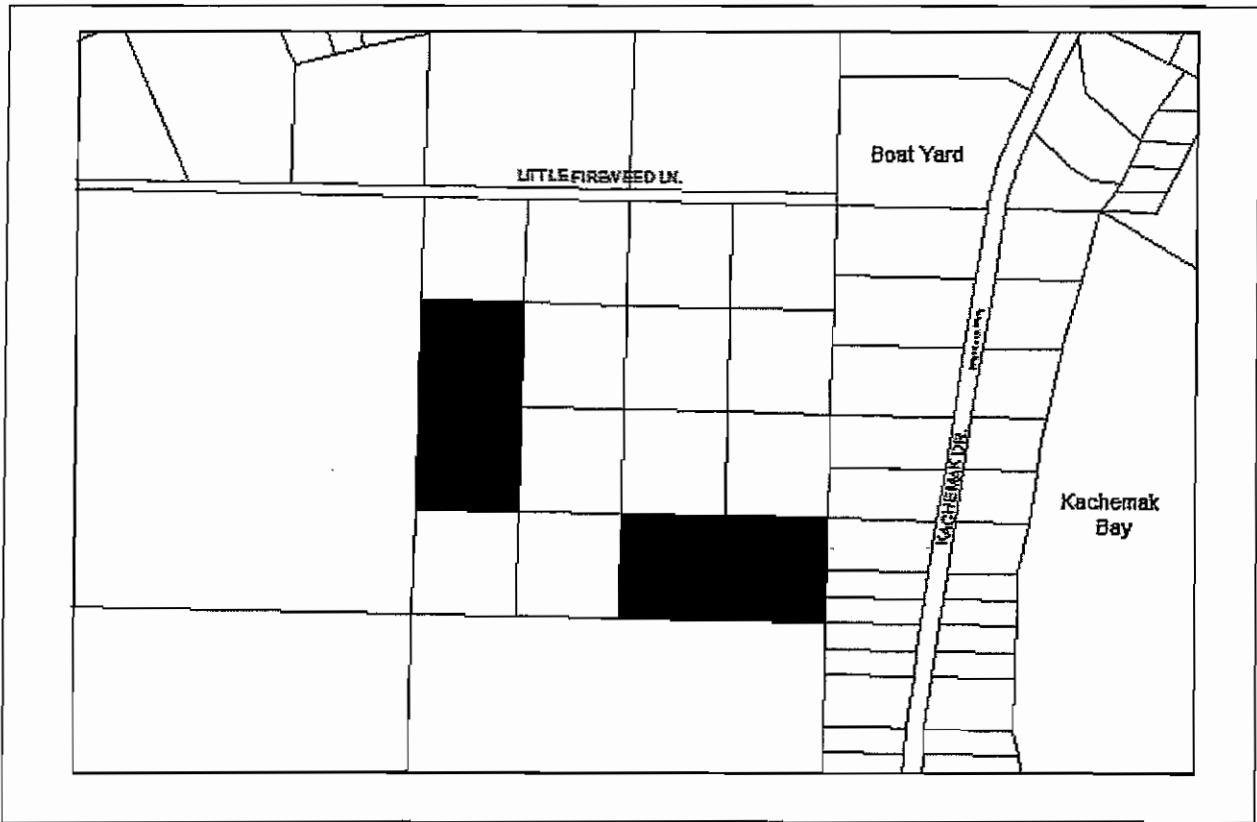
Wetlands: City had a wetland delineation done in 2006. There is about a 1/2 acre of wetlands between the two sites.

Infrastructure: Must be built as land is developed.

Finance Dept. Code:



Designated Use: Undesignated	
Acquisition History: Donated by Herrick, Resolution 90-7	
Area: 0.32 acres	Parcel Number: 17520009
2009 Assessed Value: \$27,500	
Legal Description: HM T06S R13W S19 PORTION THEREOF S OF OLSEN LANE	
Zoning: Central Business District	Wetlands: None. Bluff property.
Infrastructure: Gravel Road access, no water or sewer	
Notes:	
Finance Dept. Code: 392.0008	



Designated Use: Undesignated
Acquisition History: The western lots were granted by State Patent.

Area: 10 acres total. Each lot is 2.5 acres.	Parcel Number: 179080 09,15,25,26
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2009 Assessed Value: Each lot: \$20,400. Total: \$81,600

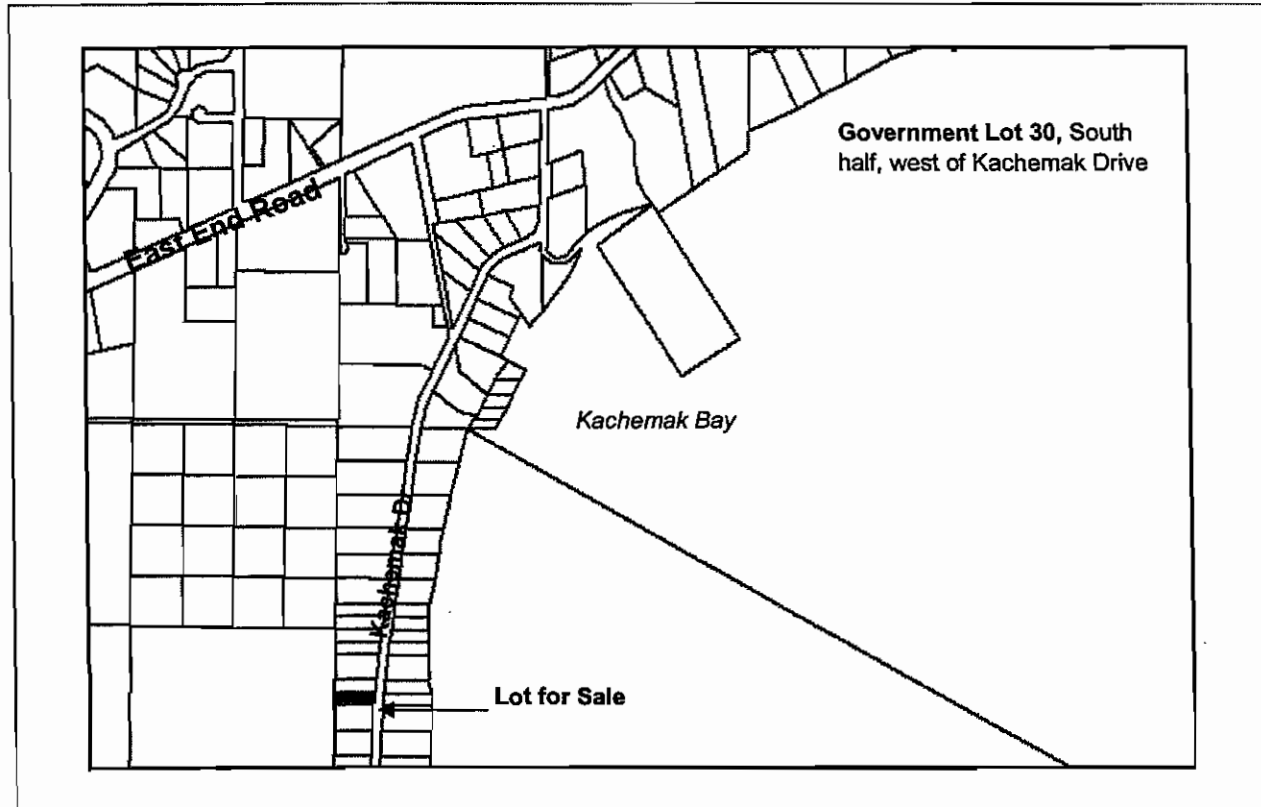
Legal Description: Government Lots 10, 21, 24, 25, HM T06S R13W S14

Zoning: General Commercial 2	Wetlands: Lots are mostly wetlands. Formal delineation would be needed prior to any project planning.
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Infrastructure: No infrastructure currently available.

Notes: Two adjacent lots are privately owned. The rest of the square lots are owned by the Kenai Peninsula Borough.
 There is limited legal access to the eastern lots. There may be no legal access to the western lots.

Finance Dept. Code:



Designated Use: Sell (Resolution 2011-37(A))
Acquisition History: Tax foreclosure, Ord 2010-24(S)

Area: 0.49 acres	Parcel Number: 17908050
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2009 Assessed Value: \$2,300

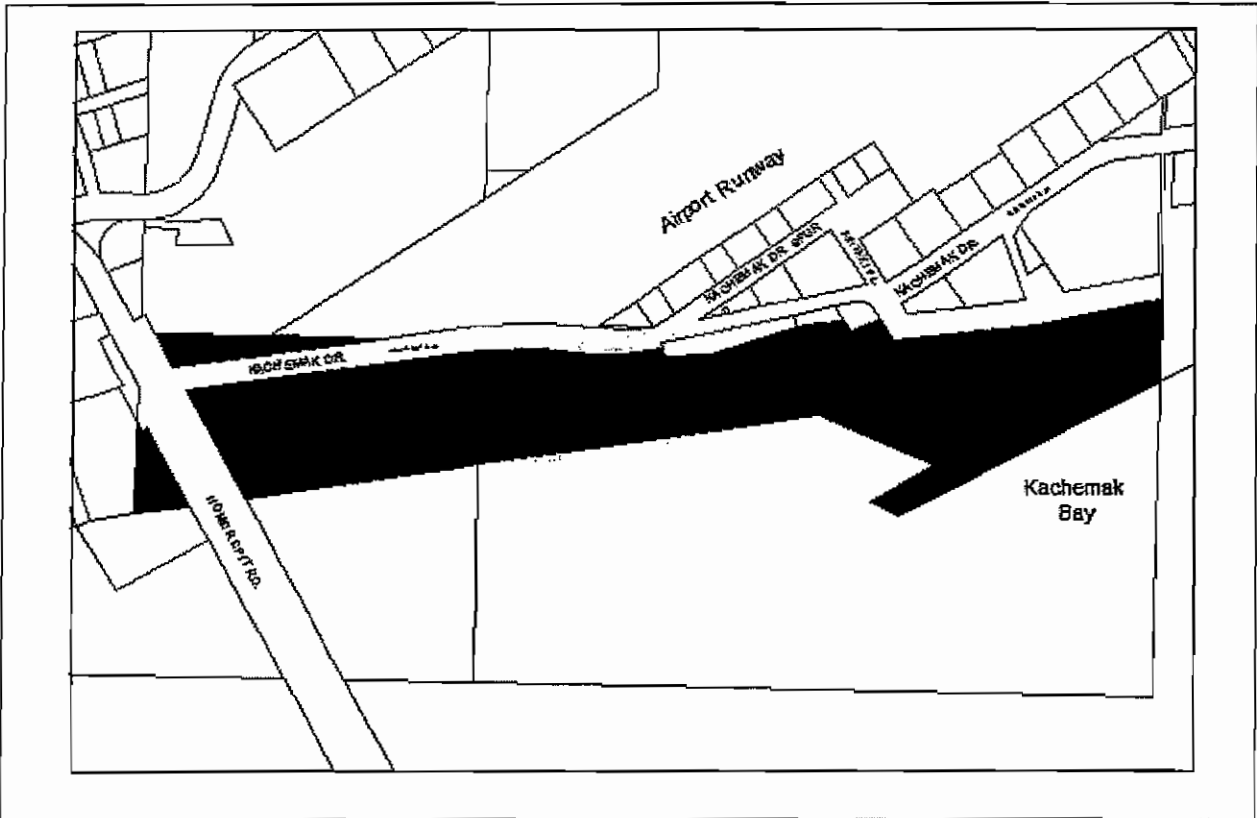
Legal Description: South half of Government Lot 30 Lying West of Kachemak Drive

Zoning: Rural Residential	Wetlands: Will require wetland permit for development
----------------------------------	--

Infrastructure: Paved road, power lines. Part of Phase II Kachemak Drive Water and Sewer LID.

Notes: Acquired from the Kenai Peninsula Borough through tax foreclosure. Parcel is wetlands.

Finance Dept. Code:



Designated Use: Lots 13: undesignated. Spit Trailhead. Lot 14: Undesignated. Lot 3: Tidelands/public access/recreational

Acquisition History: Lot 13: ? Lot 14: ? Lot 3: Deed 4/98

Area: 35.16 acres

Parcel Number: 18101030, 18101032, 17940107

2009 Assessed Value: \$292,300

Legal Description: Government Lots 13 and 14, excluding Homer Spit Road and Kachemak Drive. Gov't lot 3, South of Airport lease lands Blocks 300 and 400. T6S R13W S22

Zoning: General Commercial 1, west of Homer Spit Road. General Commercial 2, east of Homer Spit Road

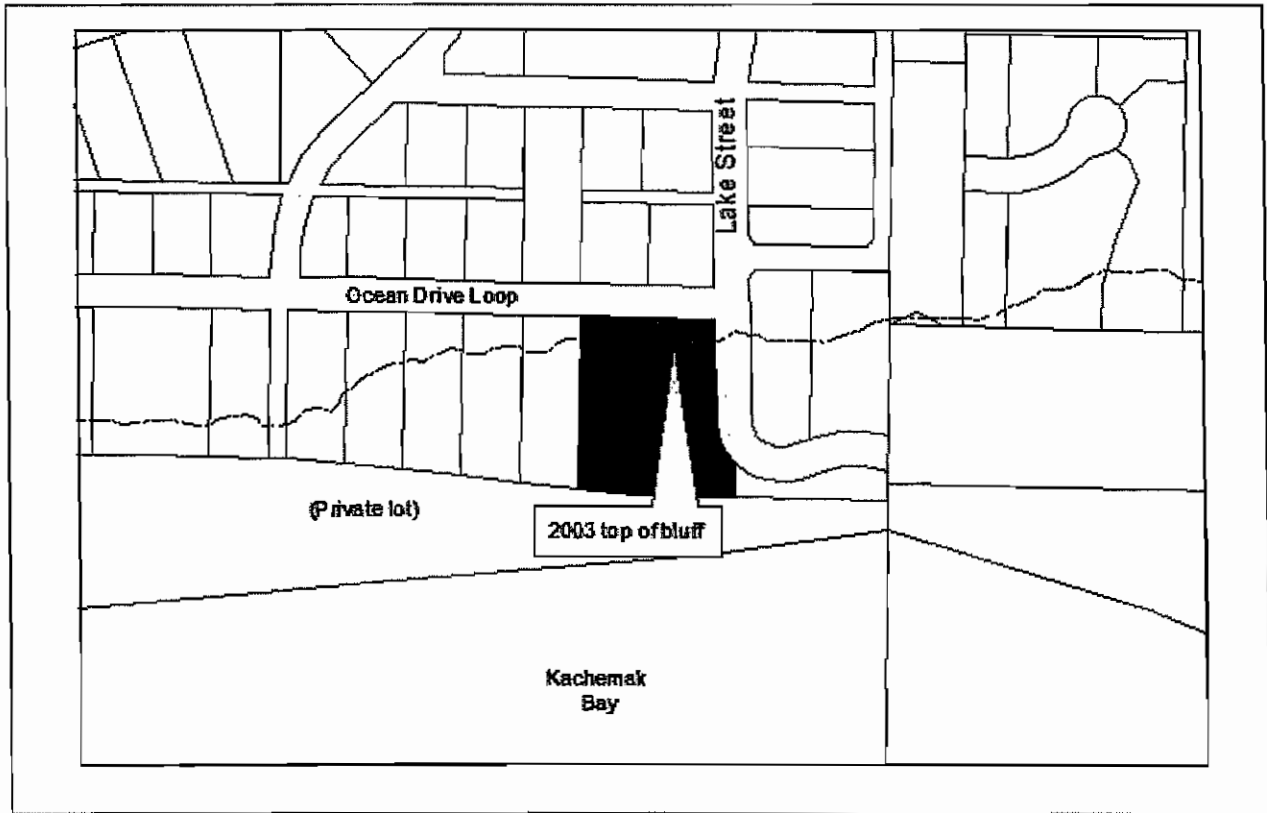
Wetlands: Coastal wetlands and critical habitat. Flood Hazard area.

Infrastructure: Water, sewer and paved road access

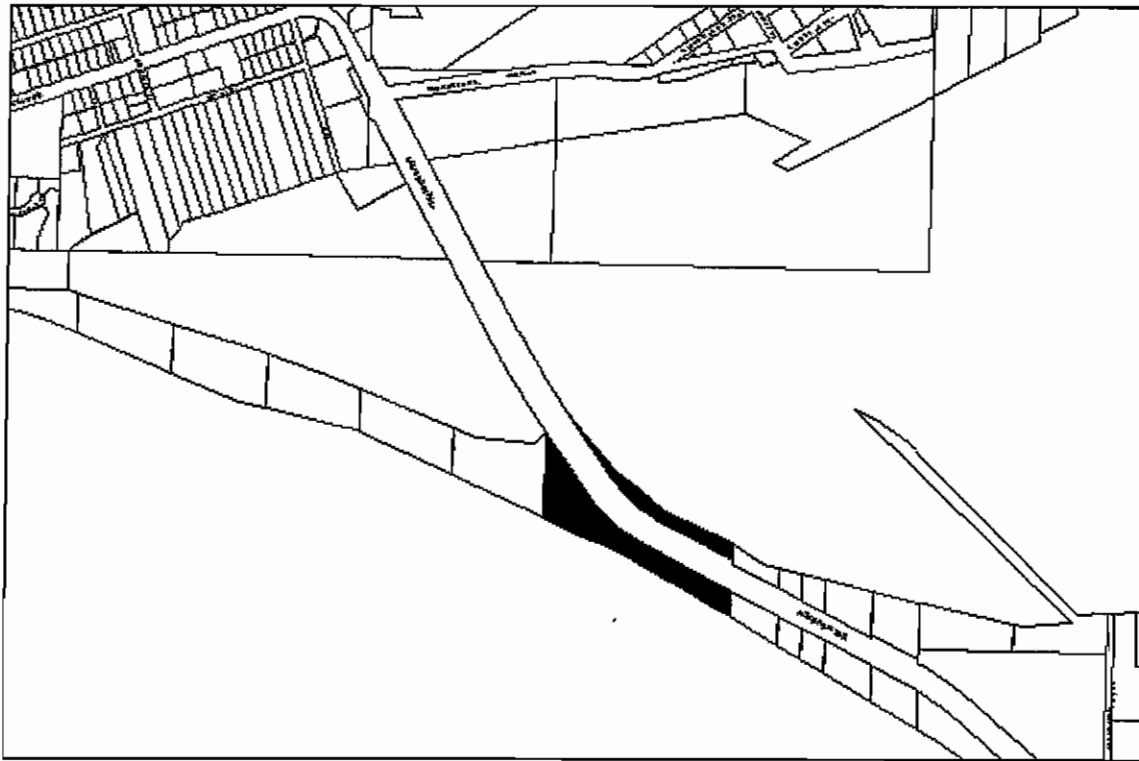
Notes: 2009, Lot 13: the Spit trailhead parking was expanded.

See also section E page 25.

Finance Dept. Code:



Designated Use: Sell (Resolution 2009-33)	
Acquisition History: Tax foreclosure (seawall) KPB Ord 02-41	
Area: 1.66 acres	Parcel Number: 177174-06, 07
2009 Assessed Value: \$51,500 (combined value)	
Legal Description: Lot 43 and 44, Oscar Munson Subdivision	
Zoning: Rural Residential	Wetlands: Most of these lots are tidal and critical habitat.
Infrastructure: Gravel road, water and sewer, seawall.	
<p>Notes: These lots contain seawall frontage. There is little to any developable area. There continues to be bluff erosion above the seawall on these lots. There are seawall and LIS assessments due on these properties. Contact Finance for payoff amounts. No commercial appraiser was willing to conduct an appraisal.</p> <p>Resolution 2009-33: Sell Lots 43 and 44 Oscar Munson Subdivision.</p> <p>February 2012 update: City Manager will put the lots out to bid in the spring, using the Borough assessment as the minimum bid instead of an appraisal. No local appraisers were able to appraise the property because there are no comparable properties, and the land has limited to no value for residential development.</p>	
Finance Dept. Code:	



Designated Use: Intertidal Wetland Habitat for Shorebirds To be Conservation Easement
Acquisition History: EVOS purchase/Unknown

Area: 10.96 acres

Parcel Number: 18101 08-14

2009 Assessed Value: \$104,300

Legal Description: T 6S R 13W SEC 28 SEWARD MERIDIAN HM GOVT LOTS 5,6,7,8

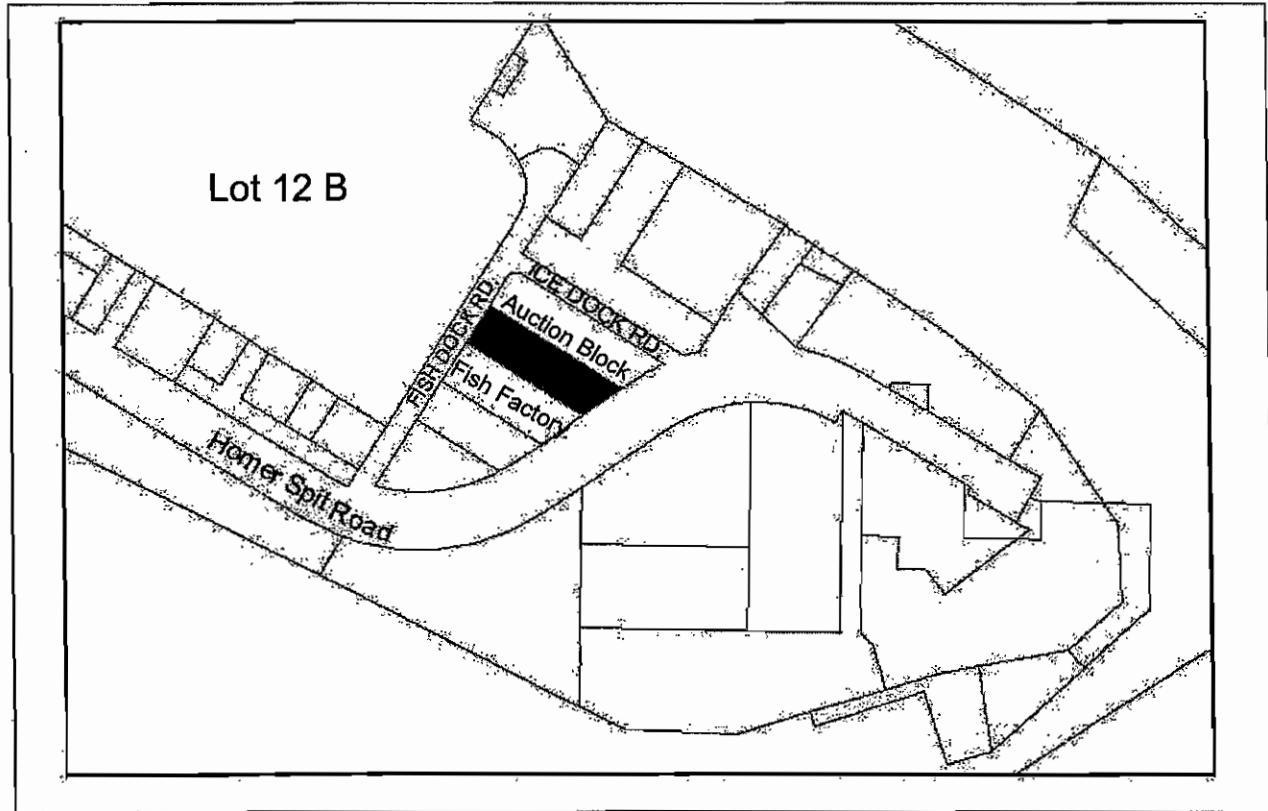
Zoning: N of Homer Spit Rd: Marine Industrial.
S of road, Open Space Recreation

Wetlands: Tidal

Infrastructure: Paved road, Homer Spit Trail

Notes: Previous land allocation plan records show this property was an EVOS purchase and was to be placed into a conservation easement. However, this was never completed as far as staff can research, while the easements on the other EVOS properties were completed in 1998. These properties need further research: how they were acquired and any restrictions, and if they were in fact EVOS purchases or have any easements.

Finance Dept. Code:



Designated Use: Leased Lands
Acquisition History:

Area: 0.68 acres

Parcel Number: 18103451

2009 Assessed Value: \$265,300

Legal Description: City of Homer Port Industrial Subdivision No 4 Lot 12-B

Zoning: Marine Industrial

Infrastructure: Water, sewer, paved road access

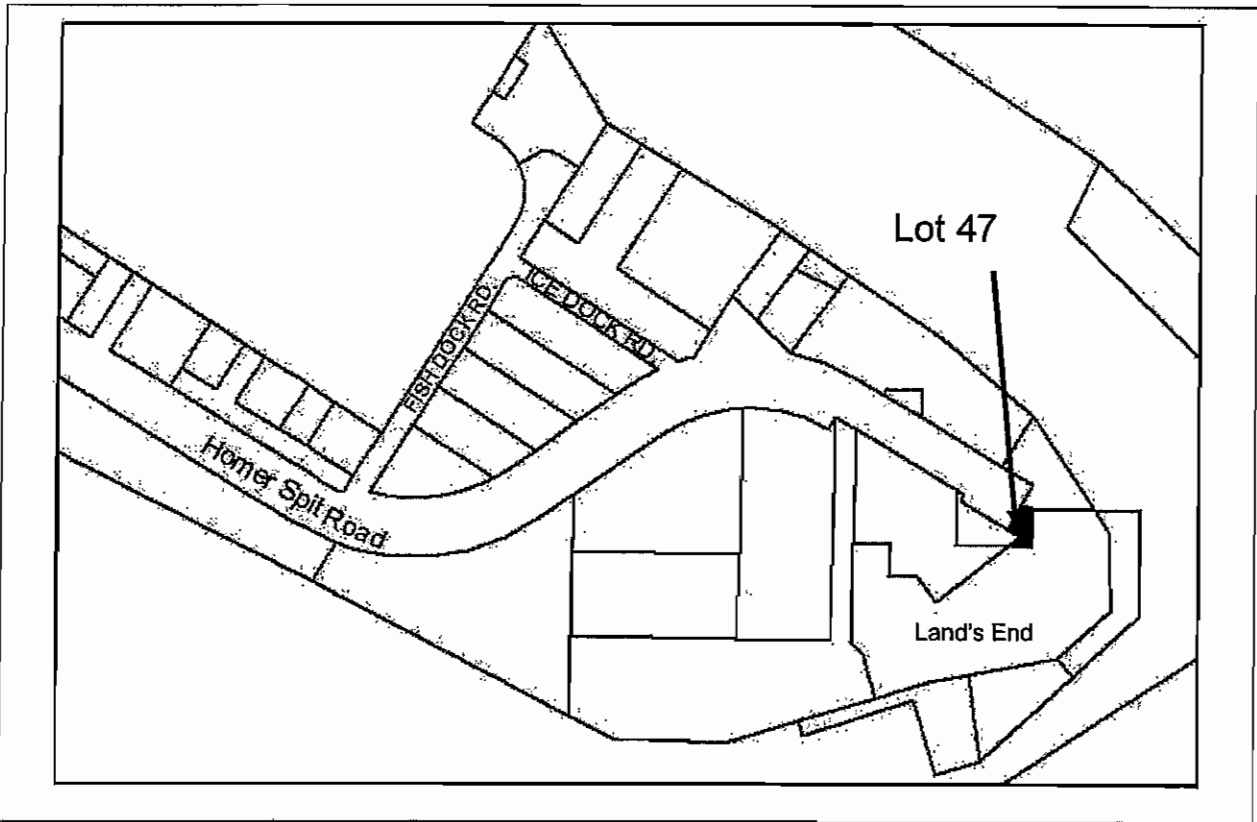
Address:

Parcel has the fish grinder on it, and possibly a short term lease for storage from neighboring business. The whole parcel is not readily available for a long term lease.

Resolution 09-33: Remove Lot 12-B City of Homer Port Industrial Subdivision No 4 from lots that may be leased until the drainage issues are resolved.

Resolution 10-21: Administration is directed to address the drainage problems and usage of this lot.

Finance Dept. Code:



Designated Use: Undesignated. Has easement to Land's End

Acquisition History:

Area: 0.08 acres

Parcel Number: 18103408

2009 Assessed Value: \$55,600

Legal Description: T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 47

Zoning: Marine Industrial

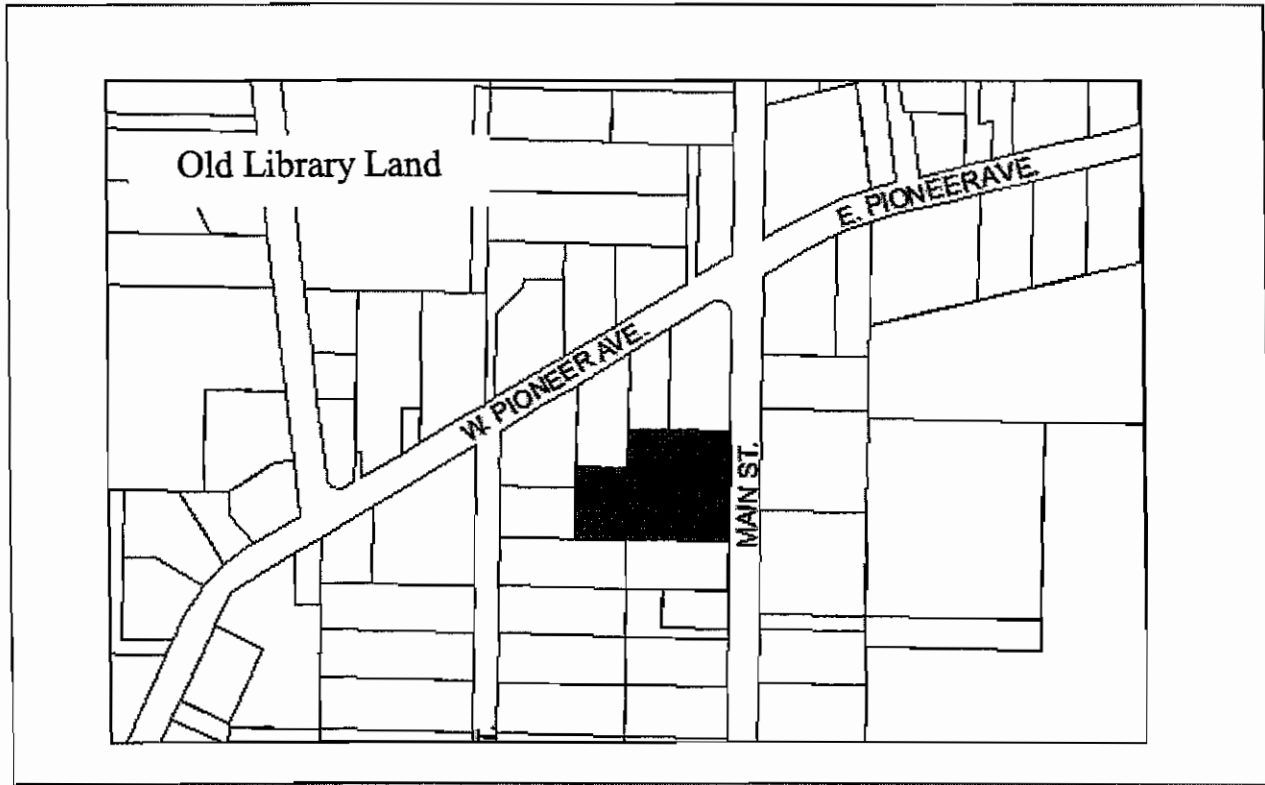
Wetlands: N/A

Infrastructure: Paved road, sewer through lot

Notes:

Finance Dept. Code:

Section D
City Facilities



Designated Use: Sell.
Acquisition History: Deed: Jewel July 1982 (back lot portion) Deed: Watson 1978 (library/Pioneer area)

Area: 1.31 acres

Parcel Number: 17514416

2009 Assessed Value: \$189,200

Legal Description: T 6S R 13W SEC 19 SEWARD MERIDIAN HM 2008016 HOMER PUBLIC LIBRARY NO 2 LOT 2

Zoning: Central Business District

Wetlands: Drainage and wetlands may be present

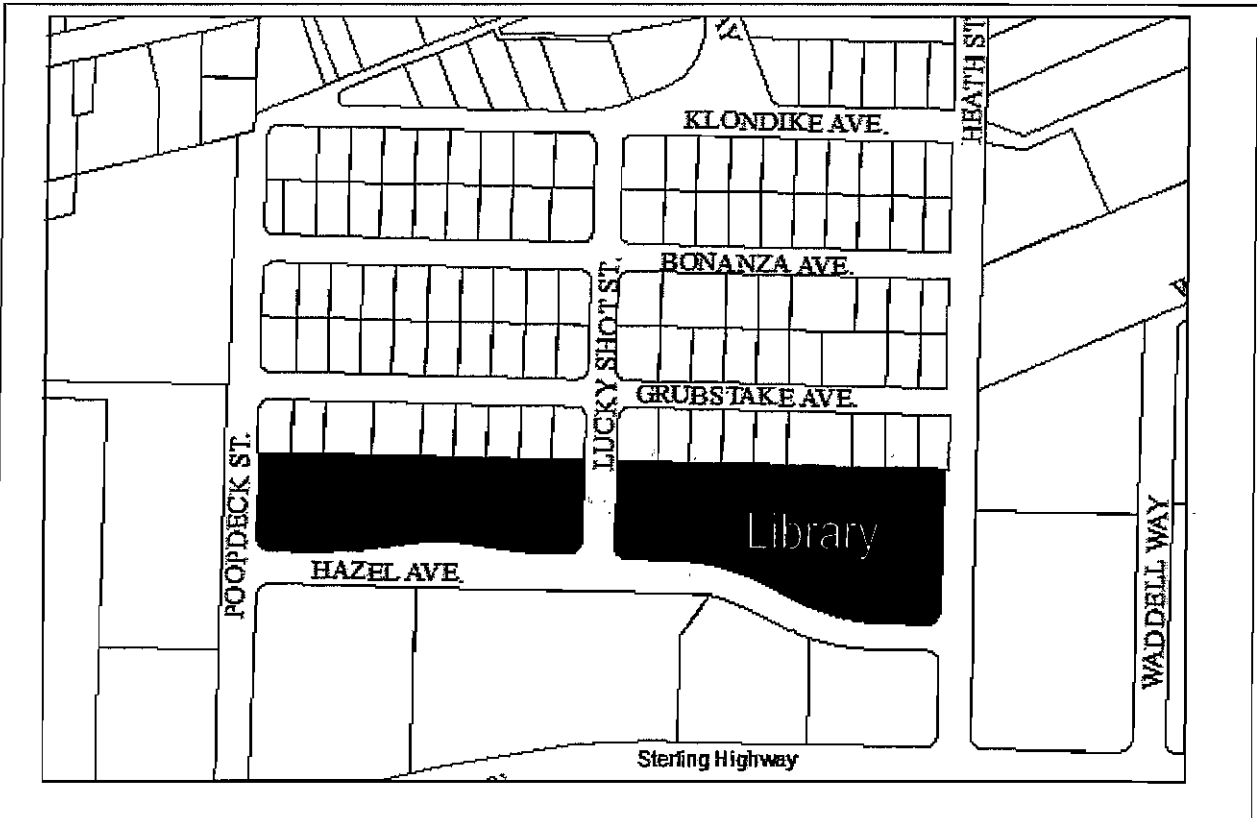
Infrastructure: Paved road, water, sewer

Notes: This land was formerly part of the old library site. The library building was subdivided onto its own lot, and sold. This lot was put up for sale but did not receive any bids. Minimum bid in late 2007 was set at \$462,500.

Land was put on the market again in 2009 with a minimum bid of \$228,000, and no bids were received. Resolution 11-037(A) Offer for sale, and if not sold, designate as a conservation buffer. February 2012 update: Land will be put on the market again in the spring.

The land has a nice bay view, but would require stumping. Driveway access off of Main Street is very steep. It is likely significant dirt work would be needed to make this lot viable for commercial or multifamily development.

Finance Dept. Code:



Designated Use: Library. Resolution 2003-72
Acquisition History: KPB Ord 93-09

Area: 5.25 acres

Parcel Number: 17710739, 17710740

2009 Assessed Value: \$3,335,200 (Land 335,200, Structure 3,000,000)

Legal Description: HM2005036 T06S R13W S20 TRACT B GLACIER VIEW SUB NO 26, HM2005036 T06S R13W S20 TRACT A GLACIER VIEW SUB NO 26

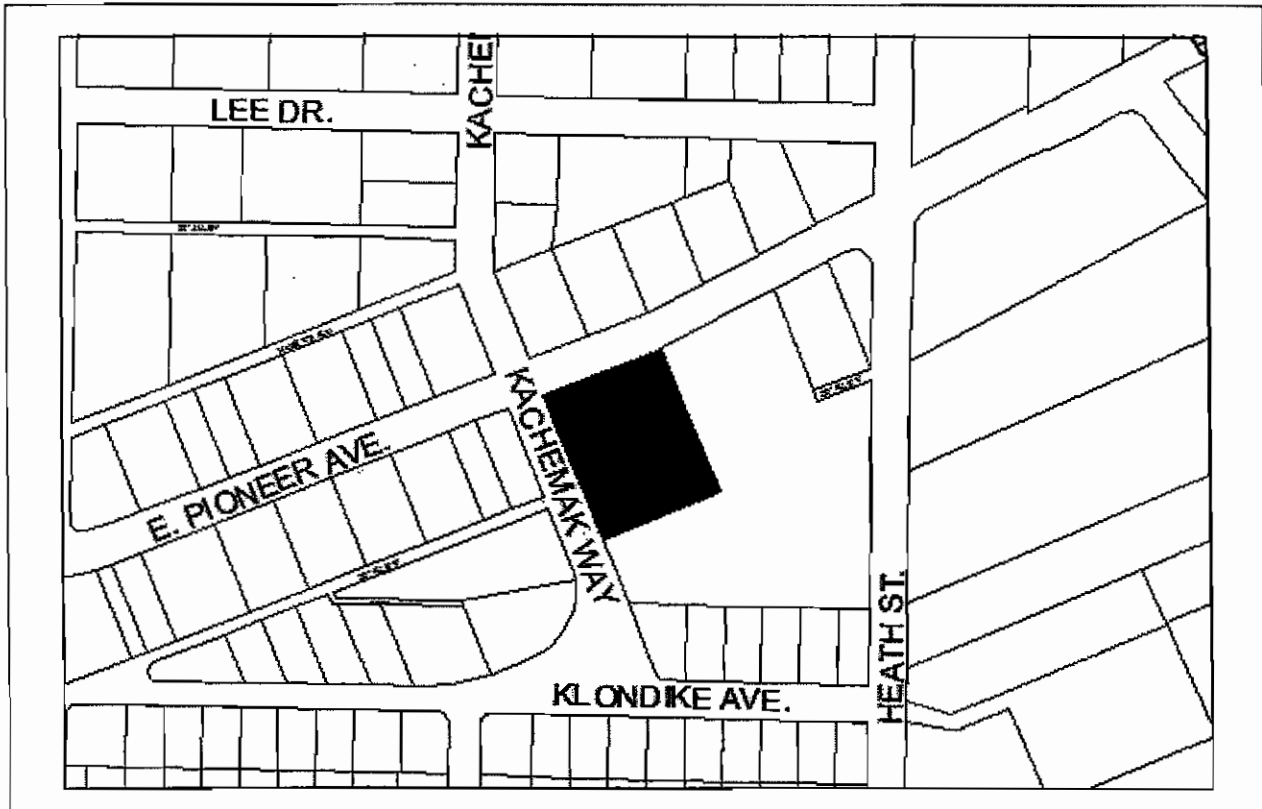
Zoning: Central Business District

Wetlands: Some wetlands present

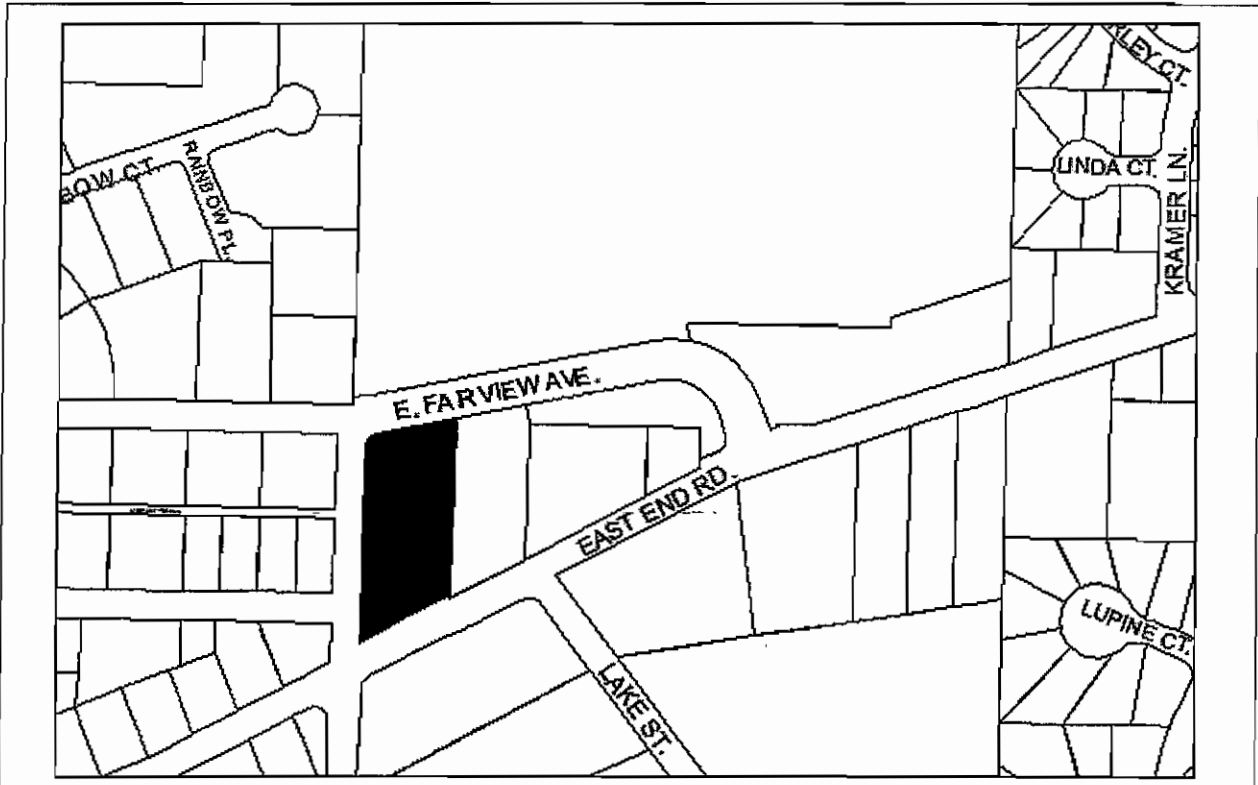
Infrastructure: Paved road access, trail access, water and sewer available.

Notes:

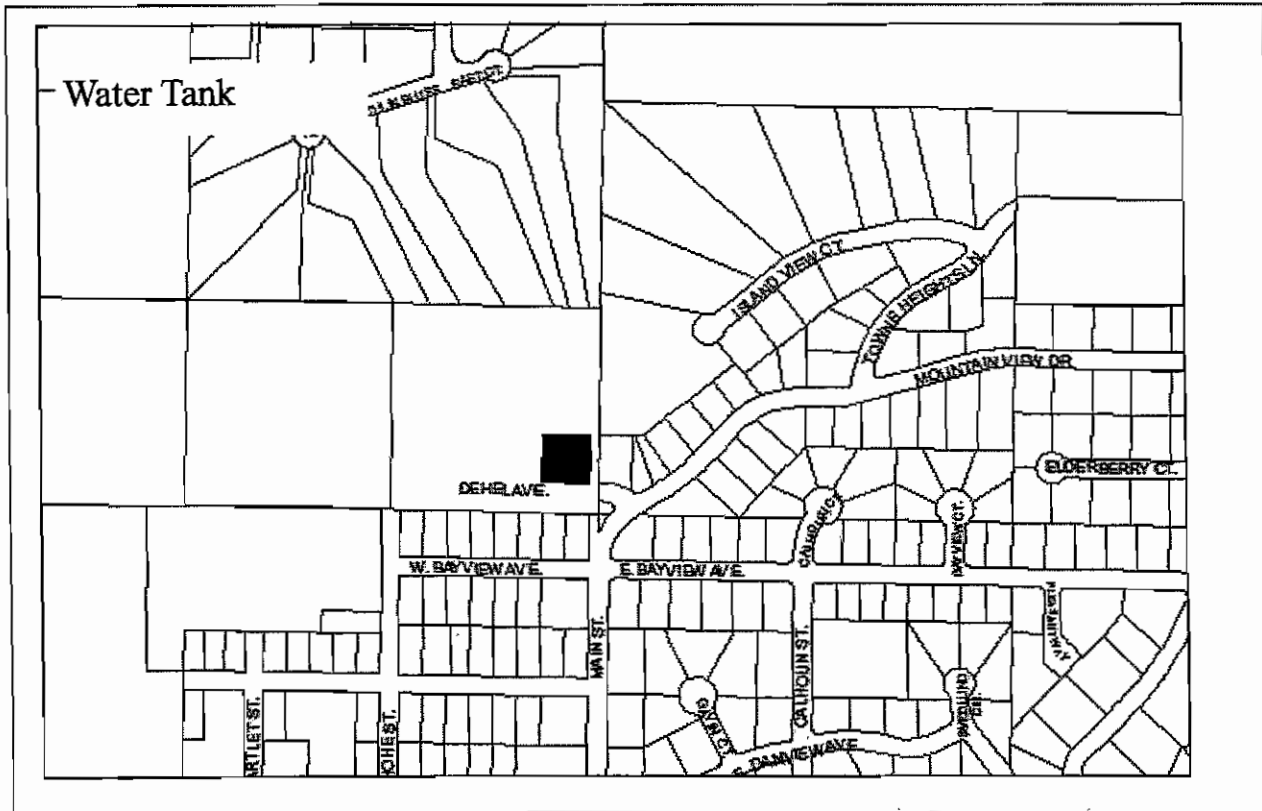
Finance Dept. Code:



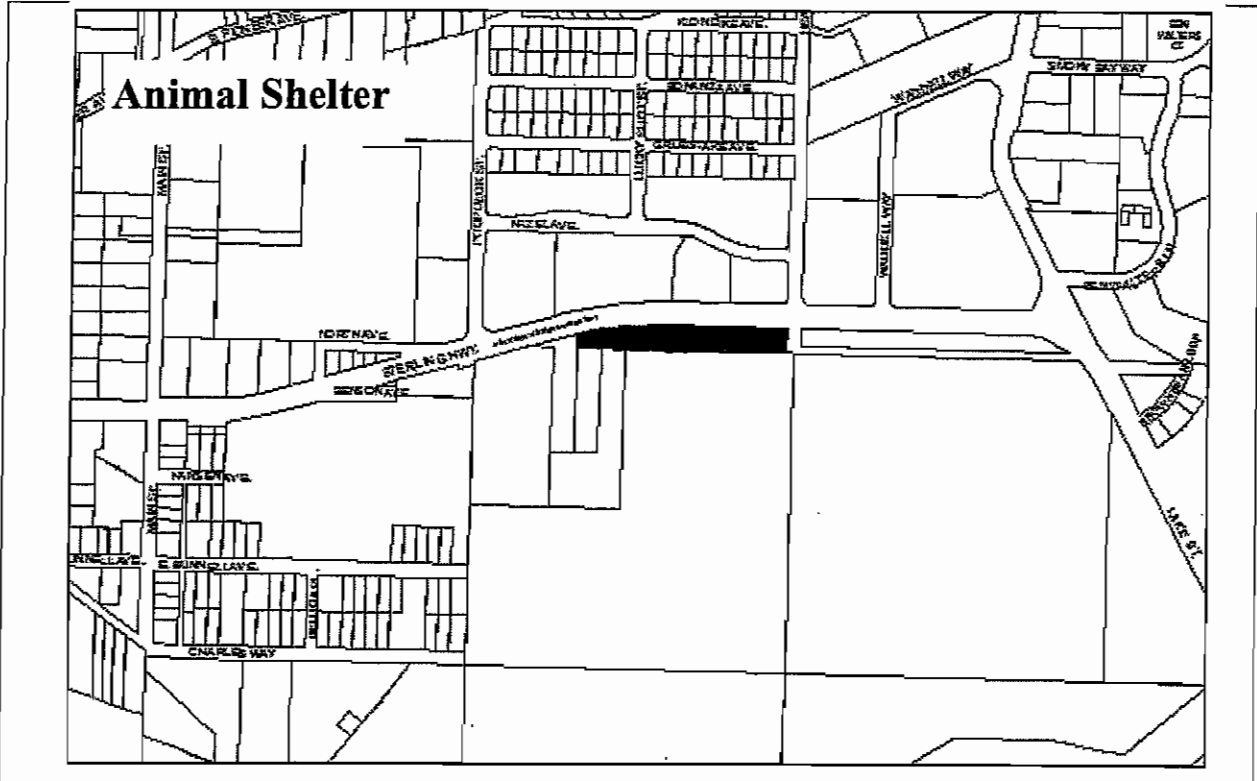
Designated Use: City Hall	
Acquisition History: Purchased, Schoulz 12/31/86	
Area: 1.12 acres	Parcel Number: 17720408
2009 Assessed Value: \$1,082,100 (Land 172,300 Structure 909,800)	
Legal Description: HM2004048 T06S R13W S20 Glacier View Subdivision Campus Addition Lot 6-A-2	
Zoning: Central Business District	Wetlands: None
Infrastructure: Paved road access, water and sewer.	
Notes: New addition and remodel 2011/12. Lower parking area paved.	
Finance Dept. Code:	



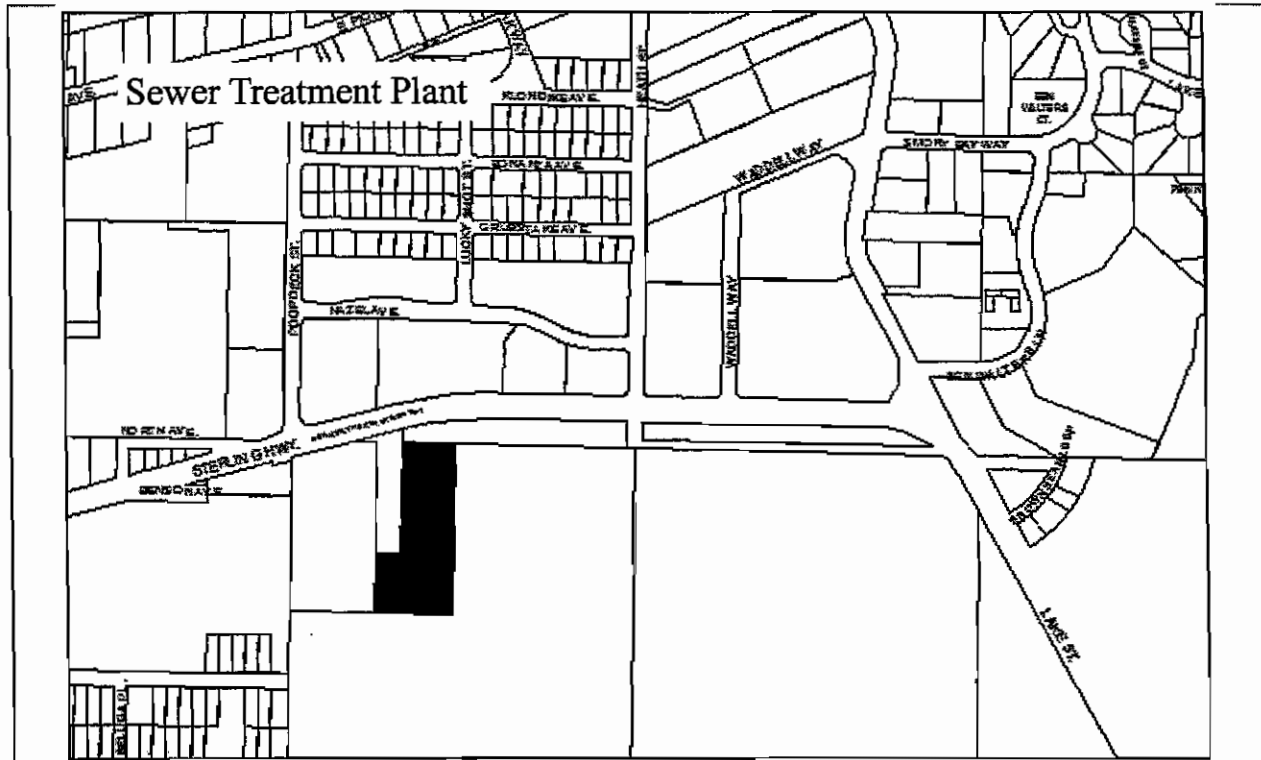
Designated Use: Police and fire stations	
Acquisition History: Straub Warr Deed 4/74, partial purchase Straub 4/5/74	
Area: 1.57 acres	Parcel Number: 17702057
2009 Assessed Value: \$2,054,700 (Land: \$208,000 Structure: \$1,846,700)	
Legal Description: HM 0870011 NEW HOMER HIGH SCHOOL NO 2 Tract 1-B	
Zoning: Central Business District	Wetlands: N/A
Infrastructure: Water, Sewer, Paved access	
Notes:	
Finance Dept. Code:	



Designated Use: Water Tank (A Frame Tank)	
Acquisition History: Dehel Deed 6/1/65	
Area: 0.5 acres	Parcel Number: 17504011
2009 Assessed Value: \$30,700	
Legal Description: HM T06S R13W S18 N 150 FT OF THE S 250 FT OF THE E 180 FT OF THE NE1/4 SE1/4	
Zoning: Rural Residential	Wetlands: Possible drainage through site
Infrastructure: N/A	
Notes:	
Finance Dept. Code:	



Designated Use: Animal Shelter	
Acquisition History: Heath Deed 3/10/71	
Area: 1.85 acres	Parcel Number: 17714020
2009 Assessed Value: \$984,900 (Land \$109,600, Structure \$875,300)	
Legal Description: Glacier View Subdivision No 18 Lot 1	
Zoning: Central Business District	Wetlands: N/A
Infrastructure: Water, Sewer, gravel access via Public Works	
<p>Notes: Also includes landscaped area along the Sterling Highway maintained by Parks and Recreation, and named Superintendent's Park.</p> <p>Constructed in 2004. 3,828 sq feet.</p>	
Finance Dept. Code:	



Designated Use: Sewage Treatment
Acquisition History: see below

Area: 4.08 acres

Parcel Number: 177140 14, 15

2009 Assessed Value: \$2,528,100 (Land: \$448,900 Structures/Improvements: \$2,079,200)

Legal Description: T 6S R 13W SEC 20 SEWARD MERIDIAN HM POR PER E1/2 NW1/4 NE1/4 SW1/4 PER D-60-164, T 6S R 13W SEC 20 SEWARD MERIDIAN HM THAT PORTION OF E1/2 NW1/4 NE1/4 SW1/4 PER D-60 @ 05

Zoning: Central Business District

Wetlands: Yes

Infrastructure: Water and Sewer. Access via PW complex

Notes:

Acquisition:

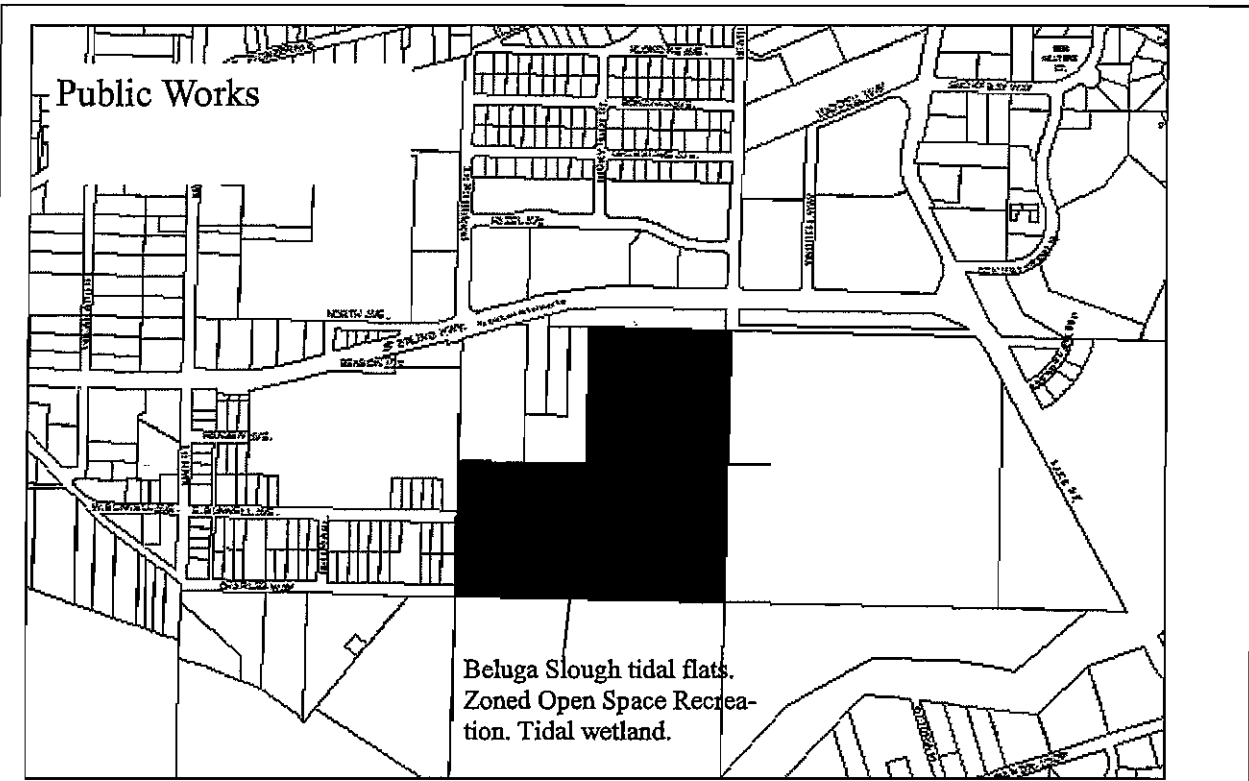
17414014: Mitchell Warr Deed 1/9/84

17714015: Heath/Whitmore Deed 3-71

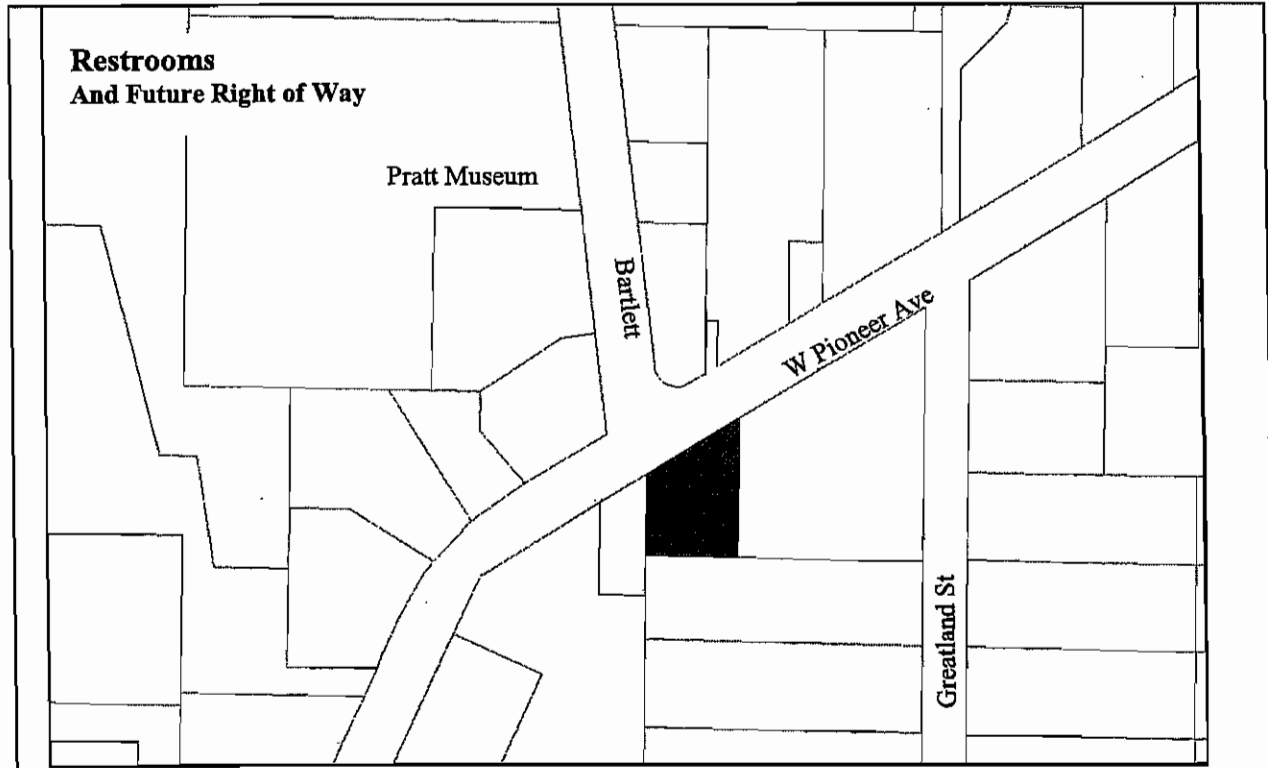
2008 Resolution 08-48 recommends a replat to vacate common lot lines. Resolution 10-35(A) Replat the Sewer Treatment Plant lots to vacate the common lot line.

Within a FEMA mapped flood hazard area.

Finance Dept. Code:



Designated Use: Public Works	
Acquisition History: Heath Dead 3/10/71	
Area: 30 acres	Parcel Number: 17714016
2009 Assessed Value: \$1,778,500 (Land: \$585,500, Structures: \$1,203,000)	
Legal Description: T 6S R 13W SEC 20 SEWARD MERIDIAN HM NE1/4 NE1/4 SW1/4 & S1/2 NE1/4 SW1/4	
Zoning: Central Business/Open Space	Wetlands: Yes
Infrastructure: Paved Road, water and sewer	
Notes: Within a FEMA mapped flood hazard area.	
Finance Dept. Code:	



Designated Use: Restroom and Future right of way
Acquisition History: Ordinance 2012-42

Area: 0.27 acres	Parcel Number: 17514301
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2012 Assessed Value: \$58,800

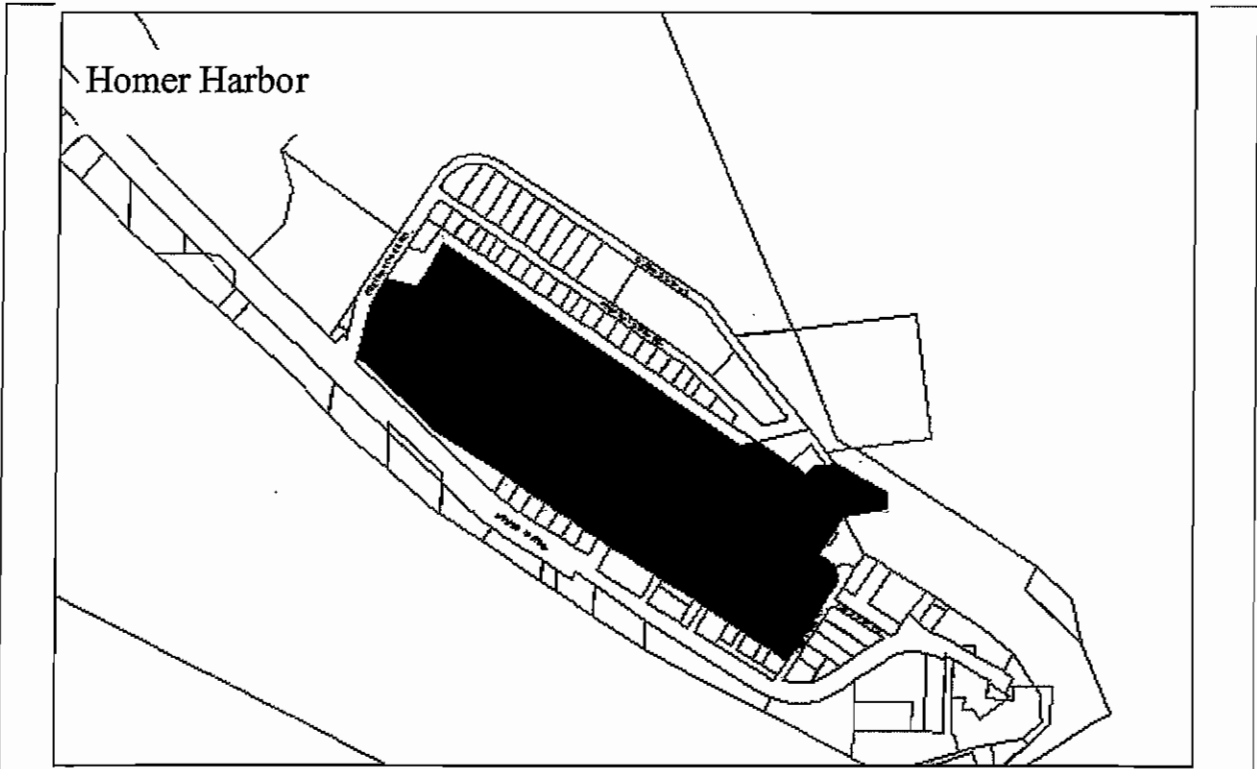
Legal Description: T 6S R 13W SEC 19 SEWARD MERIDIAN HM 000049 BUNNELLS SUB LOT 75

Zoning: Central Business District	Wetlands: Yes
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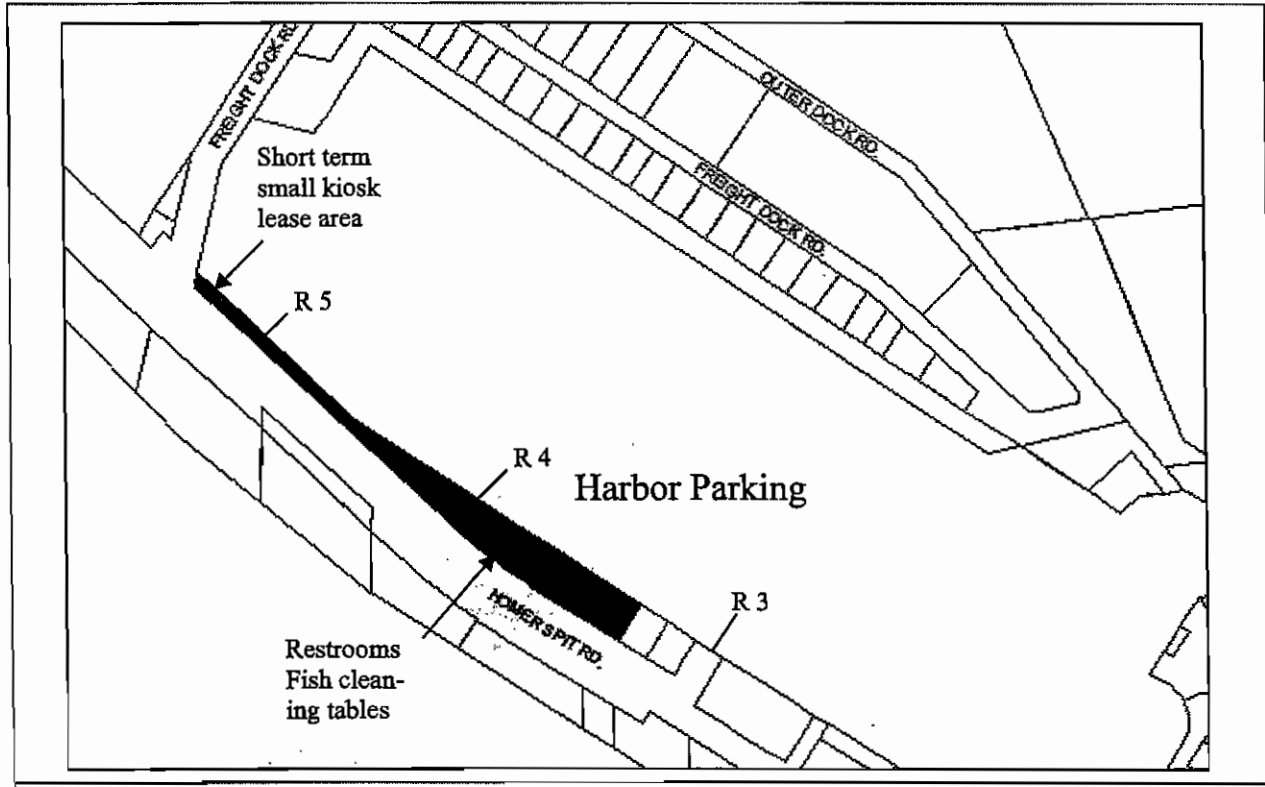
Infrastructure: Paved Road, water and sewer

Notes:
 Construction of public restroom scheduled for summer 2013.
 Future road extension for Bartlett.

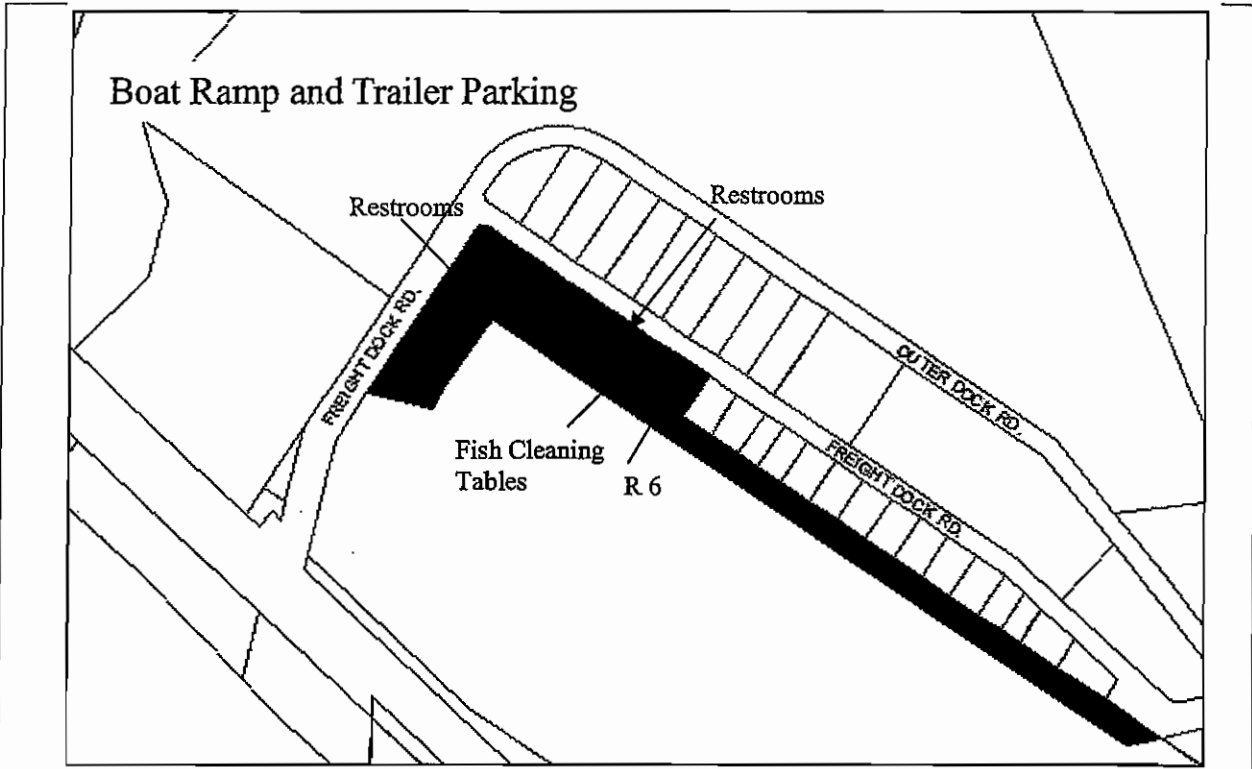
Finance Dept. Code:



Designated Use: Homer Small Boat Harbor	
Acquisition History: Reso 99-51 Reconveyed from ACOE	
Area: 72.94	Parcel Number: 18103214
2009 Assessed Value: \$5,607,100	
Legal Description: T 6S R 13W SEC 35 T 6S R 13W SEC 36 T 7S R 13W SEC 1 T 7S R 13W SEC 2 HM 0920050 HOMER SPIT SUB NO TWO AMENDED SMALL BOAT HARBOR SEWARD MERIDIAN	
Zoning: Marine Commercial	Wetlands: N/A
Infrastructure: floats, road access, water and sewer	
Notes:	
Finance Dept. Code:	



Designated Use: Parking	
Acquisition History:	
Area: 3.12 acres	Parcel Number: 181033 18-22, 24
2009 Assessed Value: \$953,200 (Land: \$1,110,800, Structures: \$142,300)	
Legal Description: T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 13-17, HM 0910003 HOMER SPIT SUB NO TWO SEWARD MERIDIAN LOT 12A	
Zoning: Marine Commercial	Wetlands: N/A
Infrastructure: Paved road, water and sewer, public restrooms	
Notes:	
Finance Dept. Code:	



Designated Use: Boat ramp and trailer parking
Acquisition History:

Area: 8.32 acres

Parcel Number: 181032 47-58, 18103216

2009 Assessed Value: \$2,323,400

Legal Description: Homer Spit Sub No 5 Lots 28-37, Homer Spit Sub No 2 Amended Lot G-8

Zoning: Marine Industrial, over slope area is Marine Commercial

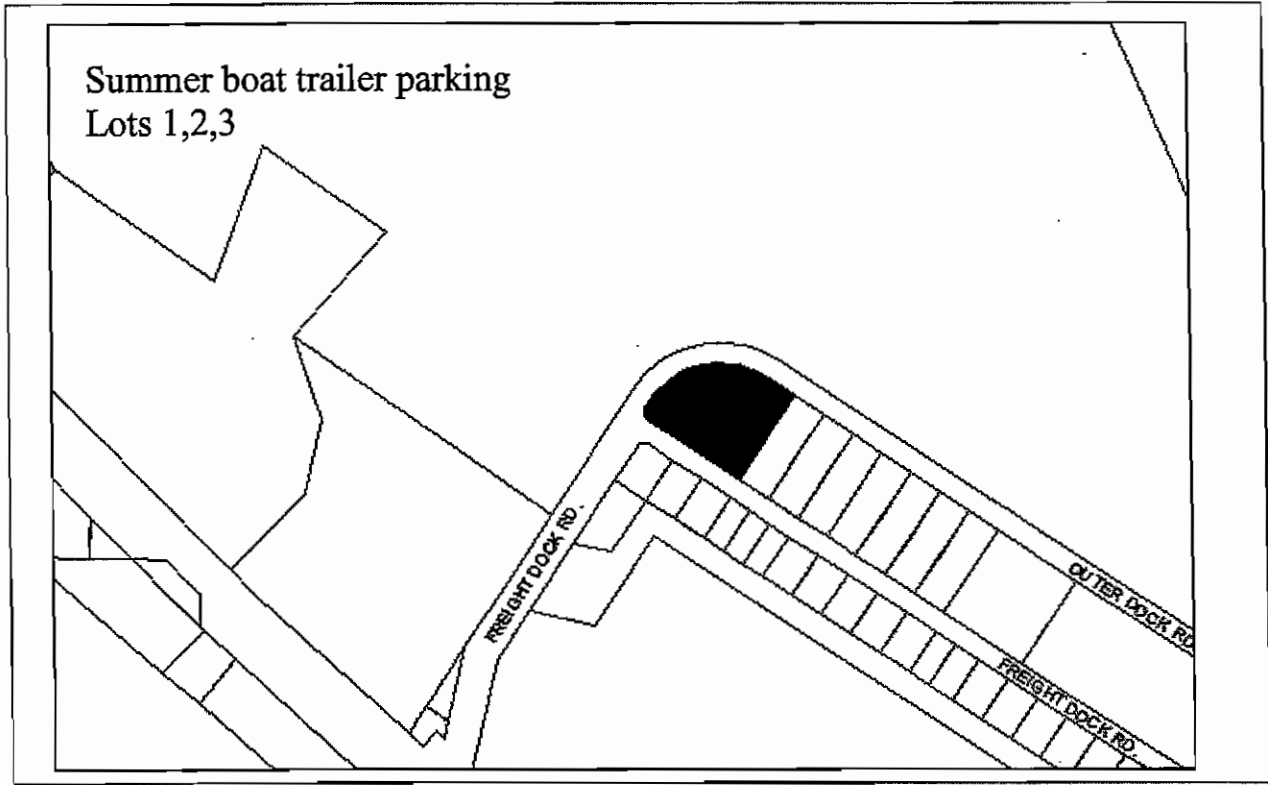
Wetlands: N/A

Infrastructure: Gravel road access, water and sewer, public restrooms

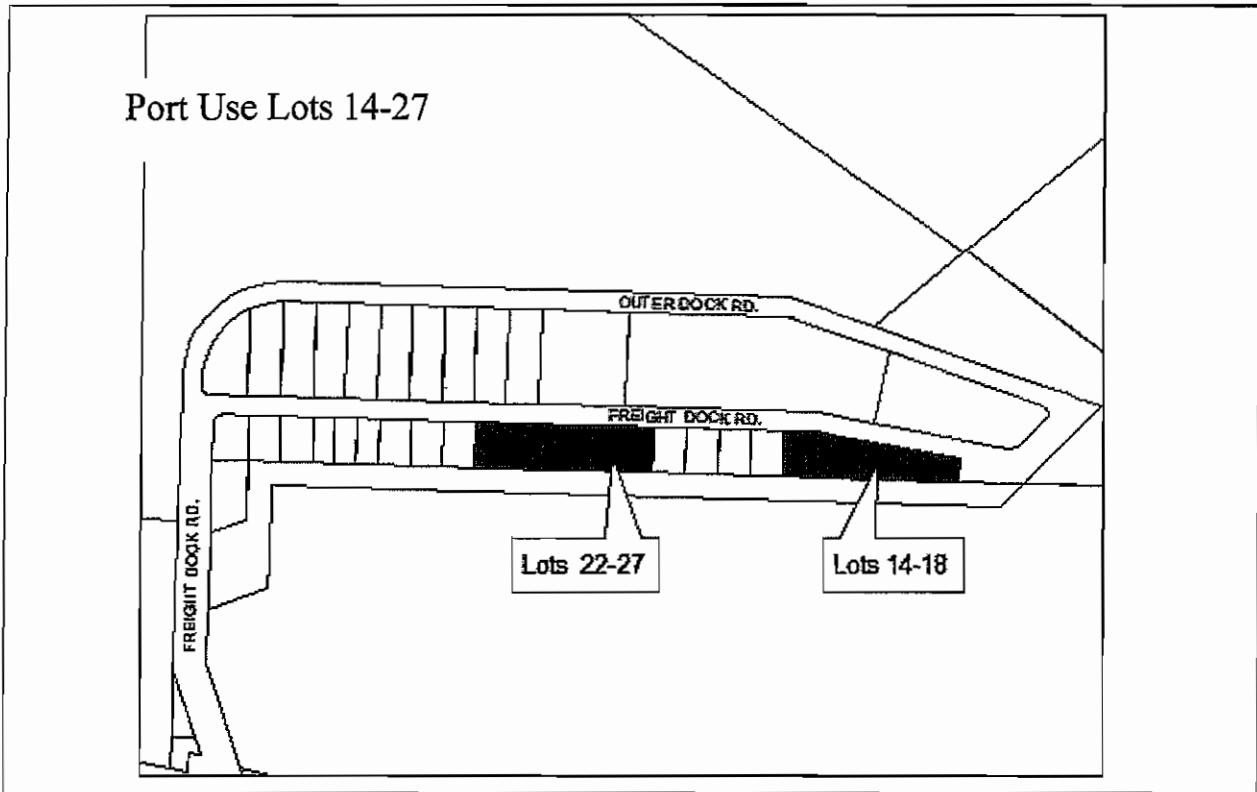
Notes: Includes boat launch and most of the trailer parking, two newly constructed public restrooms and over slope area along the harbor.

Resolution 2007-51: Lots 14-35, RFP process should be delayed until the master parking plan and over slope development standards and issues are dealt with.

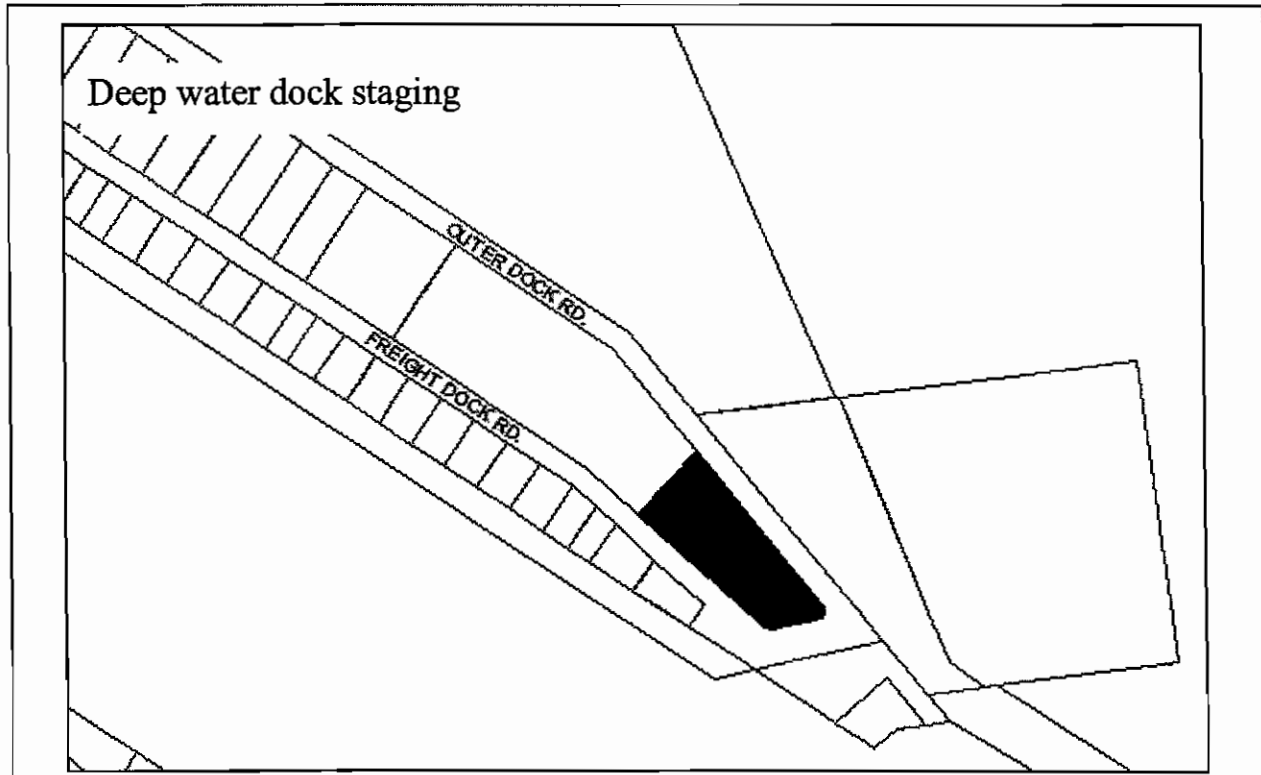
Finance Dept. Code:



Designated Use:	
Acquisition History:	
Area: 1.98 acres	Parcel Number: 181032-21,22,31
2009 Assessed Value: \$698,600	
Legal Description: T 6S R 13W SEC 35 T 6S R 13W SEC 36 HM 0930012 HOMER SPIT SUB NO 5 SEWARD MERIDIAN LOT 1,2,3	
Zoning: Marine Industrial	Wetlands: N/A
Infrastructure: Gravel road, water and sewer, Barge ramp	
Notes:	
Finance Dept. Code:	



Designated Use: Port Use	
Acquisition History:	
Area: 3.16 acres	Parcel Number: 18103233-37, 41-46
2009 Assessed Value: \$1,454,000	
Legal Description: Homer Spit No 5 Lots 14-18, 22-27	
Zoning: Marine Industrial	Wetlands: N/A
Infrastructure: gravel road, water and sewer	
<p>Notes: Resolution 2007-51: Lots 14-35, RFP process should be delayed until the master parking plan and over slope development standards and issues are dealt with. Resolution 2009-33: Issue a Request for Proposals for Lots 19-21, Homer Spit Subdivision No 5. Lot</p>	
Finance Dept. Code:	



Designated Use: Deep water dock staging
Acquisition History:

Area: 2.08 acres

Parcel Number: 18103232

2009 Assessed Value: \$497,600

Legal Description: T 6S R 13W SEC 36 T 7S R 13W SEC 1 HM 0930012 HOMER SPIT SUB NO 5 SEWARD MERIDIAN LOT 13

Zoning: Marine Industrial

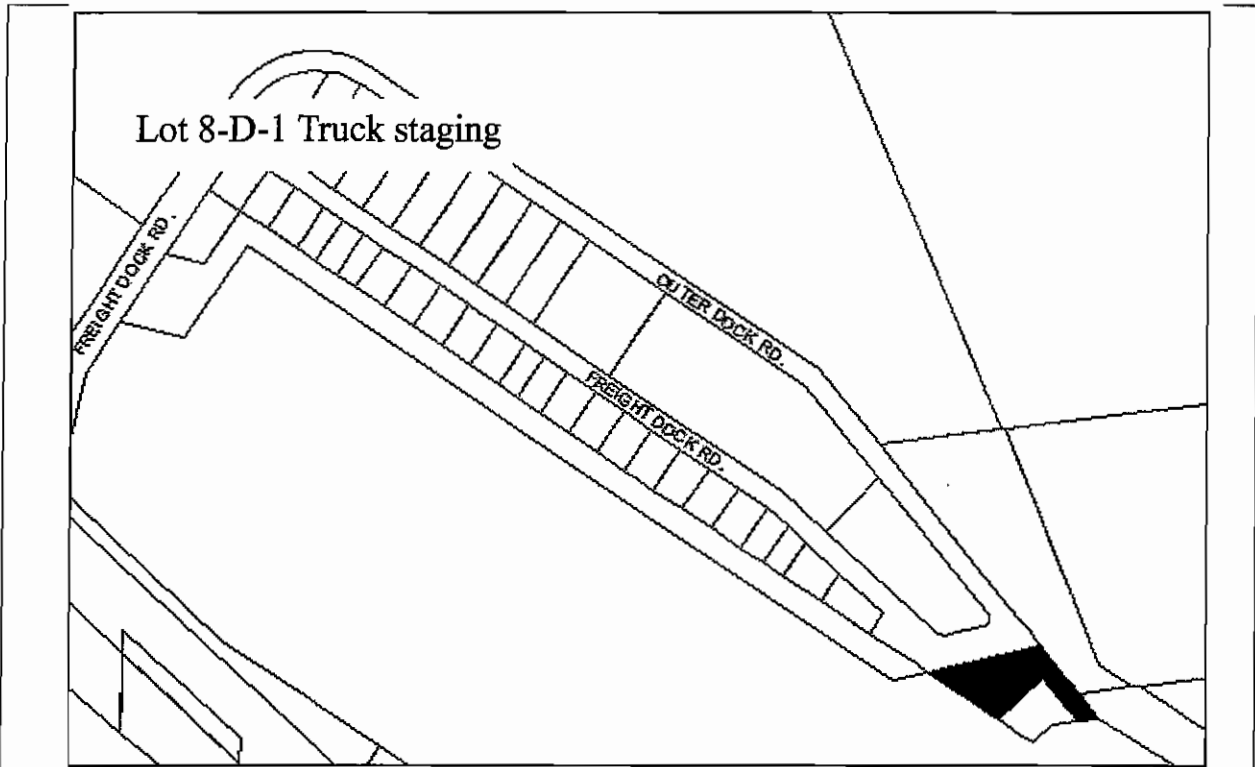
Wetlands: N/A

Infrastructure: gravel road, water and sewer

Notes:

Resolution 2007-51 Lot 13: Continue its current use as gear storage and cargo staging for Deep Water Dock cargo.

Finance Dept. Code:



Designated Use: Commercial Truck Staging
Acquisition History:

Area: 1.12 acres

Parcel Number: 18103259

2009 Assessed Value: \$342,800 (Land: \$329,600, Structures: \$13,200)

Legal Description: T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0970072 HOMER SPIT NO 6 8-D-1

Zoning: Marine Industrial

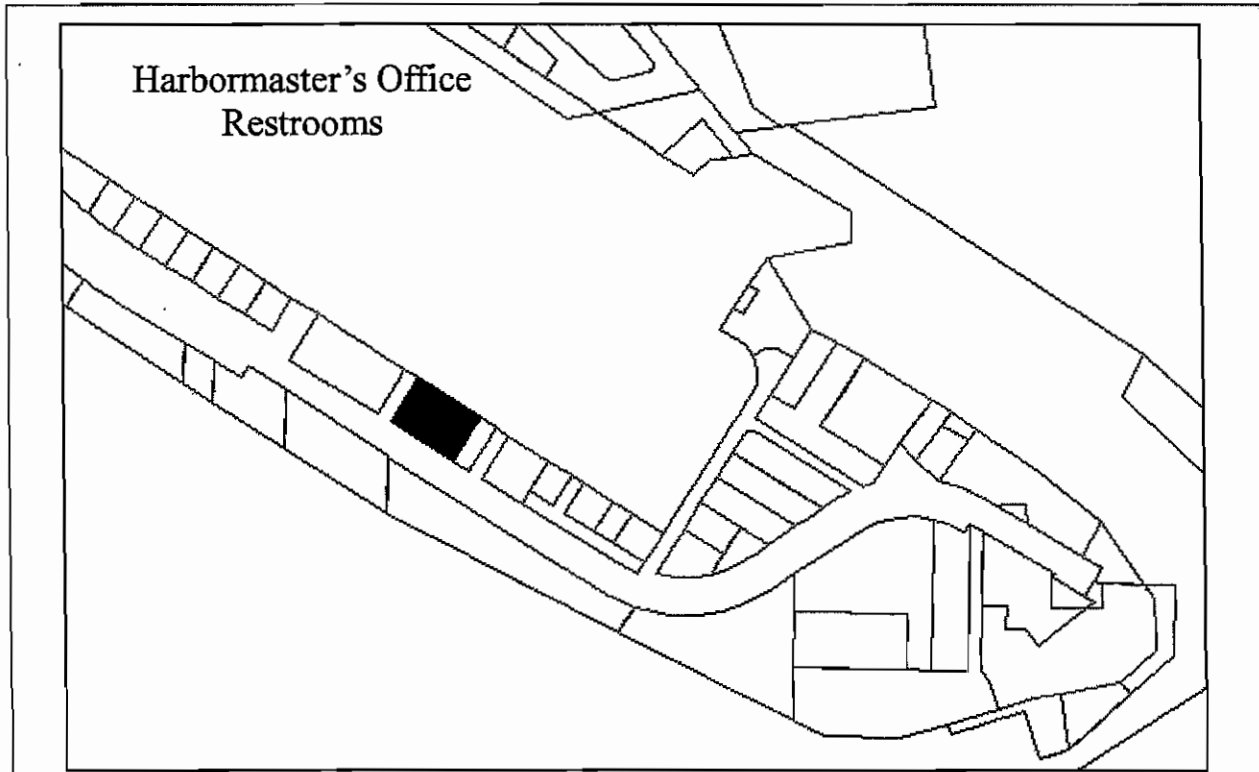
Wetlands: N/A

Infrastructure: Gravel road access, water and sewer

Notes:

Resolution 2007-51: Lot 8D1 should be reserved for a marine related business which could include a petroleum products tank farm and a pipeline out to the (expanded) Deep Water Dock. This lot to be RFP's at the appropriate time for this type of marine support activity.

Finance Dept. Code:



Designated Use: Harbormaster Office, parking and restrooms
Acquisition History:

Area: 0.65 and 0.28 acres, or 0.93 acres

Parcel Number: 181033 10, 11

2009 Assessed Value: \$446,700 (Land: \$358,900 Structures: \$107,800)

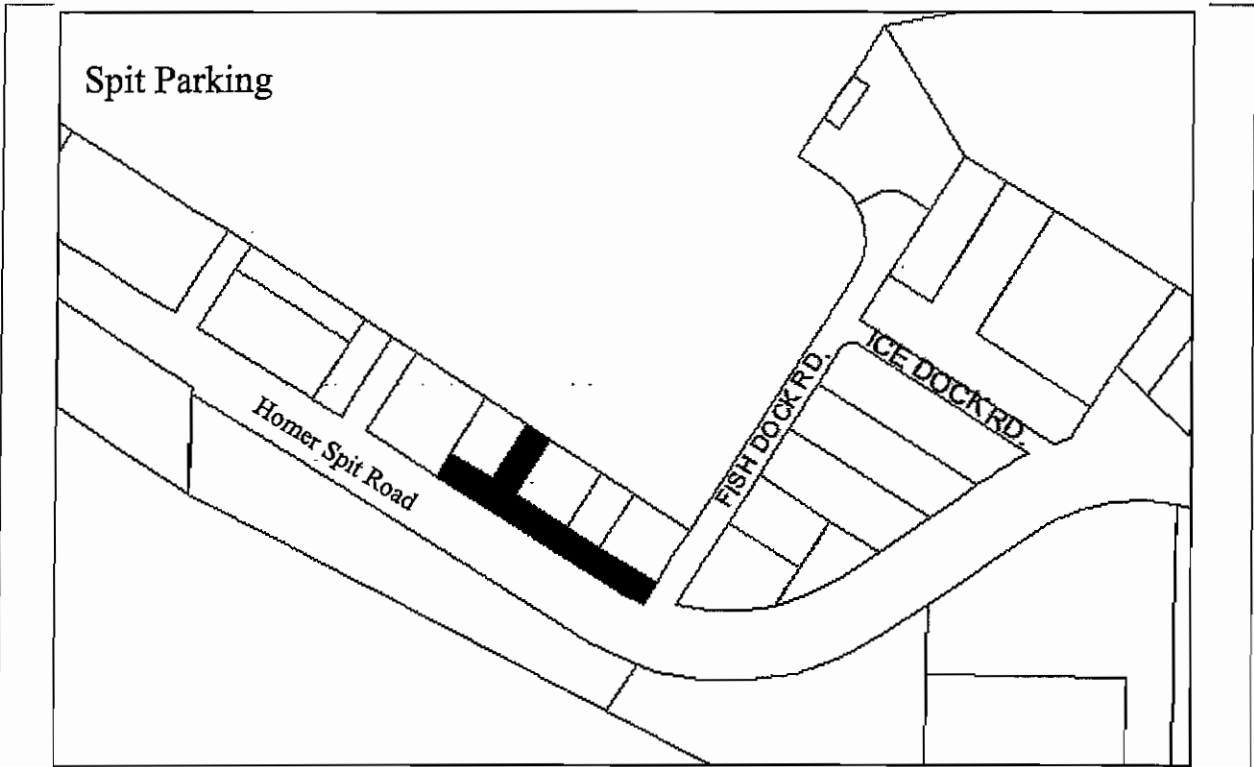
Legal Description: Homer Spit Subdivision Amended, Lots 28 and 29

Zoning: Marine Industrial

Infrastructure: Paved road, water and sewer

Restrooms (?) Built in 1968, 2060 sq ft.

Finance Dept. Code:



Designated Use: Parking and Access
Acquisition History:

Area: 0.6 acres

Parcel Number: 18103441

2009 Assessed Value: \$217,000

Legal Description: T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0920050 HOMER SPIT SUB NO TWO AMENDED PARKING AND ACCESS AREA

Zoning: Marine Industrial

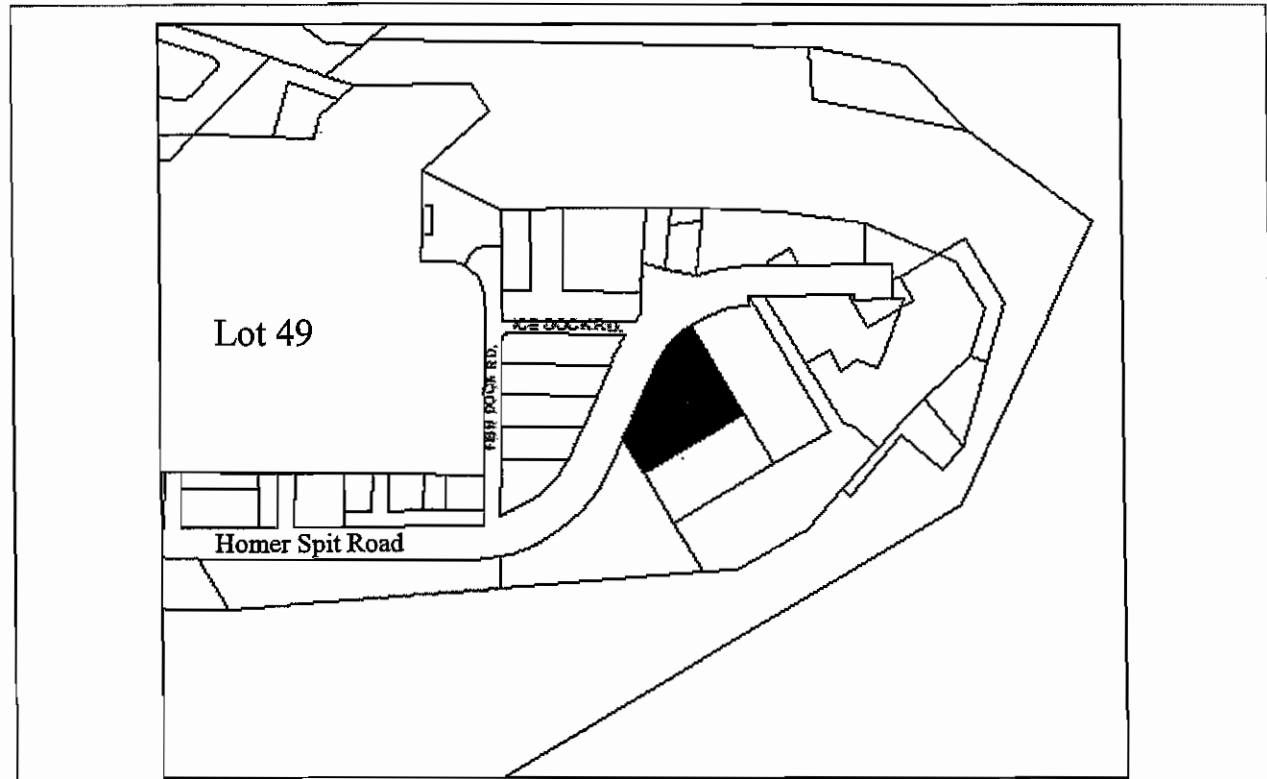
Wetlands: N/A

Infrastructure: Paved road

Notes:

Provides parking for adjacent businesses, and harbor access.

Finance Dept. Code:



Designated Use: Main Dock Staging
Acquisition History:

Area: 2 acres

Parcel Number: 18103436

2009 Assessed Value: \$688,400 (Land: \$651,200 Structure: \$37,200)

Legal Description: T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 49 THAT PTN EXCL LEASE @ 205/928

Zoning: Marine Industrial

Wetlands: N/A

Infrastructure: Paved road, water and sewer

Notes:

Resolution 2007-51: Continue to use for dredge material dewatering.

Finance Dept. Code:

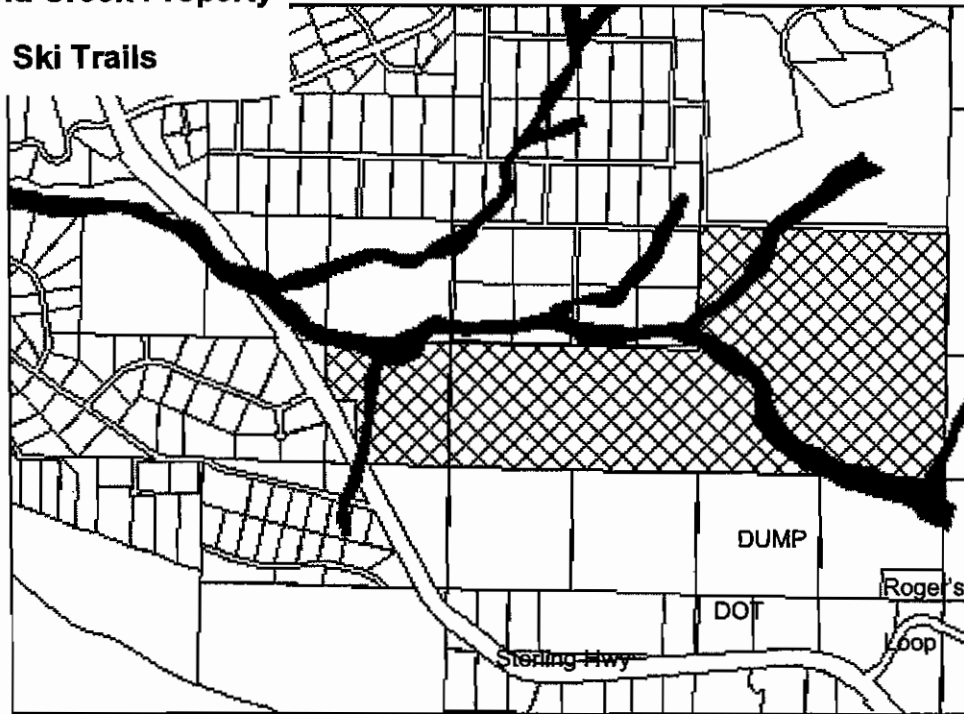
Section E

Parks + Beaches

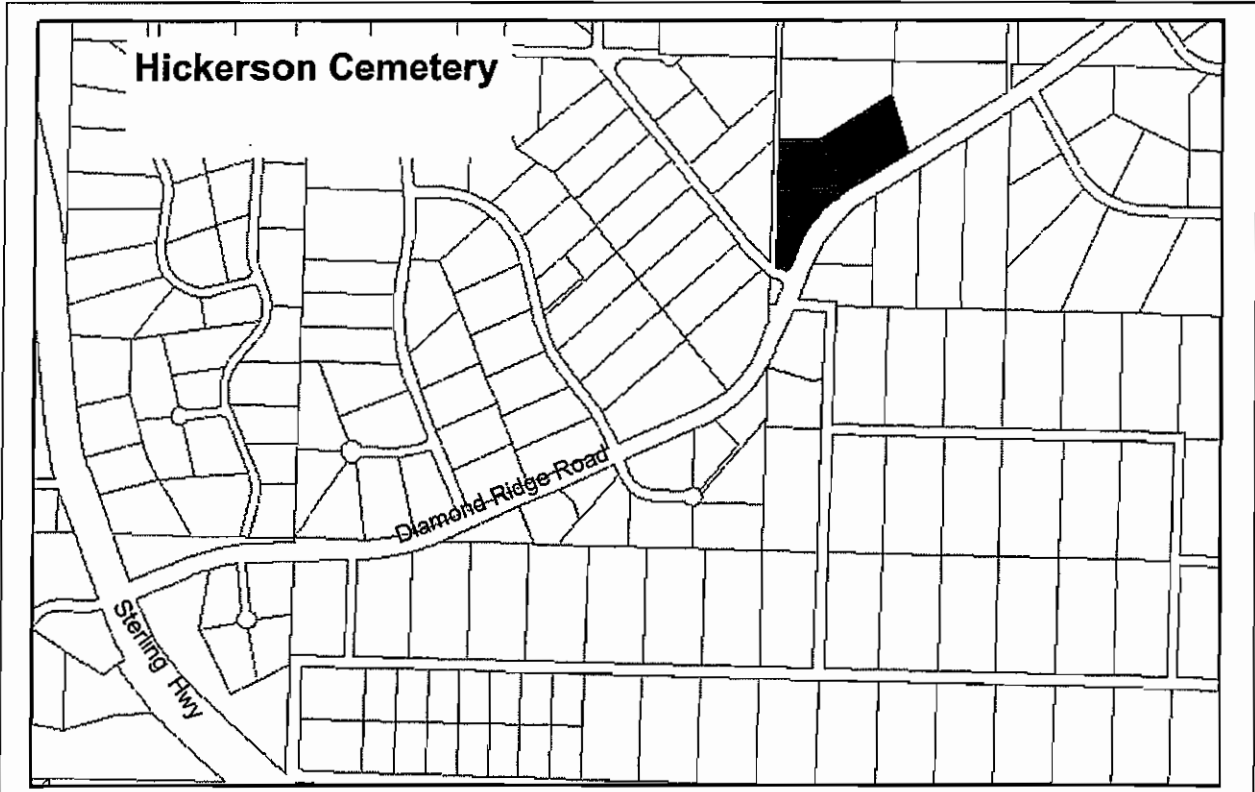
Cemeteries + Green Space

Diamond Creek Property

Ski Trails



Designated Use: Public Purpose for park land	
Acquisition History: Ordinance 07-03. Forest Legacy grant/KHLT/long term public ownership	
Area: 273 acres (240 acres and 33 acres)	Parcel Number: 17302201, 17303229
2009 Assessed Value: \$393,700	
Legal Description: HM T06S R14W S09 SE1/4 EXCLUDING THE W1/2 SW1/4 SE1/4 SE1/4 and HM T06S R14W S10 SE1/4 & S1/2 SW1/4.	
Zoning: Not in city limits	Wetlands: Yes. Diamond Creek flows through these lots. Larger lot is mostly wetland.
Infrastructure: Limited legal and physical access. Western lot has Sterling Highway frontage.	
Notes: Ski trails, managed by Kachemak Nordic Ski Club	
Acquisition notes: the Kachemak Heritage Land Trust purchased the property from the University of Alaska via a Forest Legacy Grant from the state of Alaska. The City accepted ownership of the land, to keep it for public park land in perpetuity, as required by the grant.	
Finance Dept. Code:	



Designated Use: Hickerson Memorial Cemetery
Acquisition History: Deed American Legion Gen Buckner Post 16 4/23/70. Ordinance 10-30

Area: 6.91 acres	Parcel Number: 17321011, 13, 14, 15
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2010 Assessed Value: \$111,990 (Land \$113,100, Structure \$6,800)

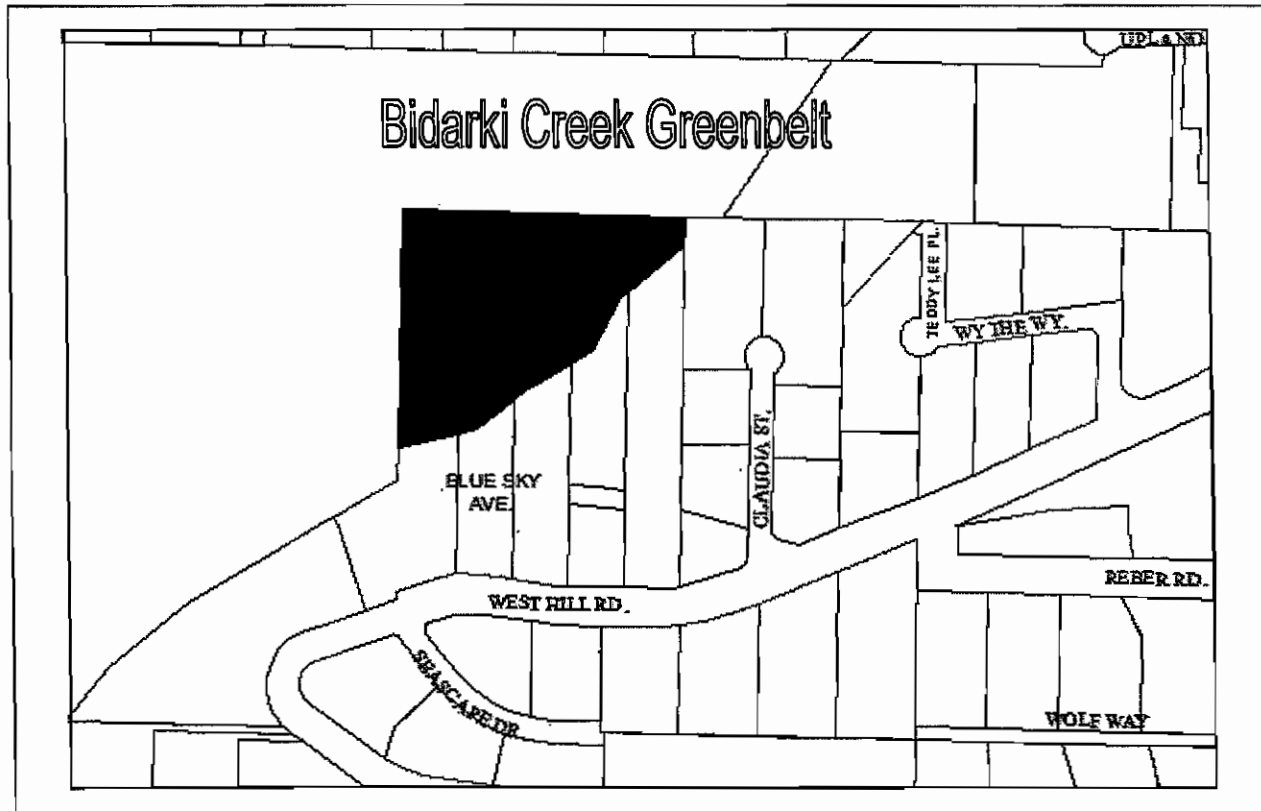
Legal Description: HM0631146 T06S R14W S03 TICE ACRES SUB HICKERSON MEMORIAL CEMETERY. Tice Acres Replat No 1, lots 11-A, 11B & 11-C

Zoning: Not within city limits	Wetlands: N/A
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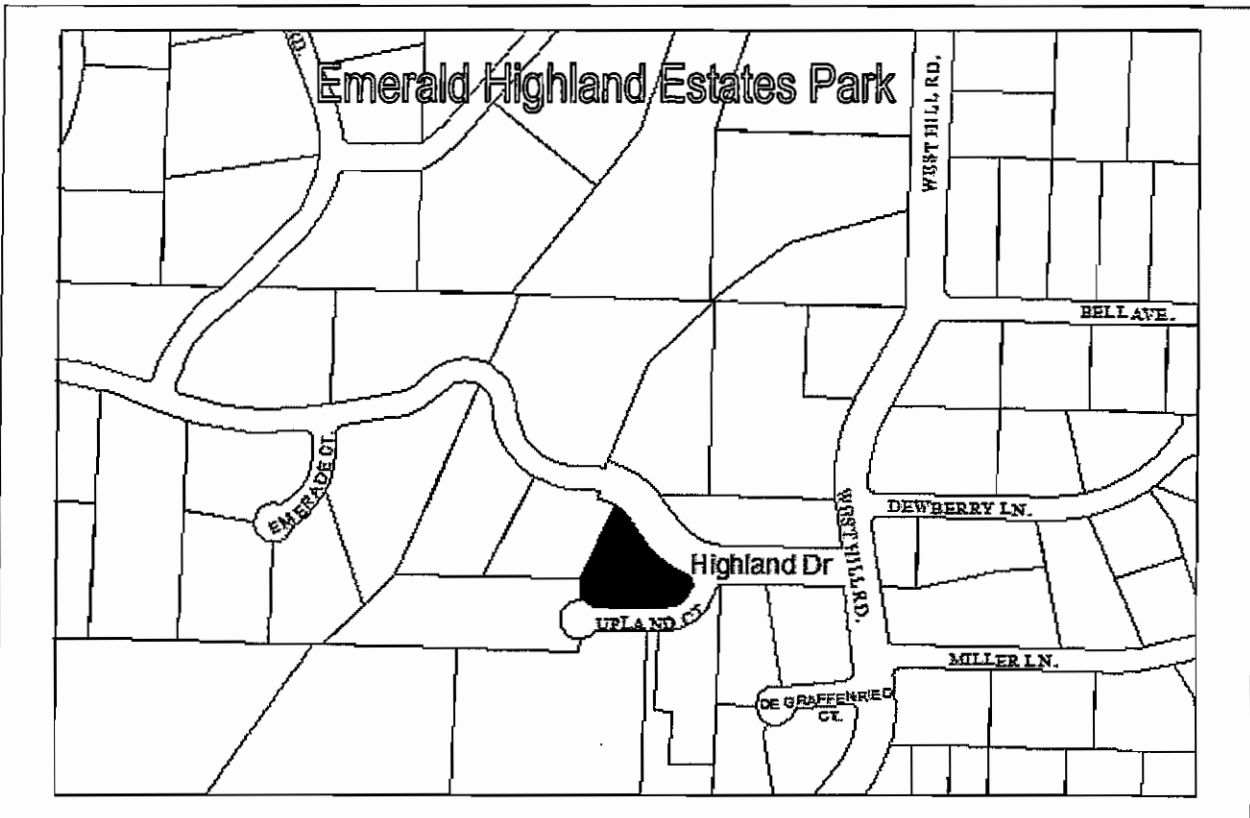
Infrastructure: paved access

Notes: Lots 11 A, 11B, and 11C purchased for \$205,000 Ordinance 10-30.

Finance Dept. Code:



Designated Use: Public Purpose. Retain as undeveloped Greenbelt and to protect drainage.	
Acquisition History: KPB Ordinance 83-01	
Area: 6.57 acres	Parcel Number: 17503025
2009 Assessed Value: \$70,100	
Legal Description: HM T06S R14W S13 SW1/4 SE1/4 NORTH OF SKYLINE DRIVE EXCLUDING SKYLINE DR SUB	
Zoning: Rural Residential	Wetlands: Bidarki Creek runs through the lot
Infrastructure: No access, no utilities	
Notes: Much of the lot is very steep gorge, down to Bidarki Creek. One portion may be developable at the north end. Slope there is approximately 15%. There is no legal or physical access to the land at this time.	
Finance Dept. Code:	



Designated Use: Public Use/Emerald Highland Estates Park

Acquisition History: Gangle Deed, 12/1989

Area: 1.04 acres

Parcel Number: 17502056

2009 Assessed Value: \$49,300

Legal Description: HM0770024 T06S R14W S13 EMERALD HIGHLAND ESTATES SUB UNIT 3 LOT 1B BLOCK 3

Zoning: Rural Residential

Wetlands: The whole lot is potential wetlands.
Creek present long western property line.

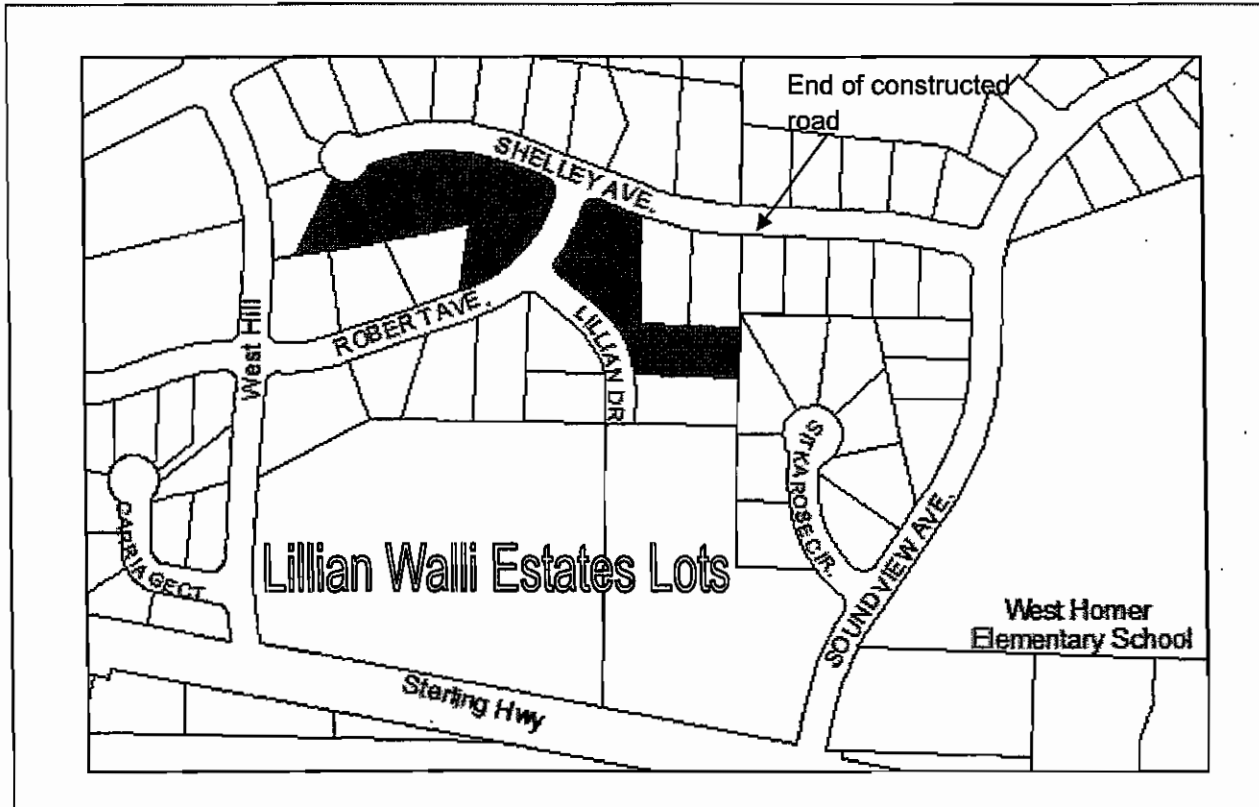
Infrastructure: Gravel road access

Notes: This land was deeded to the city by the original subdivider. However, there is a plat note restricting the use of the park to residents within the subdivision. Historically the city has not wanted to provide any services to a park that is not explicitly open to the public. The solution is for each property owner in the subdivision to quitclaim deed their interest in the subdivision park, so the City has clear title.

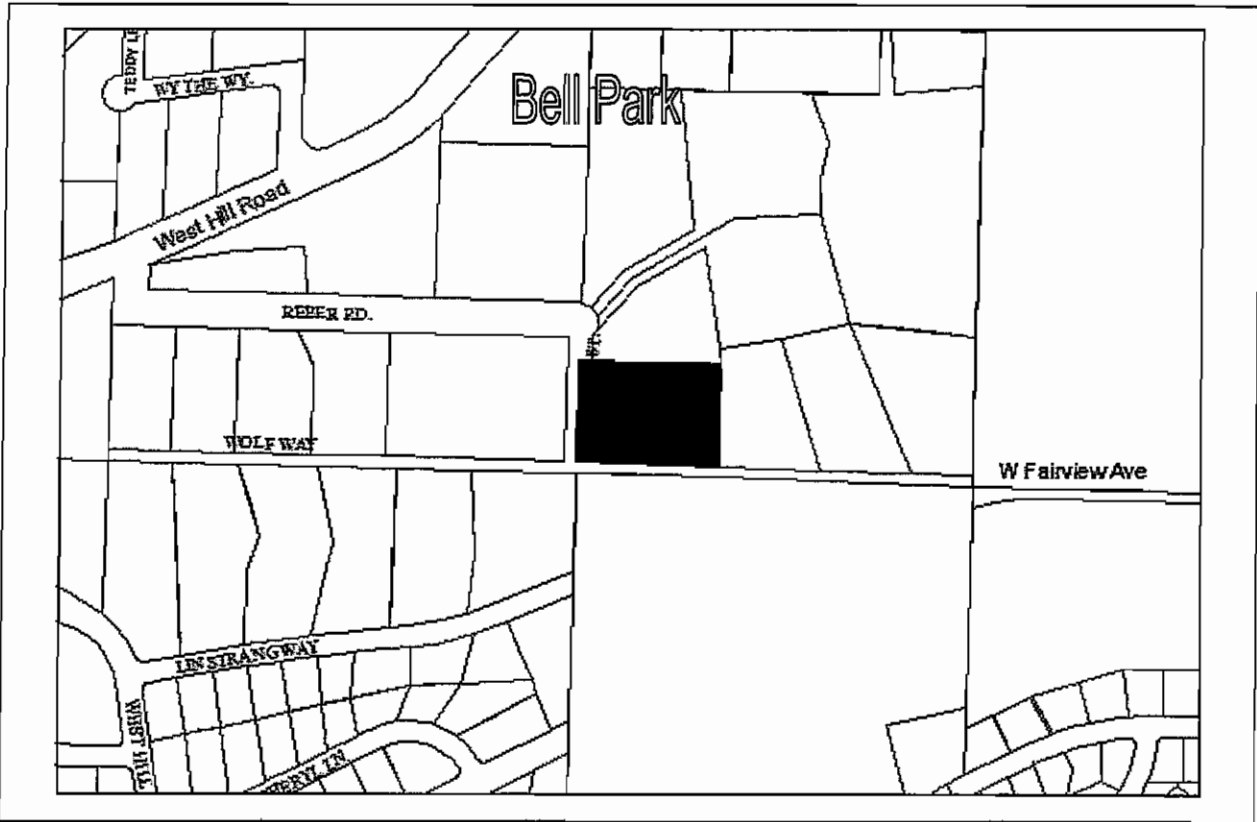
History:

Resolution 2004-24A, Land Allocation Plan
Resolution 2007-03 Emerald Park Master Plan

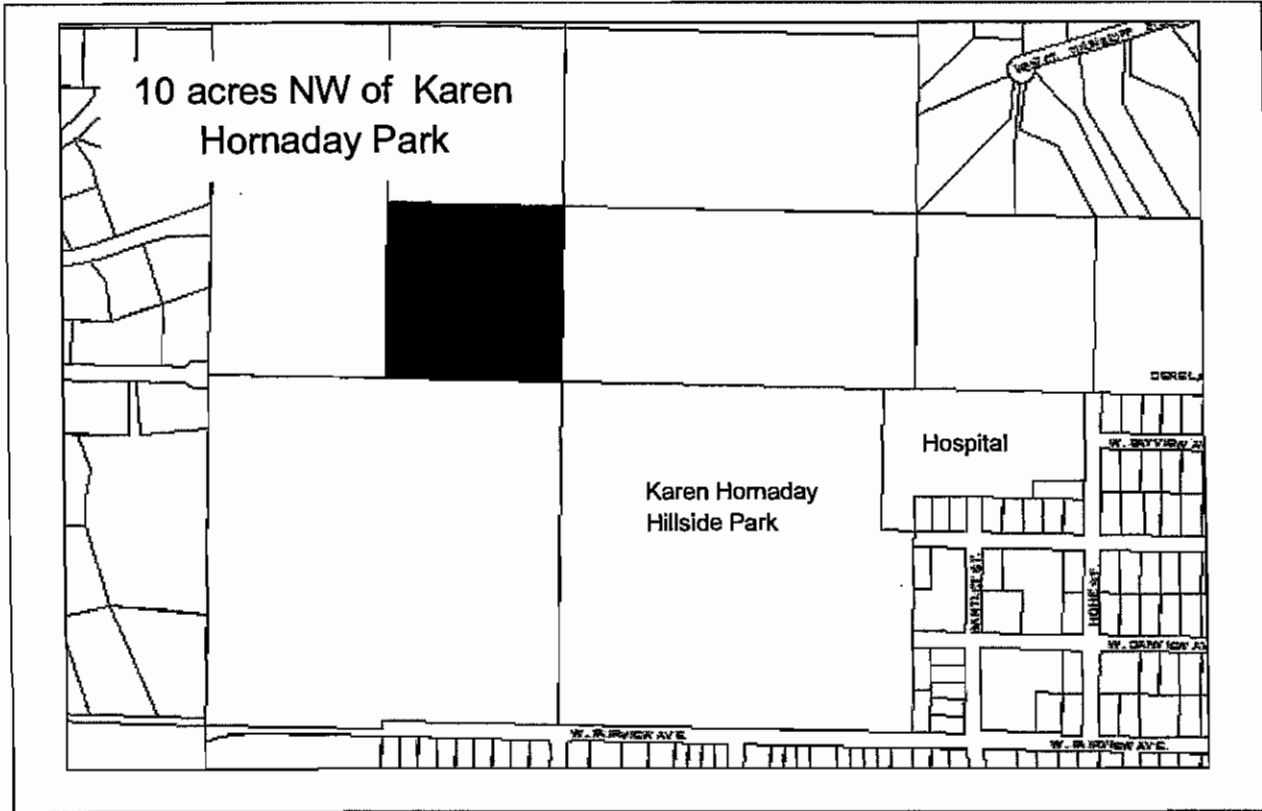
Finance Dept. Code:



Designated Use: Public Purpose	
Acquisition History: Tax foreclosure. Eight lots, KPB Ord 93-09, 93-147, and 94-2(A)	
Area: East lot is just over a third of an acre. Total Acreage: 3.02 acres.	Parcel Number: 175241-10-12, 26-30
2006 Assessed Value: \$7,800-\$8,400 per lot. Total: \$56,000	
Legal Description: HM0880016 T06S R14W S24 LILLIAN WALLI ESTATE SUB LOT 60, 65, 66, 67, 70, 57, 58, 59.	
Zoning: Rural Residential	Wetlands: All lots mapped as potential wetlands
Infrastructure: No roads, water or sewer immediately adjacent to these lots.	
Notes: Resolution 2004-24A: The Council directed staff to work with Parks and Recreation to identify a lot to keep as a park.	
Resolution 2012-50(S): Initiated a Special Assessment District to develop the subdivision. This process began in fall 2012.	
These lots were previously assessed for the Sterling Highway Sewer line.	
Finance Dept. Code: 392.0005	



Designated Use: W.R.Bell Public Park.	
Acquisition History: Gifted by Daughter, Dene and Husband Edward Reber 8/20/1970	
Area: 2.75 acres	Parcel Number: 17524006
2009 Assessed Value: \$81,800	
Legal Description: HM0700402 T06S R13W S18 TRACT E W R BELL SUB	
Zoning: Rural Residential	Wetlands: Drainages on lot.
Infrastructure: Gravel road access. Rough trails across property.	
<p>Notes: Park contains the gravesite of W.R. Bell. It can be expected that the land to the south will be come a housing development. Some homes will be accessed from W Fairview Ave.</p> <p>2009: Completion of Reber Trail, with HART funds and a state trails grant.</p>	
Finance Dept. Code:	



Designated Use: Retain for a future park Resolution 2011-37(A)

Acquisition History:

Area: 10 acres

Parcel Number: 17504003

2009 Assessed Value: \$64,300*

Legal Description: T6S R13W Sec 18 SE1/4 NE1/4 SW1/4

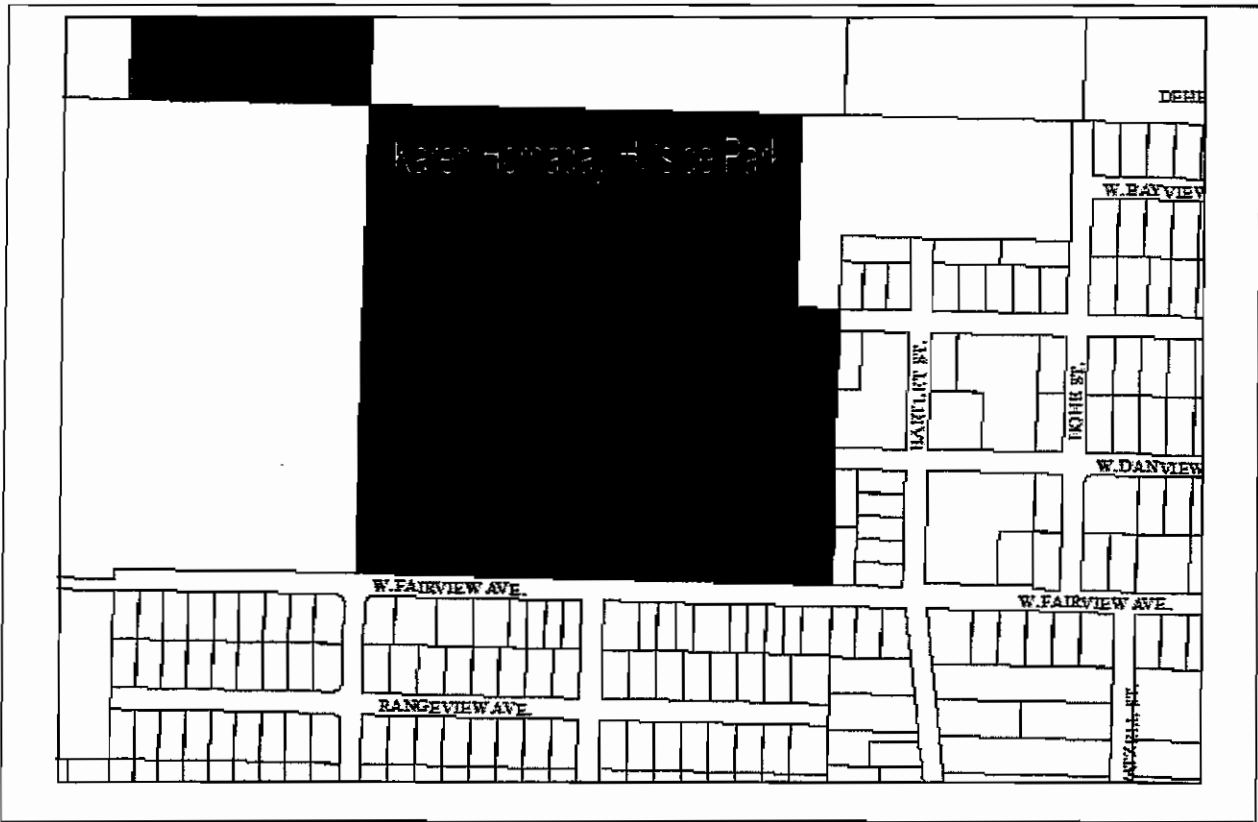
Zoning: Rural Residential

Wetlands: Drainages and wetlands may be present

Infrastructure: None. No access.

Notes: *2007—Land could not be appraised due to lack of legal access.

Finance Dept. Code:



Designated Use: Public Recreational Purpose/Karen Hornaday Hillside Park
Acquisition History: Homer Fair Association, Deed 8/1966 with covenants

Area: 38.5 acres	Parcel Number: 17504023
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2009 Assessed Value: \$382,200 (Land \$263,500 Structure \$118,600)

Legal Description: HM0980004 T06S R13W S18 THAT PORTION OF SW1/4 SE1/4 EXCLUDING SOUTH PENINSULA HOSPITAL SUB 2008 Addn

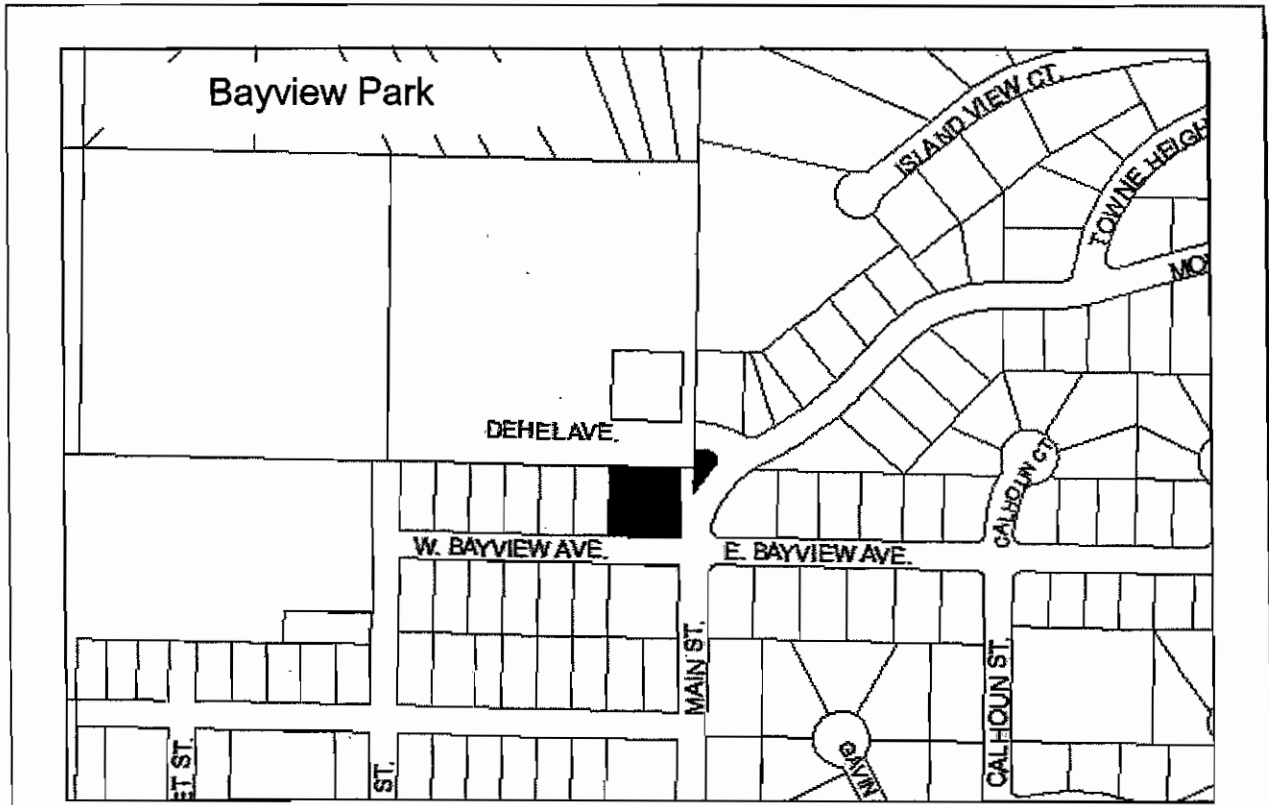
Zoning: Open Space Recreation	Wetlands: Some drainages
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Infrastructure: Water, sewer and road access

Notes: Campground, ball fields, day use picnic and playground area.

Resolution 09-59(A) adopted the park master plan.

Finance Dept. Code: 175.0003 (driveway, parking), 175.0007 (campground)



Designated Use: Public Purpose/Bayview Park/Water tank access
Acquisition History: Large lots: Klemetsen Warranty Deed 5/8/67. Water tank access and part of Bayview Park. FINISH

Area: 0.58 acres total

Parcel Number: 175051 07, 08
 17726038, 17727049

2006 Assessed Value: \$91,700 total

Legal Description: 17505107: HM0562936 T06S R13W S18 TRACT A FAIRVIEW SUB LOT 2
 17505108: HM0562936 T06S R13W S18 TRACT A FAIRVIEW SUB LOT 1
 17726038: HM0760026 T06S R13W S17 KAPINGEN SUB UNIT 3 PARK RESERVE
 17727049: HM0770065 T06S R13W S17 ISLAND VIEW SUB PARK

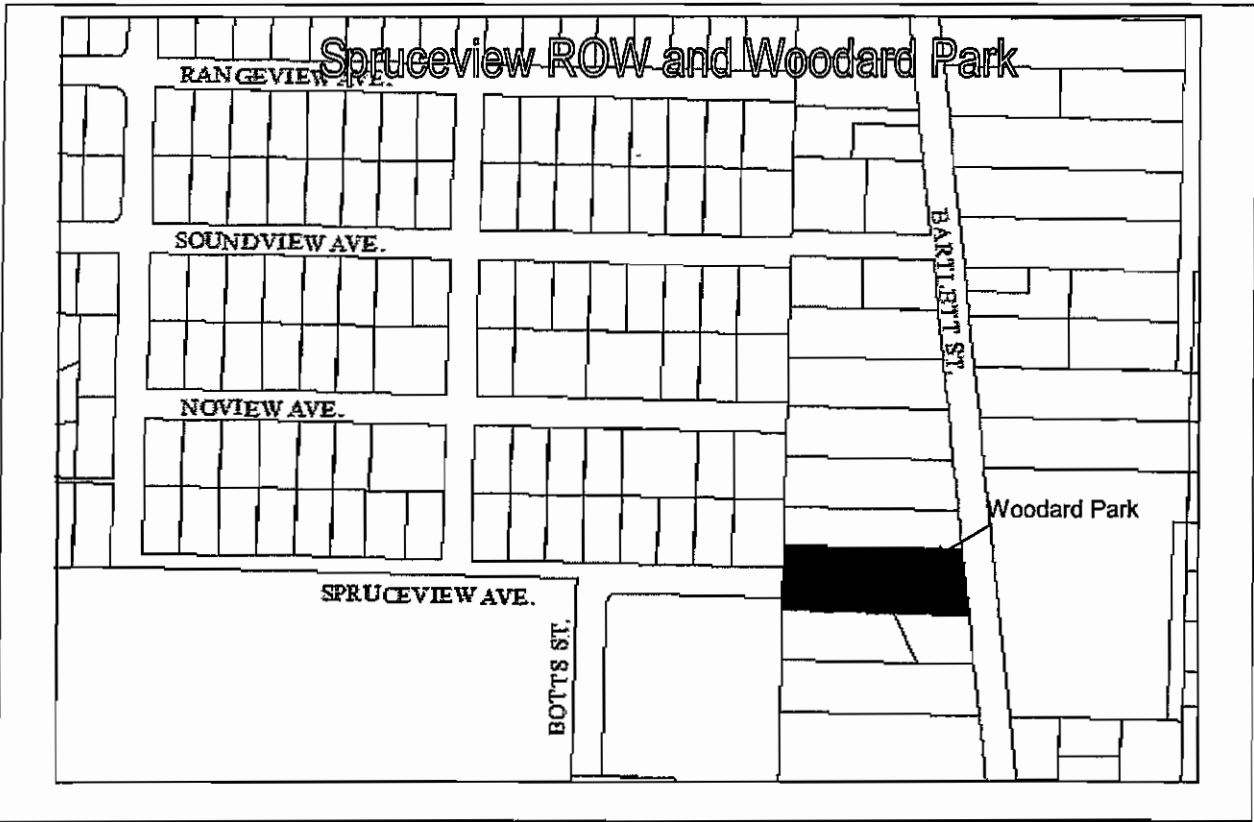
Zoning: Rural Residential

Wetlands: N/A

Infrastructure: Paved road access

Notes:

Finance Dept. Code:



Designated Use: ROW and Woodard Park
Acquisition History: ROW: Purchased for Harrington Heights LID, Ord 2000-13(S) 7/2000. Woodard Park: Tax Foreclosure (Harry Gregoire), Park designation enacted in Reso 04-53

Area: ROW 0.85 acres Woodard Park: .025 acres	Parcel Number: 17513329 17513328
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2006 Assessed Value: ROW: \$61,400, Park: \$36,200

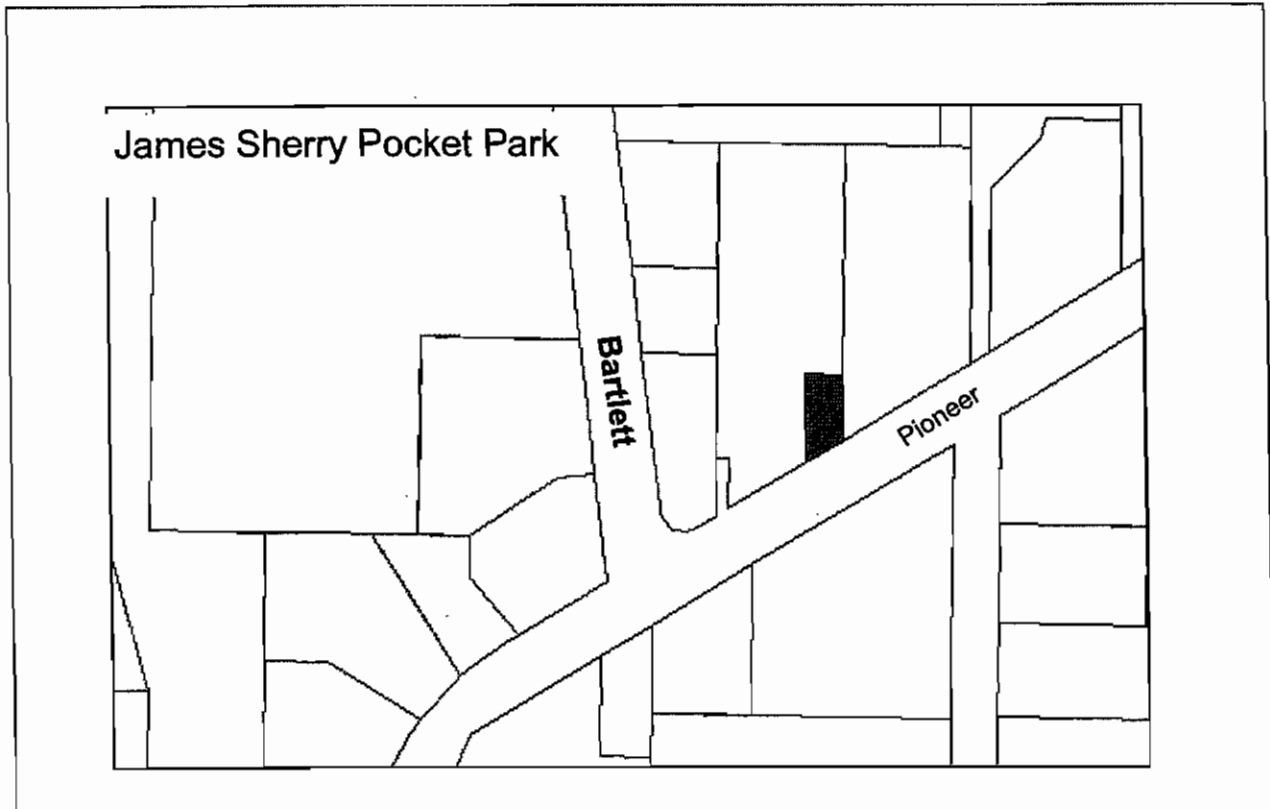
Legal Description: ROW: HM0860044 T06S R13W S19 BUNNELL'S SUB NO 17 LOT 12-A
 Woodard Park: HM0860044 T06S R13W S19 BUNNELL'S SUB NO 17 LOT 11-B

Zoning: Residential Office	Wetlands: Woodard Creek and wetlands present
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Infrastructure: Paved access on Bartlett. Part of completed Spruceview Road LID. Water and sewer present.

Notes:

Finance Dept. Code: ROW: 500.0051 Park:



Designated Use: Retain for use as public park or parking
Acquisition History: Ord 83-01 (KPB)

Area: 0.06 acres or 2,766 sq ft	Parcel Number: 17514235
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2009 Assessed Value: \$41,200

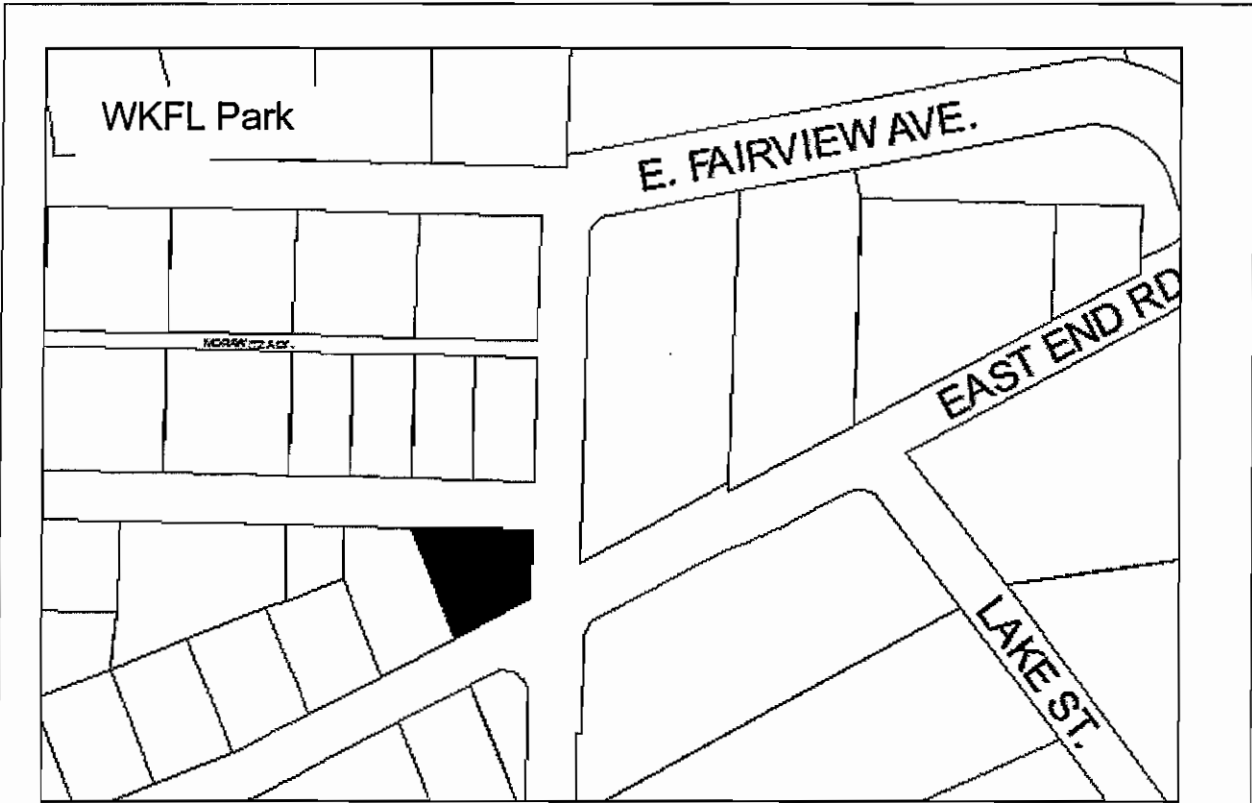
Legal Description: T 6S R 13W SEC 19 SEWARD MERIDIAN HM 2007124 BUNNELLS SUB NO 21 LOT 37F-1

Zoning: Central Business District	Wetlands: Ditch across property
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Infrastructure: Water and Sewer, paved sidewalk

Notes:
 HEA/phone company utility infrastructure on lot—big green boxes.

Finance Dept. Code:



Designated Use: WKFL Park
Acquisition History: Asaiah Bates Deed 3/88

Area: 0.31 acres	Parcel Number: 17720204
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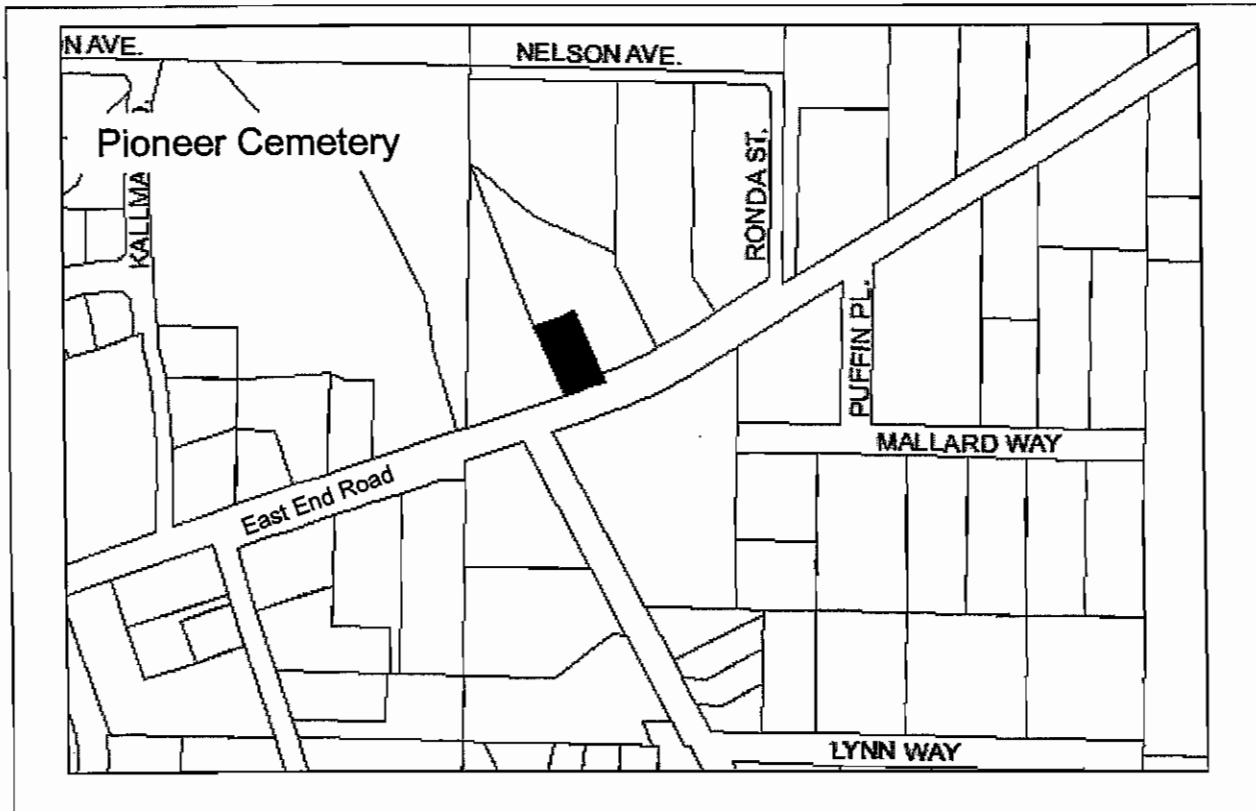
2009 Assessed Value: \$95,600

Legal Description: Glacier View Subdivision No 1 Replat of Lots 1, 8 & 9, Block 4 Lot 9-A

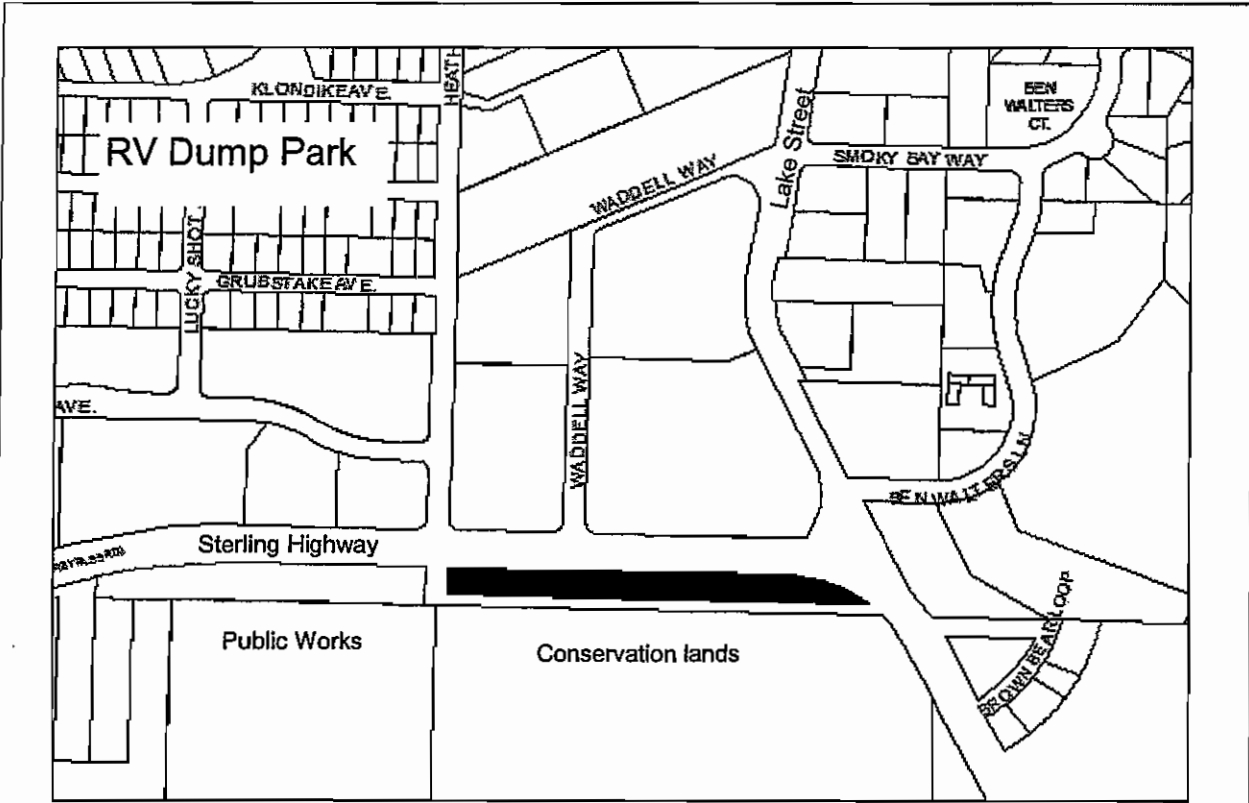
Zoning: Central Business District	Wetlands: N/A
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Infrastructure: Water, paved road, electricity

Finance Dept. Code:



Designated Use: Pioneer Cemetery	
Acquisition History: Quitclaim Deed Nelson 4/27/66	
Area: 0.28 acres	Parcel Number: 17903007
2009 Assessed Value: \$26,400	
Legal Description: James Waddell Survey of Tract 4 Lot 4A	
Zoning: Residential Office	Wetlands: N/A
Infrastructure: Paved Road	
Finance Dept. Code:	



Designated Use: RV Water/Dump station
Acquisition History: Deed states "Waddell Park Tract"

Area: 1.73 acres	Parcel Number: 17712014
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2009 Assessed Value: \$215,800

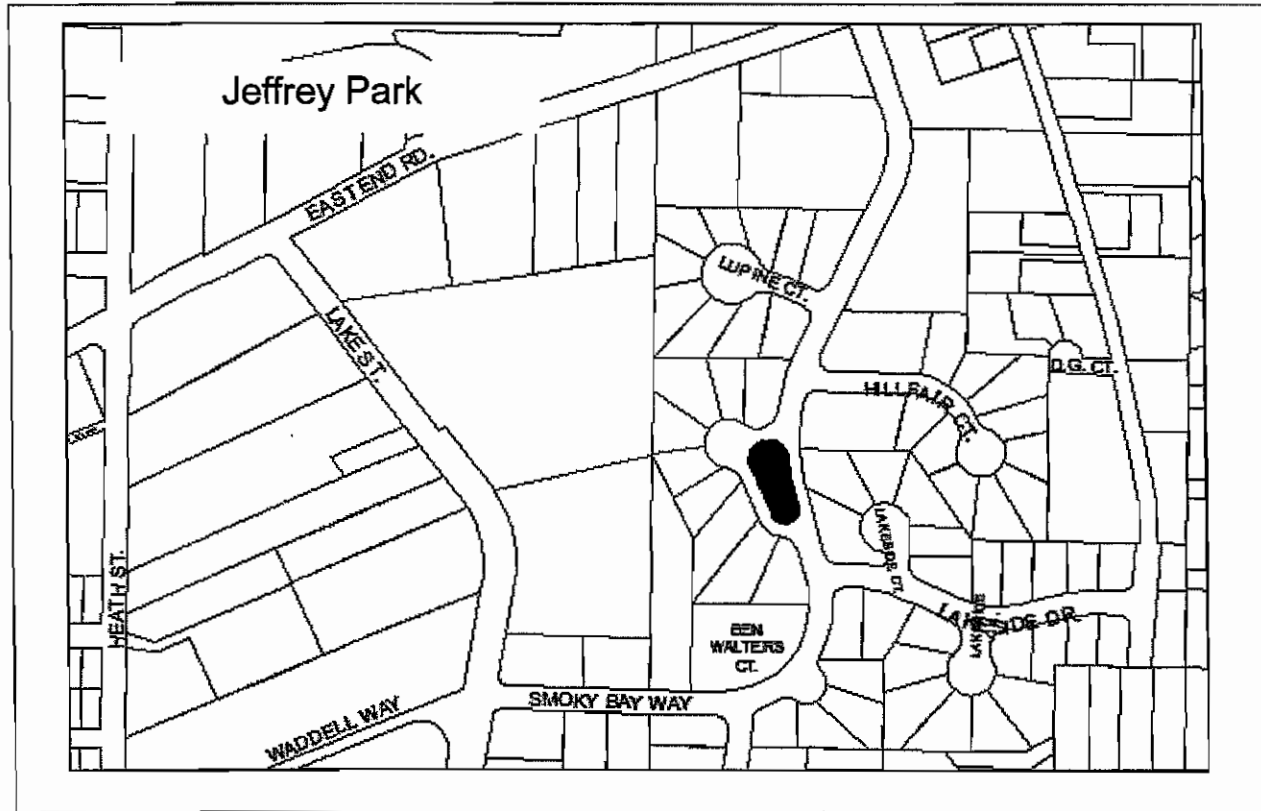
Legal Description: Waddell Subdivision, portion S of Homer Bypass Road

Zoning: Central Business District	Wetlands:
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Infrastructure: Water, Sewer, gravel/paved access

Notes:

Finance Dept. Code:



Designated Use: Public Purpose/Greenbelt/Jeffrey Park
Acquisition History: Ordinance 83-27 (KPB)

Area: 0.38 acres

Parcel Number: 17730251

2009 Assessed Value: \$41,900

Legal Description: Lakeside Village Amended Jeffrey Park

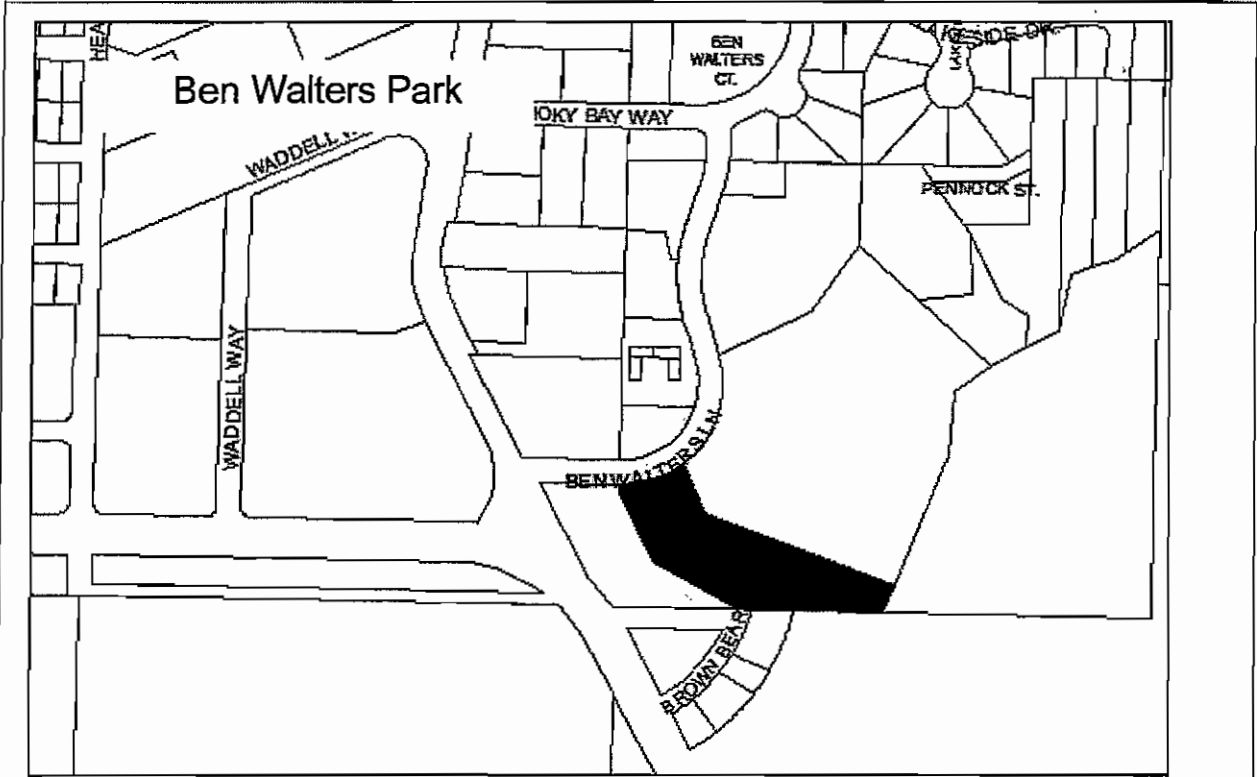
Zoning: Urban Residential

Wetlands:

Infrastructure: Paved Road, water, sewer

Notes: Neighborhood park. Grass and new swing sets installed in 2005. Fill brought in to the park to raise the ground level and deal with drainage issues in 2007.

Finance Dept. Code:



Designated Use: Ben Walters Park. Public park or greenbelt per deed.
Acquisition History: Reso 83-22(S) Neal Deed 5/4/83. Donated. Deed amended 6/1/83.

Area: 2.48 acres	Parcel Number: 17712022
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2009 Assessed Value: \$435,200 (Land \$386,100, Structure \$49,100)

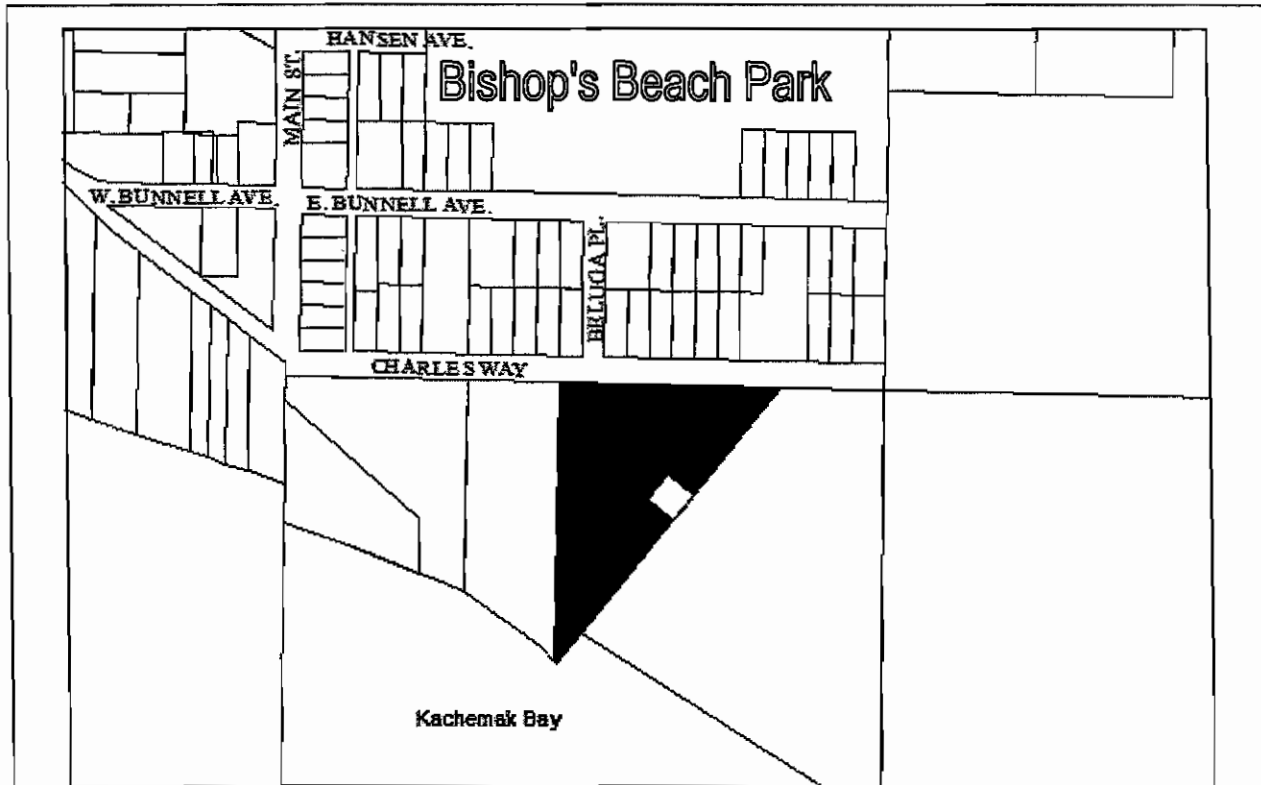
Legal Description: Lakeside Village Park Addition Replat Lot 1A-2

Zoning: Central Business District	Wetlands: 3664 Ben Walters Lane
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Infrastructure: Paved Road, water and sewer. Public restrooms, covered fire pit, lake access and dock.

Notes: New swing set installed, 2008. New dock installed in 2009.

Finance Dept. Code:



Designated Use: Bishop's Beach Park
Acquisition History: McKinley Warrant Deed 1/9/1984

Area: 3.46 acres **Parcel Number:** 17714010

2009 Assessed Value: \$56,600 (Land \$45,300, Structure \$11,300)

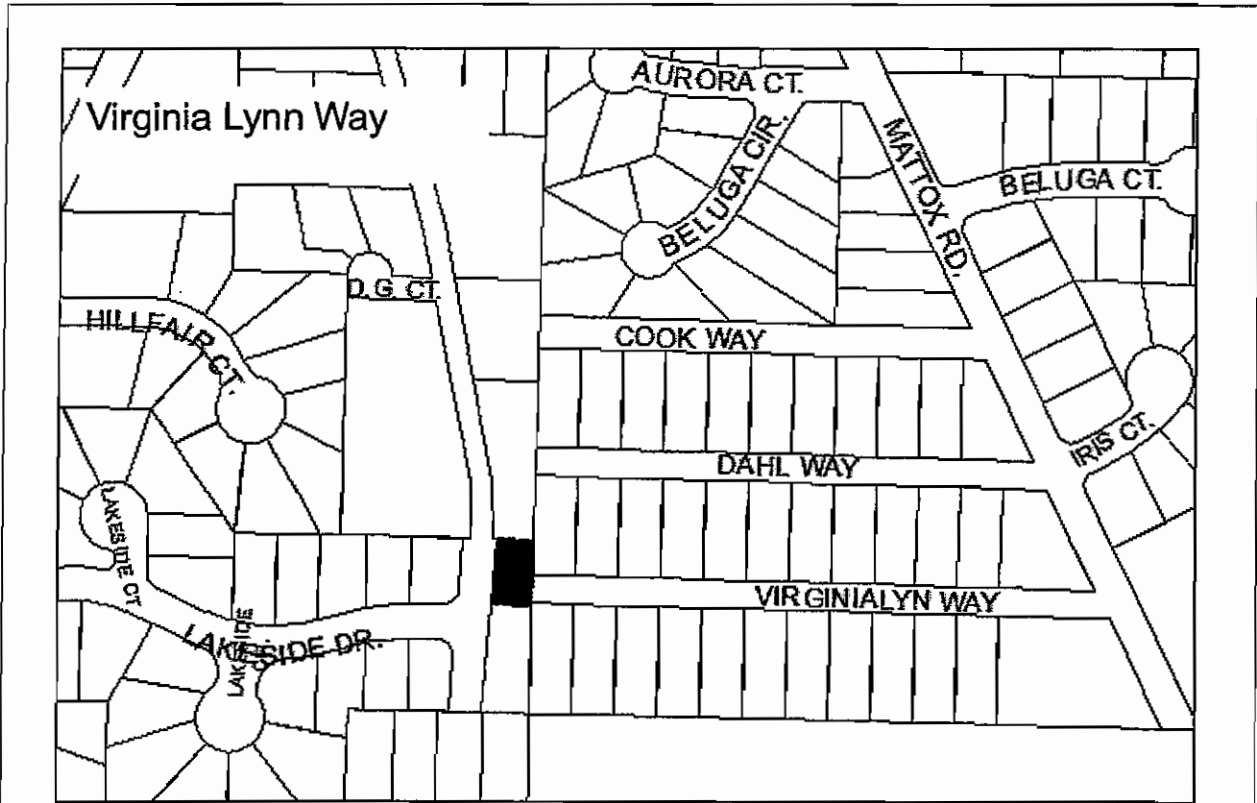
Legal Description: HM T06S R13W S20 PTN GL 2 BEGIN S 1/16 CORNER SECS 19 & 20 & NW CORNER LOT 2 TH S 89 DEG 57'30" E 600 FT ALONG N BOUND LT 2 TO POB TH S 0 DEG 2' E 391 FT TO CORNER 2 ON MHW KACHEMAK BAY TH S 59 DEG 30' E 150 FT TO CORNER 3 TH N 38 DEG 0' E

Zoning: Central Business District **Wetlands:** Some wetlands (along boardwalk). Flood hazard area.

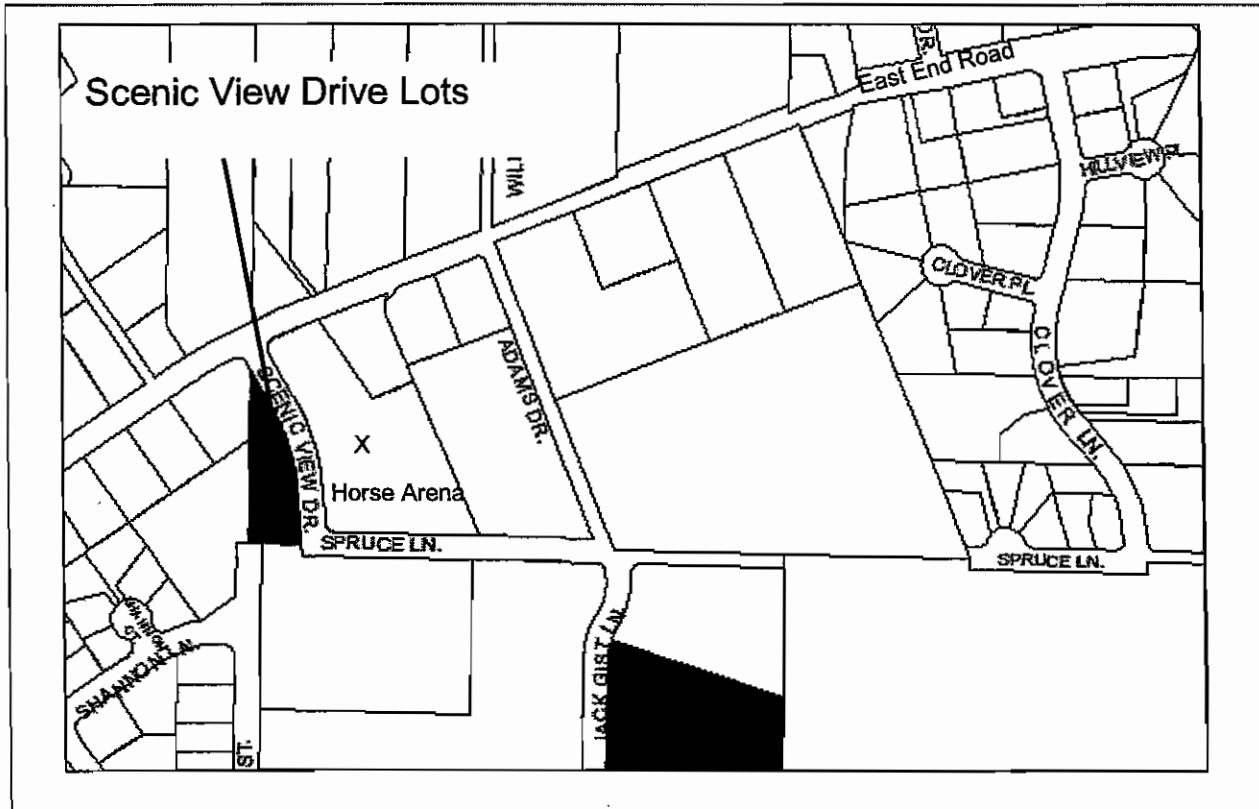
Infrastructure: Paved road access. No water or sewer. City maintained outhouses.

Notes:

Finance Dept. Code:



Designated Use: Public use easement for Virginia Lynn Way, public park	
Acquisition History: Quit Claim Deed from NBA 1/4/83	
Area: 0.21 acres	Parcel Number: 17730239
2006 Assessed Value: \$22,800	
Legal Description: T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0840005 LAKESIDE VILLAGE SUB AMENDED LOT 2 BLK 4	
Zoning: Urban Residential	Wetlands: possibly on a small portion
Infrastructure: Road access	
<p>Notes: This lot has a public use easement granted by the plat. This lot will likely be needed in the future to connect Virginia Lynn Way, because the adjacent lots are not wetlands and are developable. Access to Mattox Road is not know at this time; the ground drops and becomes very swampy.</p> <p>Resolution 09-33: Dedicate road access for Virginia Lynn Way, across Lot 2 Block 4 Lakeside Village Subdivision Amended. Hold the remainder of the lot for use as a public neighborhood park. In 2009 the City retained a surveyor to work on this issue. 2010: professional opinion was given that no right of way dedication is required, however, a legal opinion may be sought to determine city liability outside a dedicated right of way, Spruceview Ave is a similar situation: a roadway is constructed across a parcel, not within a right of way.</p>	
Finance Dept. Code:	



Designated Use: Public Park and future Donation to Equestrian group.
Acquisition History: Donated by property owners (ord 06-34) to city as public park with relevant deed restrictions. City passed reso 06-116 to give the land to the equestrian group when the main horse park land is purchased.

Area: 0.89 acres total	Parcel Number:
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2009 Assessed Value: \$43,400

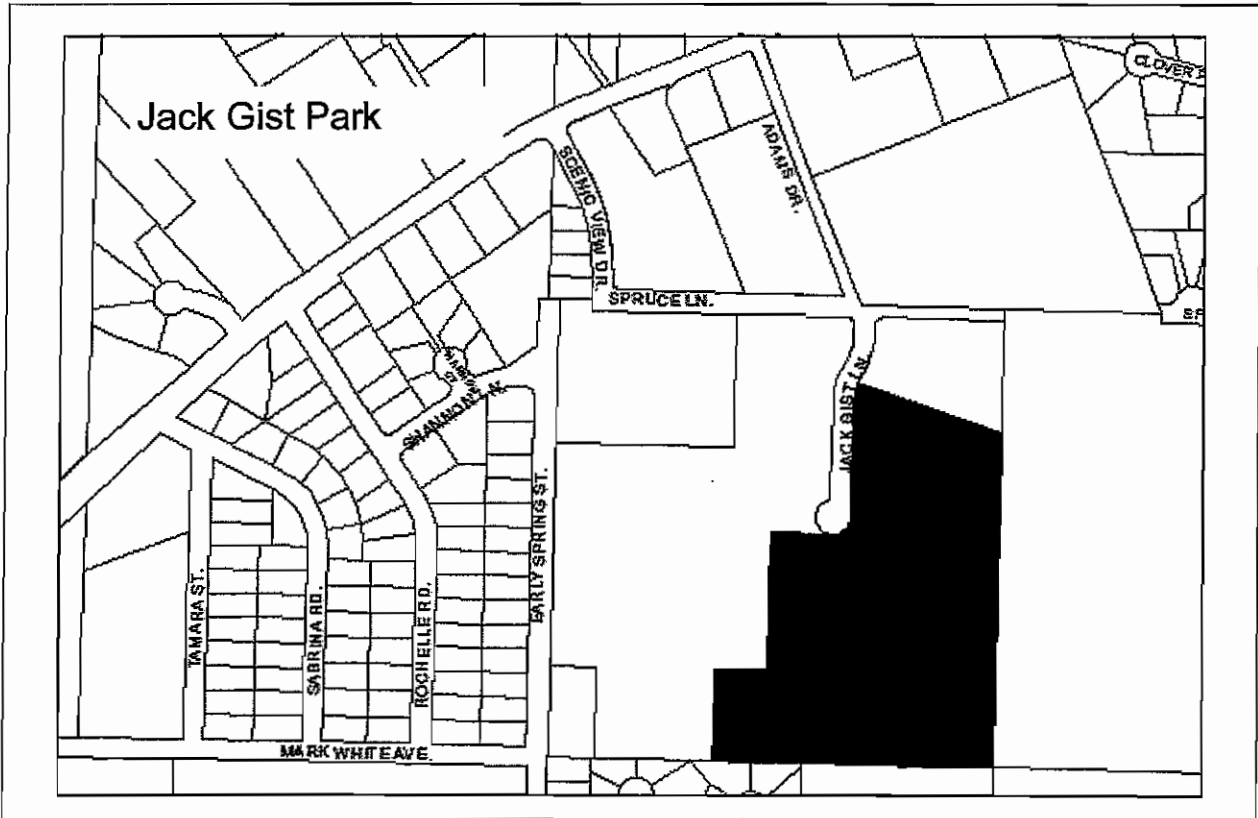
Legal Description: Scenic View Subdivision No. 6 Lots 1-5

Zoning: Rural Residential	Wetlands: Yes, the back half of the lots has a creek and wetlands.
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Infrastructure: Gravel road

Notes:

Finance Dept. Code:



Designated Use: Jack Gist Ball Park
Acquisition History: Warranty Deed Moss 8/27/98

Area: 14.6 acres	Parcel Number: 17901023
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2009 Assessed Value: \$86,900

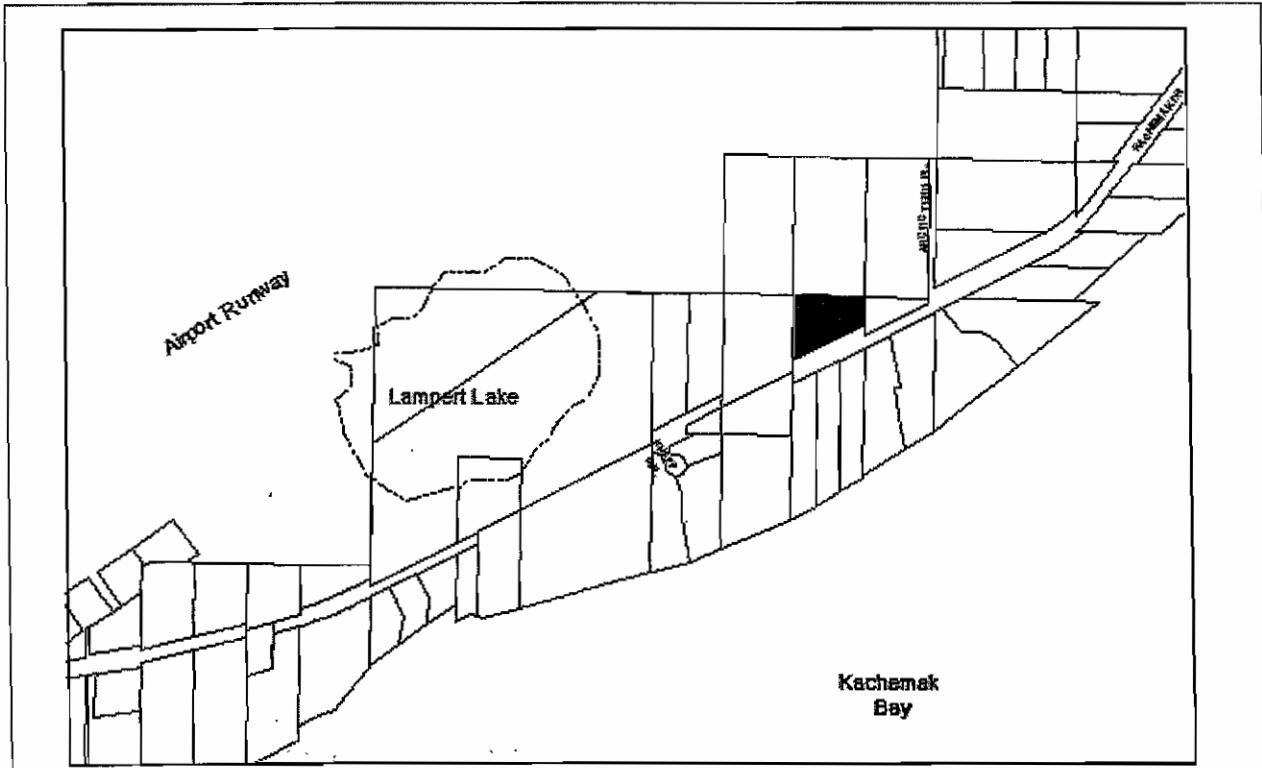
Legal Description: HM0990063 T06S R13W S15 JACK GIST SUB LOT 2

Zoning: Rural Residential	Wetlands: May be present. Site is mostly fill and old dump.
----------------------------------	--

Infrastructure: Gravel road access.

Notes: Old dump site. No water or sewer to service the new ball fields. Parking lot constructed in 2006. Major funding needed to construct restrooms. 2009: ord 09-35(A) allocated \$33,000 for improvements to two ballfields.

Finance Dept. Code:



Designated Use: Future Kachemak Drive Trail and rest area Resolution 2011-37(A)
Acquisition History: Ord 96-16(A) (KPB)

Area: 1.65 acres	Parcel Number: 17936020
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2009 Assessed Value: \$10,500

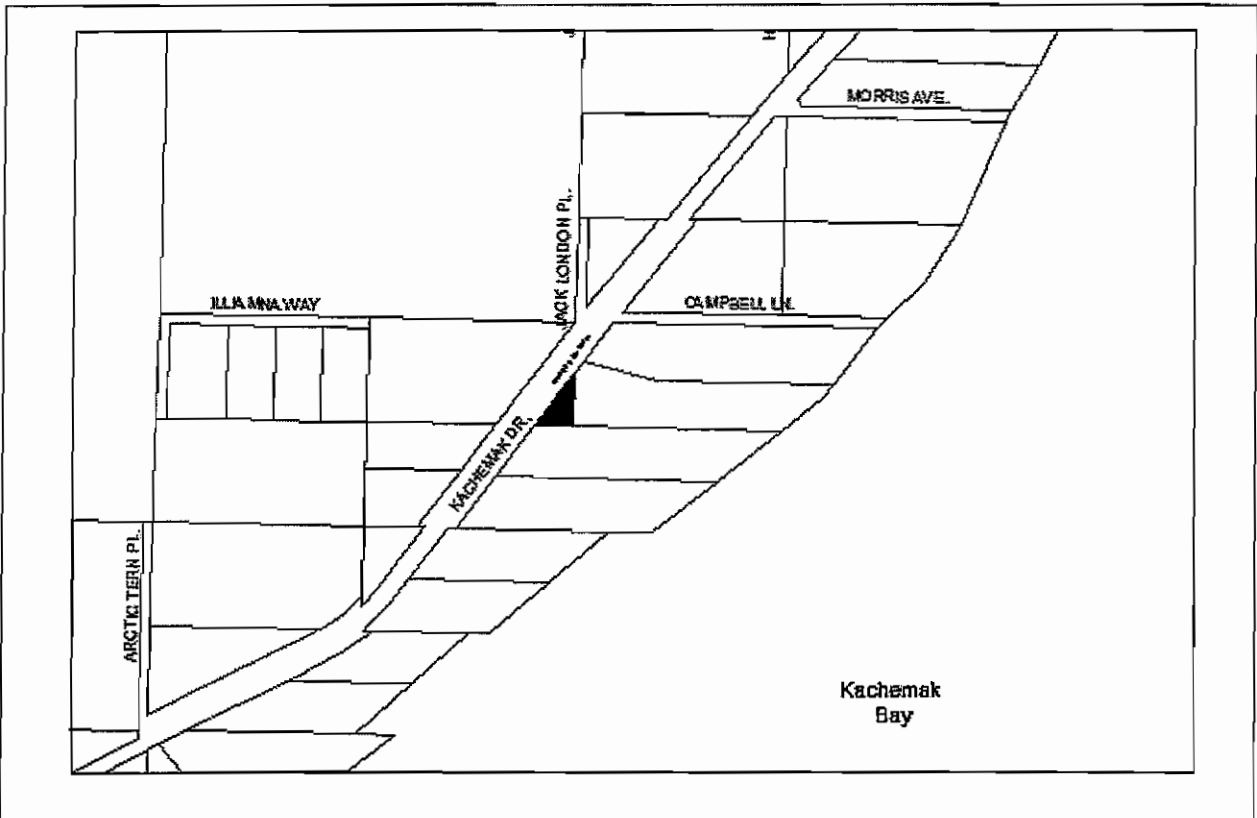
Legal Description: Scenic Bay Lot 4

Zoning: General Commercial 2	Wetlands: 100% Wetlands
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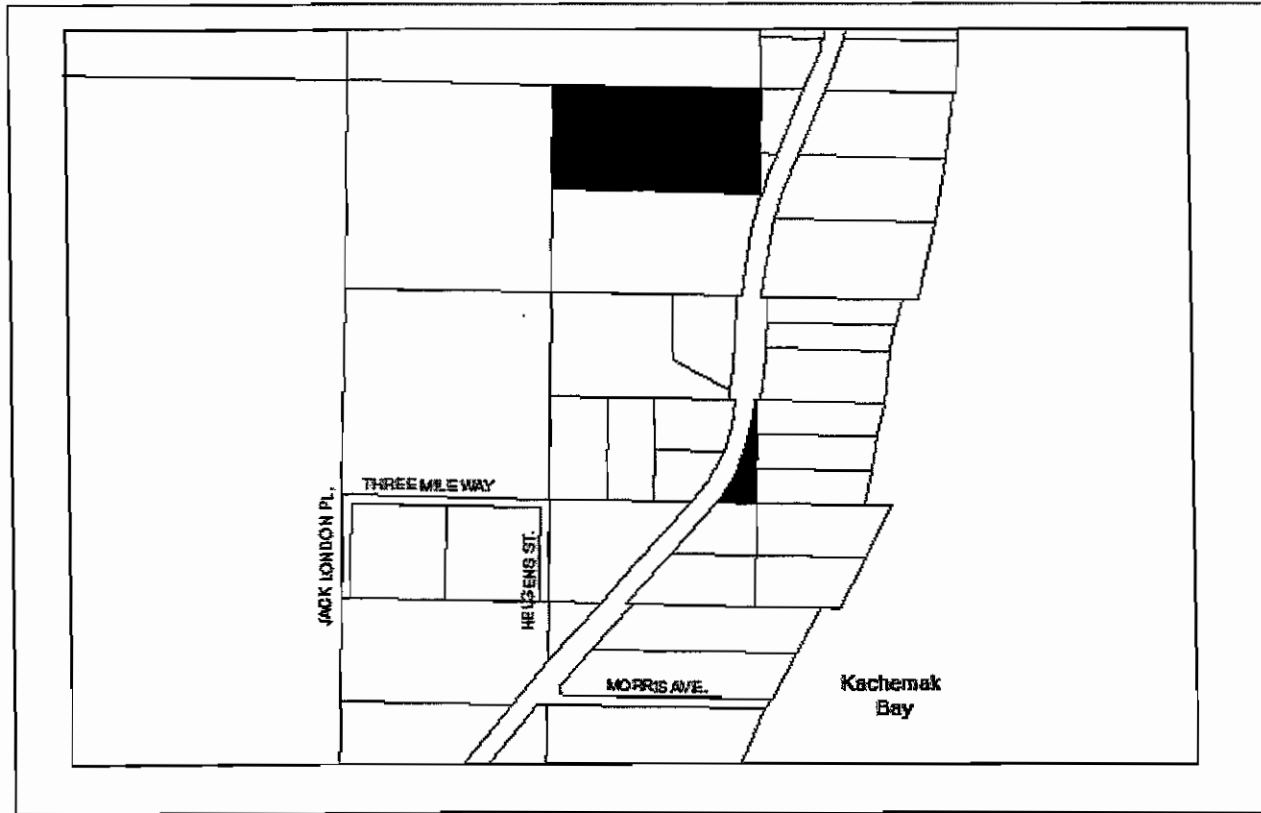
Infrastructure: Paved Road

Notes:

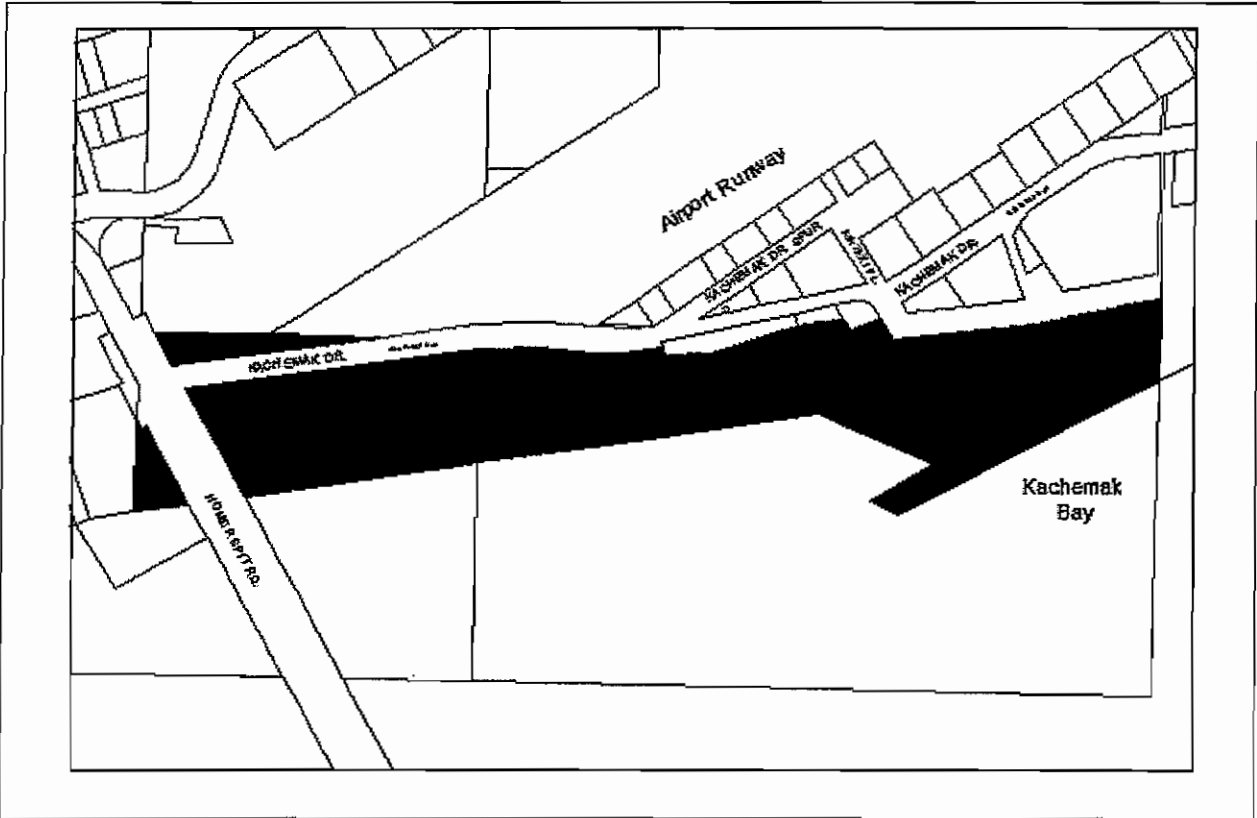
Finance Dept. Code:



Designated Use: Public Park/Designated Public Use	
Acquisition History: Tax Foreclosure Ord 78/18	
Area: 0.24 acres	Parcel Number: 17915003
2009 Assessed Value: \$18,200	
Legal Description: That Portion of Govt Lot 3 Lying southwesterly of Kachemak Drive, T6S R13W S23	
Zoning: Rural Residential	Wetlands: No wetlands
Infrastructure: Paved road access	
Notes: Limited developable area due to setback requirements from Kachemak Dr.	
Finance Dept. Code:	



Designated Use: Future Kachemak Drive Trail and rest areas. Resolution 11-37(A)	
Acquisition History: No history for Gov't Lot 36. Lot 1: Ordinance 97-06(S) KPB	
Area: Gov't Lot 36: 5 acres Harry Feyer Subdivision Lot 1: 0.39 acres	Parcel Number: 17910001, 17911005
2009 Assessed Value: \$72,300 (lot 36), \$23,800 (lot 1)	
Legal Description: Government Lot 36 HM T06S R13W S14, Harry Feyer Subdivision Lot 1	
Zoning: Rural Residential	Wetlands: Lot 36 is wetland. Lot 1 is not.
Infrastructure: Paved Road access, power.	
<p>Notes: Access to Gov't lot 36 is by public access easement rather than dedicated Right of Way. Future development of this lot would need to address any access concerns.</p> <p>Lot 1 is a sliver of land left over after the dedication of Kachemak Drive. Currently, two driveways cross the property to reach the homes to the west. The majority of this lot has an access easement across it, so there is only a portion of land that could be used for a structure. Further, Kachemak Drive is only 60 feet wide at this point instead of the usual 100 ft width.</p>	
Finance Dept. Code:	



Designated Use: Lots 13: undesignated. Spit Trailhead. Lot 14: Undesignated. Lot 3: Tidelands/public access/recreational

Acquisition History: Lot 13: ? Lot 14: ? Lot 3: Deed 4/98

Area: 35.16 acres

Parcel Number: 18101030, 18101032, 17940107

2009 Assessed Value: \$292,300

Legal Description: Government Lots 13 and 14, excluding Homer Spit Road and Kachemak Drive. Gov't lot 3, South of Airport lease lands Blocks 300 and 400. T6S R13W S22

Zoning: General Commercial 1, west of Homer Spit Road. General Commercial 2, east of Homer Spit Road

Wetlands: Coastal wetlands. Designated critical habitat. Flood Hazard area.

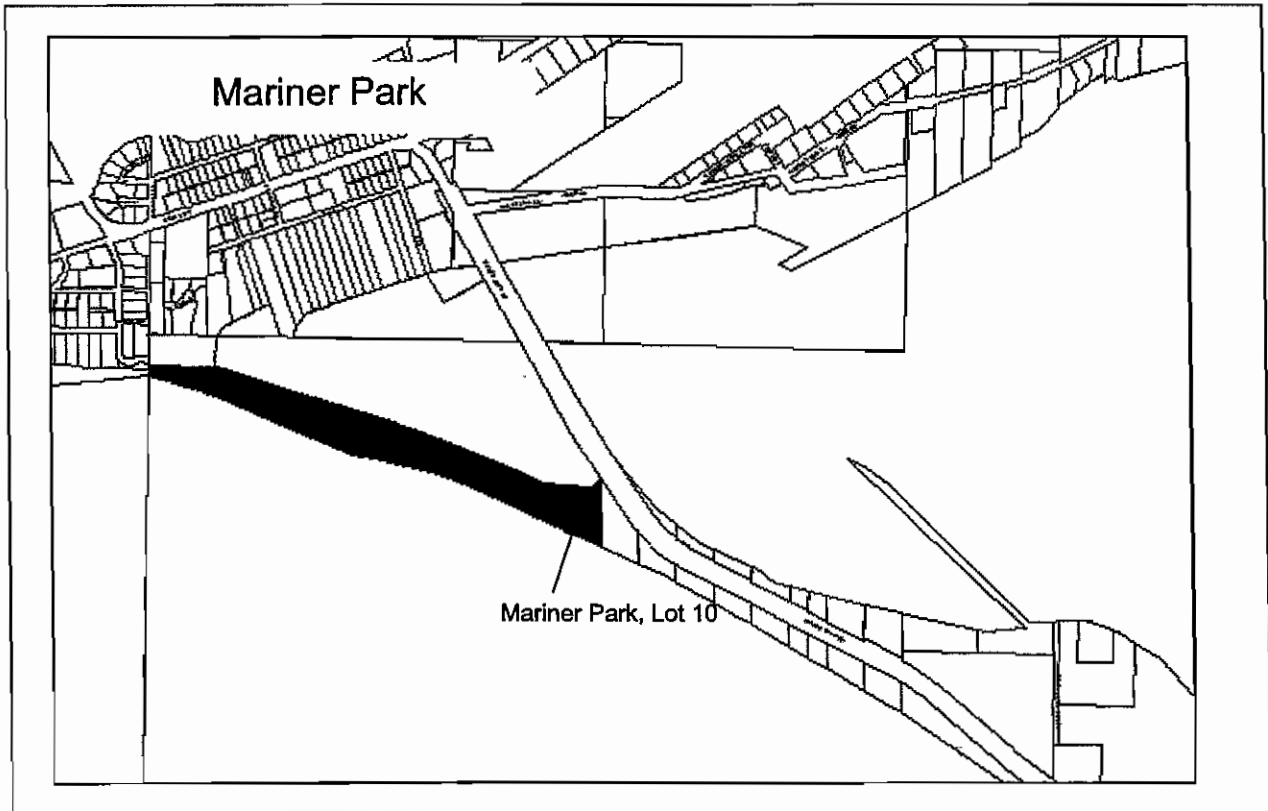
Infrastructure: Water, sewer and paved road access

Notes: Spit trailhead parking lot expanded in 2009.

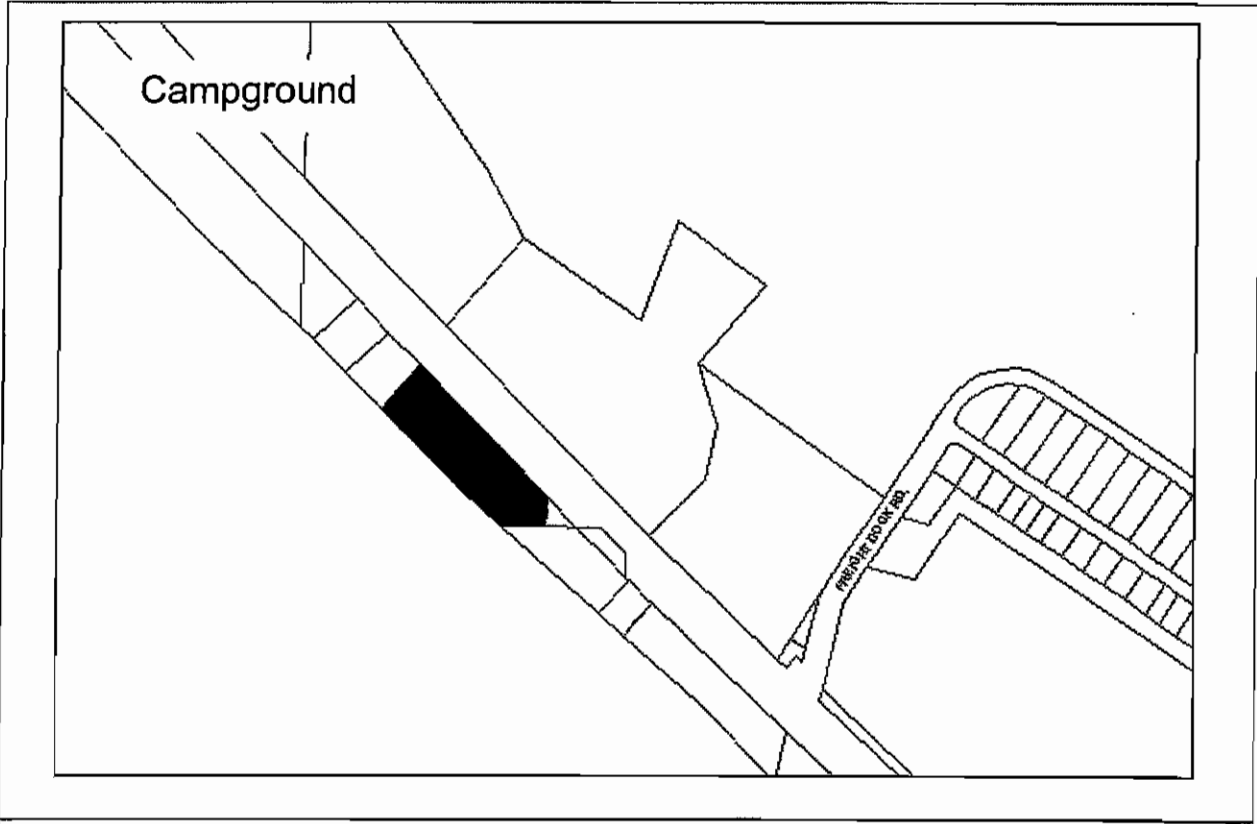
Mariner Park and Mud Bay were nominated by the City as Western Hemisphere Shorebird Reserve Sites in 1994 ("whissern"). They are recognized as sites of international importance. <http://www.whsrn.org/>

See also section C page 9.

Finance Dept. Code:



Designated Use: Undesignated	
Acquisition History: Lot 10: Simmons purchase, 1983. Other are EVOS purchases.	
Area: 32.32 acres	Parcel Number: 18101002-07
2009 Assessed Value: \$144,700	
Legal Description: T 6S R 13W SEC 28 SEWARD MERIDIAN HM GOVT LOTS 10-15	
Zoning: Open Space Recreation	Wetlands: Tidal
Infrastructure: No infrastructure	
<p>Notes: Acquisition of Lots 11-145 should be researched to see how they were acquired.</p> <p>Mariner Park is not a designated Park. Part of the park facilities are located in the lot to the north.</p> <p>Mariner Park and Mud Bay were nominated by the City as Western Hemisphere Shorebird Reserve Sites in 1994 ("whissern"). They are recognized as sites of international importance. http://www.whsrn.org/</p> <p>2012 mariner Park driveway was relocated to the north.</p>	
Finance Dept. Code:	



Designated Use: Camping
Acquisition History:

Area: 3.92 acres (2.1 and 1.82 acres)	Parcel Number: 18103101, 02
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2009 Assessed Value: \$580,000 (Includes value of the campground office)

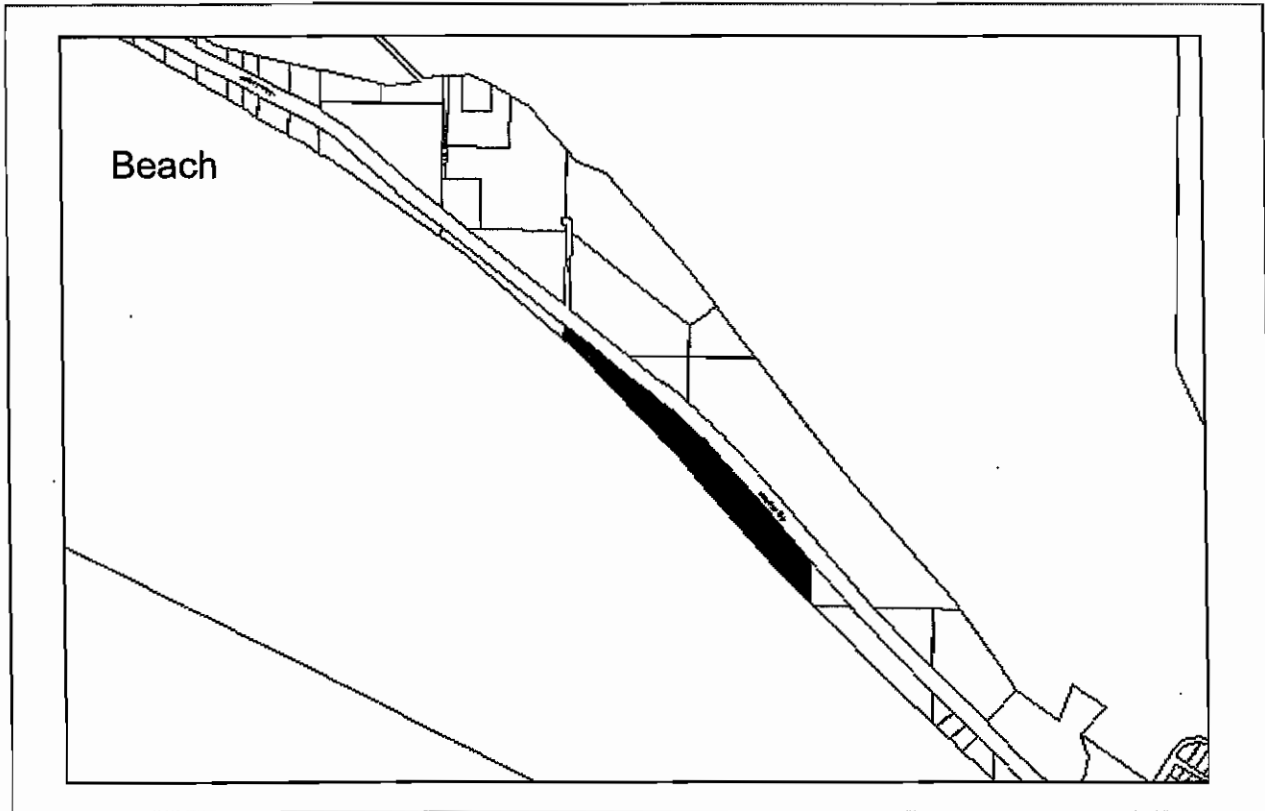
Legal Description: Homer Spit Subdivision Amended Lot 2, and that portion of Government Lot 14 lying south of the Homer Spit Road T6S R13W S35

Zoning: Lot 2: Open Space Recreation. Lot 14: Marine Industrial	
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Infrastructure: Paved road, water and sewer

Notes: At most, 1/3 of the land is above the high tide line. The rest is beach or underwater.

Finance Dept. Code:



Designated Use: Public Use/ Open Space Recreation
Acquisition History: Ord 90-26 (KPB). Lot 6: EVOS purchase

Area: 23 acres	Parcel Number: 181030 02, 04, 06 18102011
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2009 Assessed Value: \$262,200

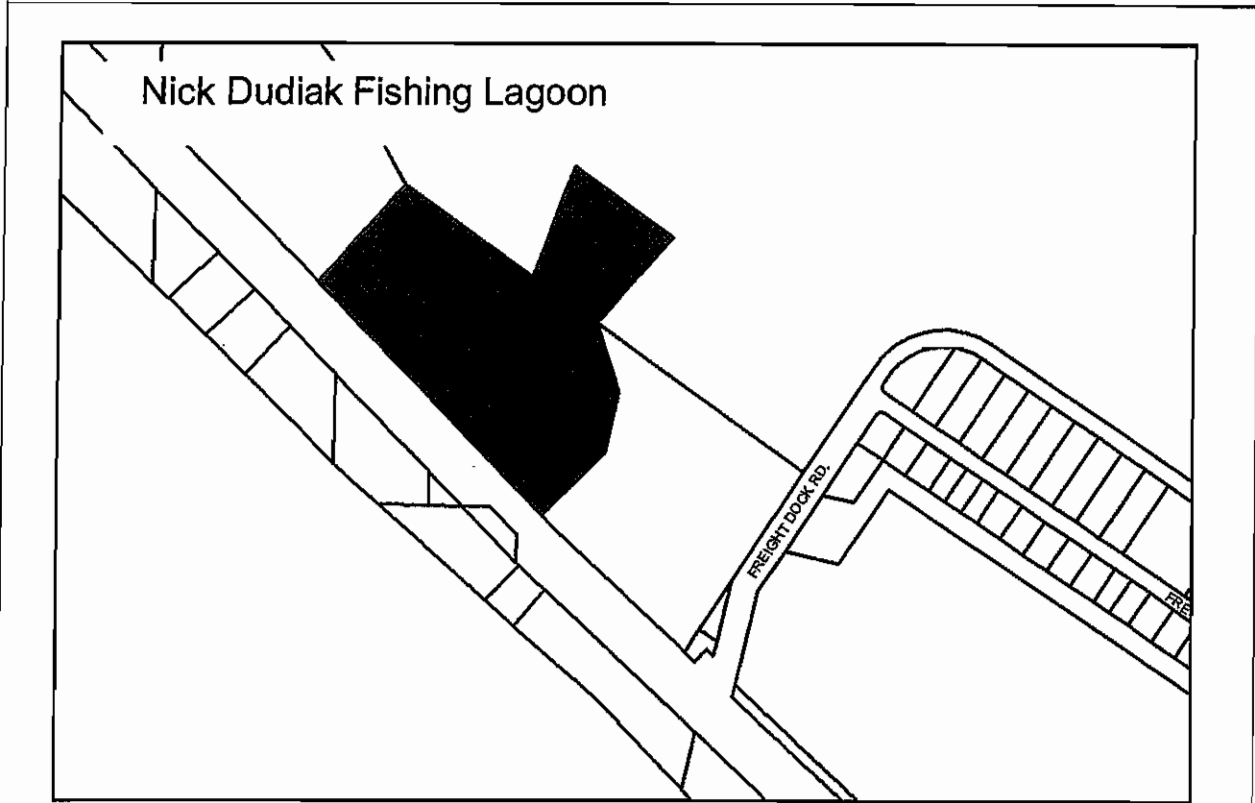
Legal Description: T 6S R 13W SEC 35 SEWARD MERIDIAN HM PORTION GOVT LOT 1,2, Sec 34 Lot 1, lot 6 SW of Sterling Hwy Sec 27

Zoning: Marine Industrial. Lot 6: Open Space Rec	Wetlands: Tidal
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Infrastructure: Paved Road access

Notes:
 Acquisition history of lot 6 should be researched.

Finance Dept. Code:



Designated Use: Fishing Lagoon

Acquisition History: Ord 83-26 Purchase from World Seafood

Area: 17.71 acres

Parcel Number: 18103116

2009 Assessed Value: \$2,144,700

Legal Description: T 6S R 13W SEC 35 SEWARD MERIDIAN HM 0920039 THE FISHIN HOLE SUB TRACT 2

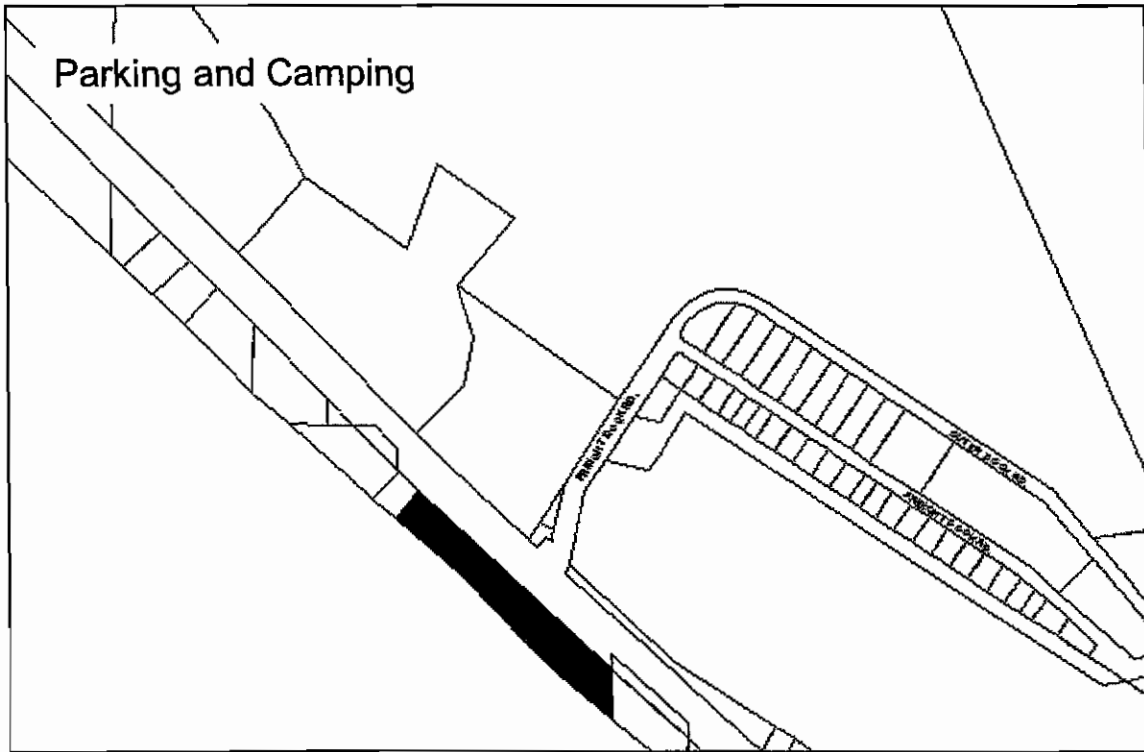
Zoning: Open Space Recreation

Wetlands: N/A. Portions in floodplain.

Infrastructure: City Water and Sewer, paved road access. Restroom.

Notes:

Finance Dept. Code:



Designated Use: Western lot: Camping. East lot, parking
Acquisition History:

Area: 5.7 acres

Parcel Number: 18103301, 18103108

2009 Assessed Value: \$672,500

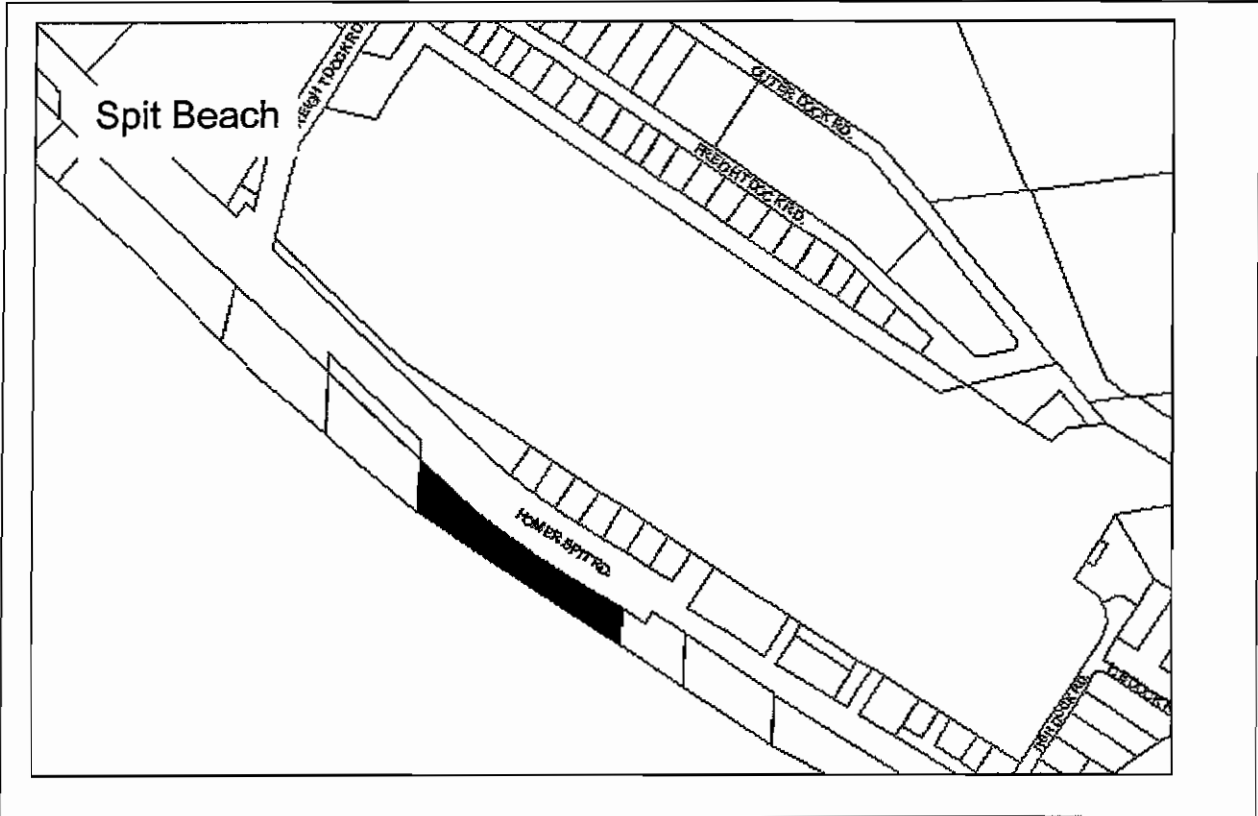
Legal Description: Homer Spit Amended Lots 7 and 9

Zoning: Open Space Recreation

Wetlands: N/A

Infrastructure: Paved Road

Finance Dept. Code:



Designated Use: Open Space Recreation
Acquisition History: Lot 11B: Reso 93-14, 3/24/93 Deed. Acquired through an exchange for lot 18.

Area: 2.36 acres	Parcel Number: 181033 4, 5, 6
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2009 Assessed Value: \$414,000

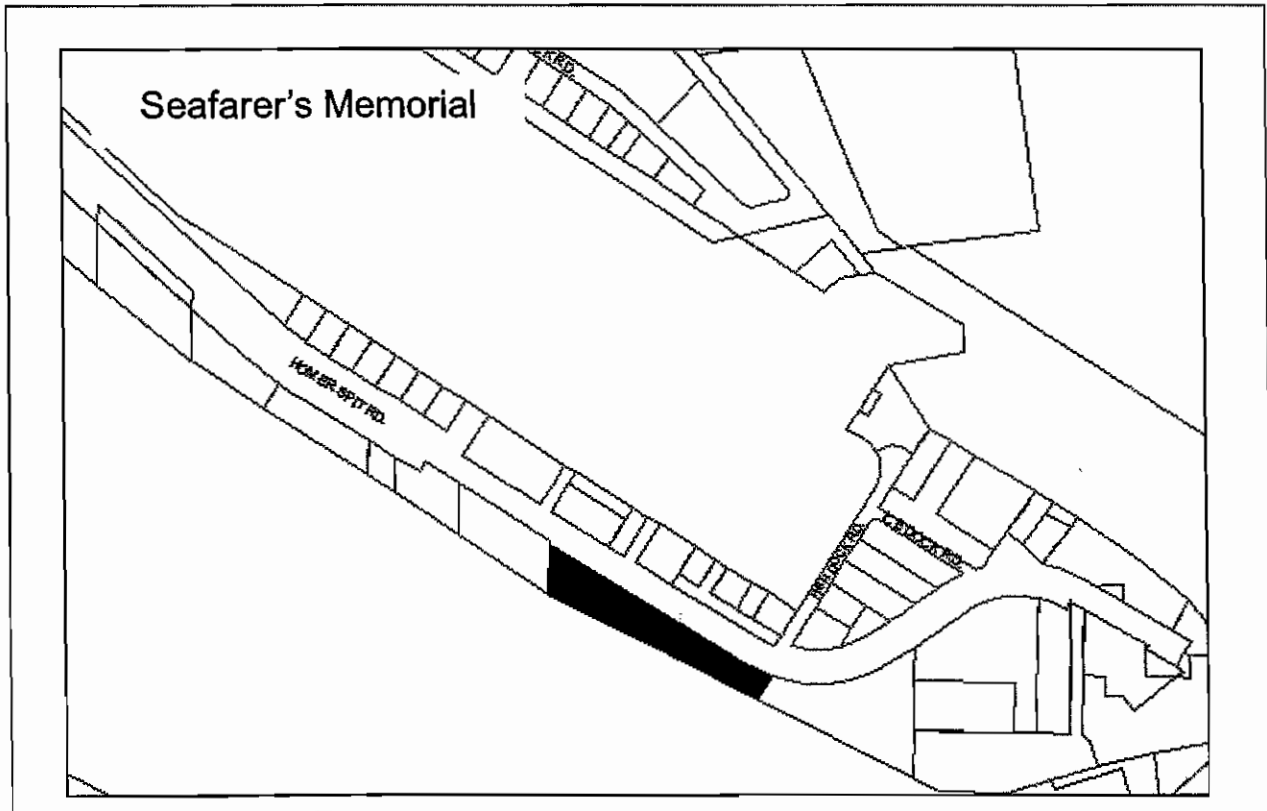
Legal Description: Homer Spit Subdivision Amended Lots 11 and 20. Lot 11B of HM 0640816.

Zoning: Open Space Recreation	Wetlands: N/A
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Infrastructure: Paved Road

Notes:

Finance Dept. Code:



Designated Use: Seafarer's Memorial and parking
Acquisition History:

Area: 2.52 acres	Parcel Number: 18103401
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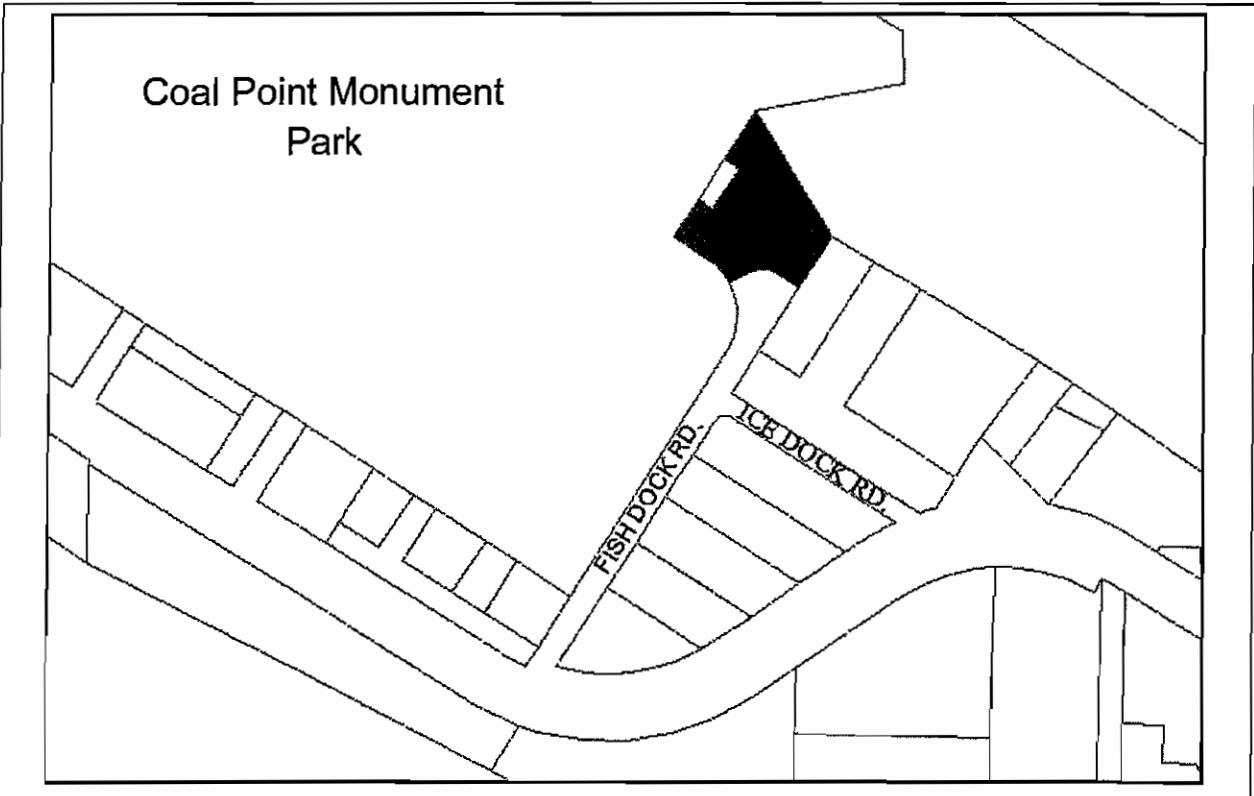
2009 Assessed Value: \$316,900

Legal Description: Homer Split Amended Lot 31

Zoning: Open Space Recreation	Wetlands: N/A
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Infrastructure: Paved Road

Finance Dept. Code:



Designated Use: Park
Acquisition History:

Area: 1.09 acres

Parcel Number: 18103426

2010 Assessed Value: \$322,600

Legal Description: LEGAL T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED COAL POINT MONUMENT PARK EXCLUDING THAT PORTION AS PER LEASE AGREEMENT 187 @ 921

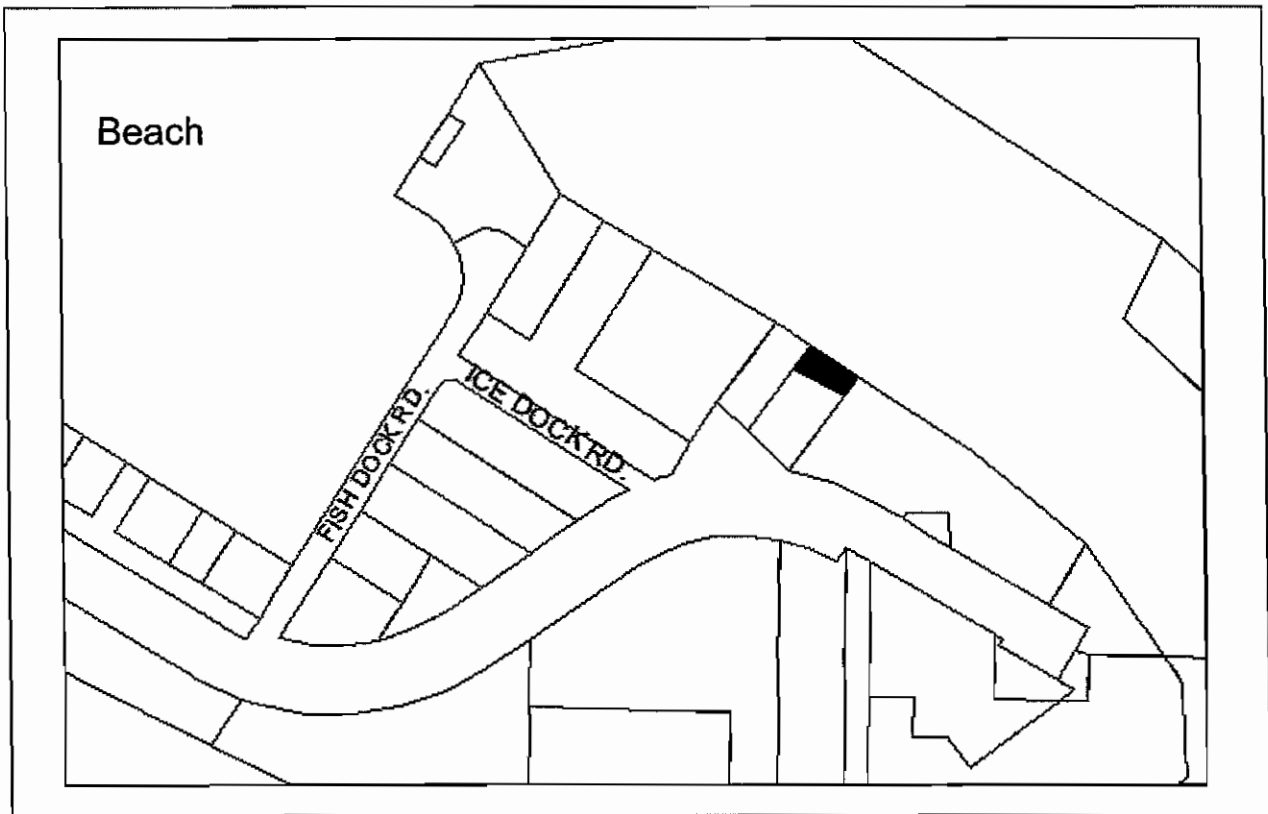
Zoning: Marine Industrial

Wetlands:

Infrastructure: gravel road

Notes:

Finance Dept. Code:



Designated Use: Beachfront between Icicle and Main Dock

Acquisition History:

Area: 0.11 acres

Parcel Number: 18103446

2009 Assessed Value: \$68,800

Legal Description: T 7S R 13W SEC 1 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 20 LYING NE OF THE HOMER SPIT RD & BOUNDED ON THE NW BY LOT 43 OF HOMER SPIT SUB AMENDED & BOUNDED ON THE NE BY ATS 612 & BOUNDED ON THE SE BY LOT 45 OF HOMER SPIT SUB AMENDED & BOUNDED ON THE

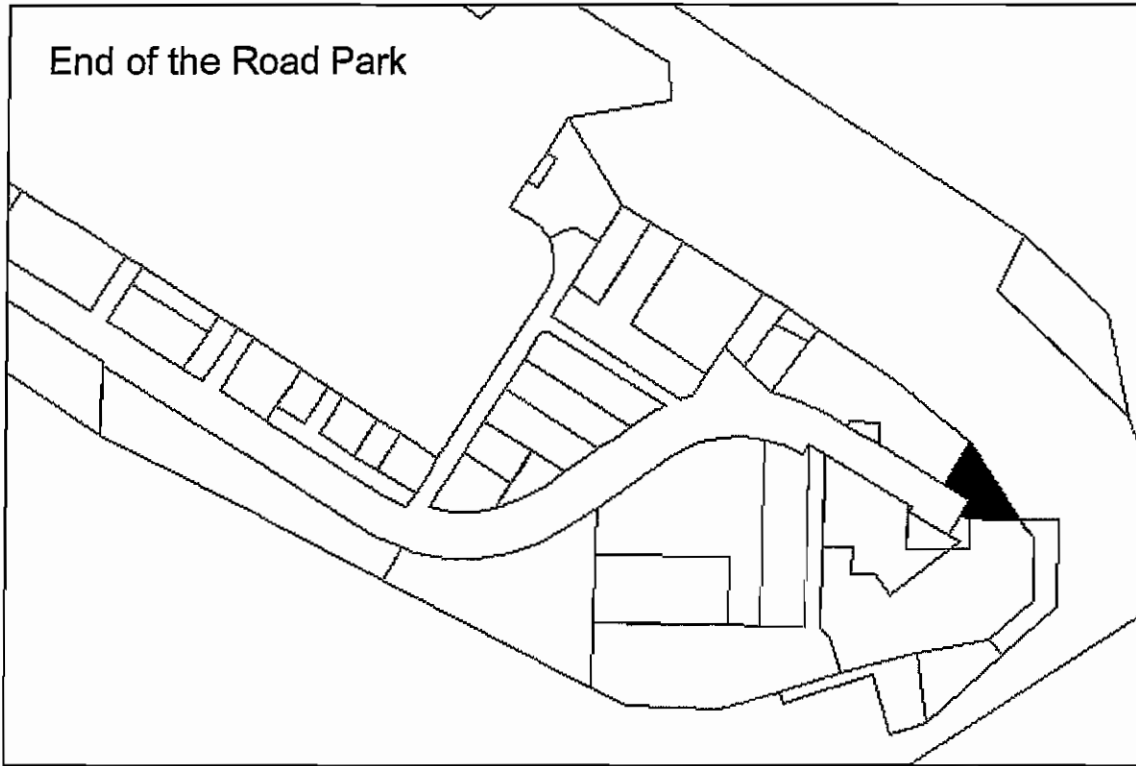
Zoning: Marine Industrial

Wetlands: N/A tidal, flood plain

Infrastructure:

Notes:

Finance Dept. Code:



Designated Use: Not Designated
Acquisition History:

Area: 0.43 acres

Parcel Number: 18103448

2009 Assessed Value: \$173,400

Legal Description: HM0930049 T07S R13W S01 HOMER SPIT SUB NO 6 VELMA'S ADDN LOT 45-B

Zoning: Marine Industrial

Wetlands: N/A

Infrastructure: Water, sewer, paved road access

Address:

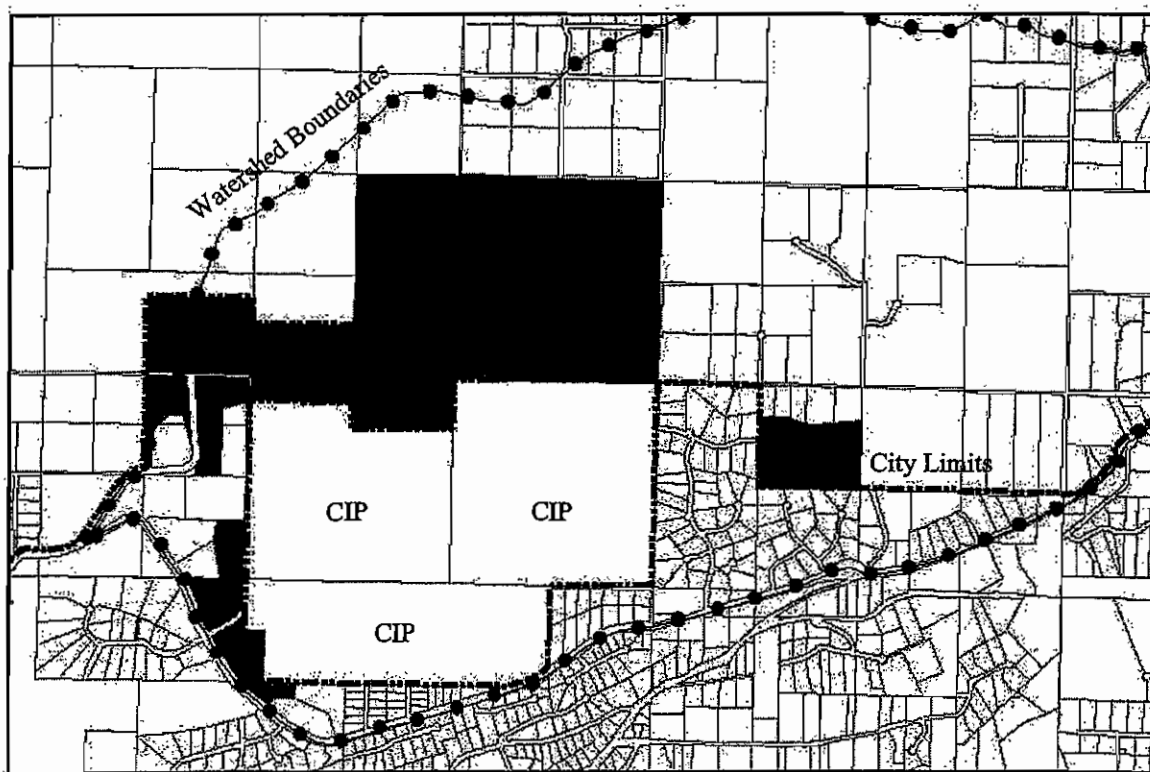
- The land is used as End of the Road Park.

Finance Dept. Code:

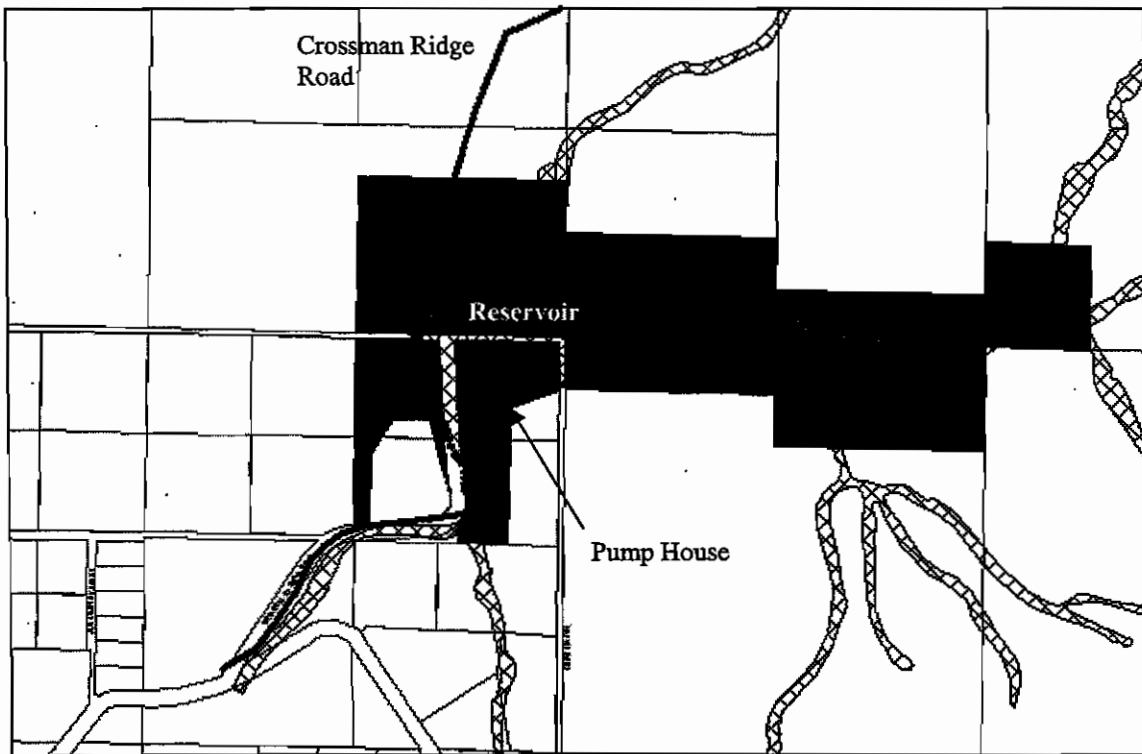
City Lands within the Bridge Creek Watershed Protection District

These properties lie within the Bridge Creek Watershed Protection District. Not all the lands within the district are in Homer City limits. The city owns 19 lots totaling 395.6 acres with an assessed value in 2012 of \$3,957,500. Lands include conservation purchases from the University of Alaska, and water system infrastructure such as the reservoir, pump house, and water treatment plant and tanks.

In 2006, the number one CIP funding priority was the water supply, including the water treatment plant, water source and watershed land acquisitions. In particular, the City has requested funding to purchase additional property bordering the reservoir and Bridge Creek for both water treatment expansion and preservation.



Section updated February 12, 2013



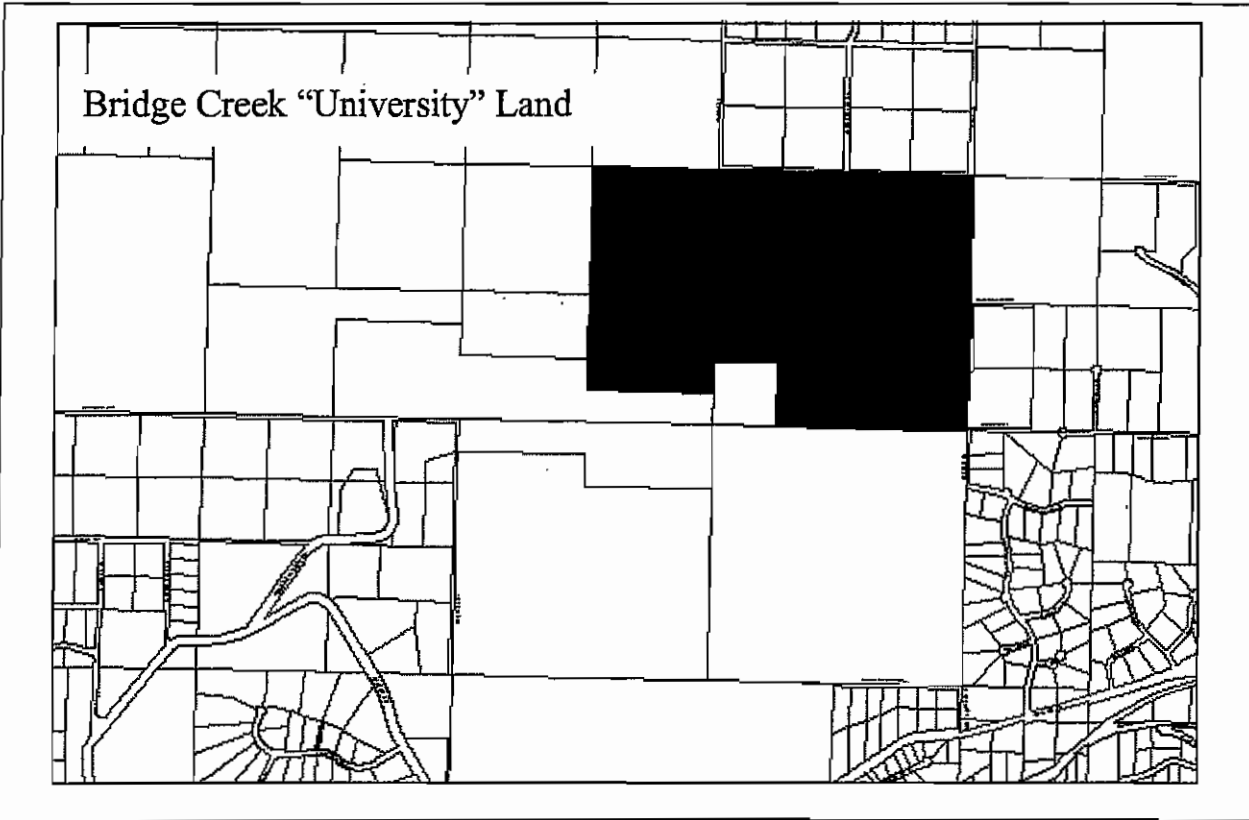
Designated Use: Bridge Creek Watershed, Reservoir and pump house
Acquisition History:

Area: 120.9 acres **Zoning:** Conservation **2012 Assessed Value:** \$313,000

PARCEL ACREAGE LEGAL

17307053	0.410	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 2 THAT PORTION THEREOF LYING EAST OF DIAMOND RIDGE ROAD
17307057	1.470	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 13 A PORTION THEREOF
17307059	0.130	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 13 A PORTION THEREOF
17307062	7.350	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 1 PORTION THEREOF
17307064	6.940	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 2 PORTION THEREOF
17305301	30.000	T 6S R 13W SEC 8 SEWARD MERIDIAN HM N1/2 N1/2 NW1/4 NW1/4 & N1/2 NE1/4 NW1/4
17305111	60.000	T 6S R 13W SEC 5 T 6S R 13W SEC 6 HM SEWARD MERIDIAN S1/2 S1/2 SE1/4 SW1/4 & S1/2 SW1/4 SW1/4 OF SEC 5 & S1/2 SE1/4 SE1/4 & S1/2 N1/2 SE1/4 SE1/4 OF SEC 6
17305236	10.000	T 6S R 13W SEC 5 SEWARD MERIDIAN HM SW1/4 SW1/4 SE1/4
17307060	4.600	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 14 THE W1/2 THEREOF

Finance Dept. Code:



Designated Use: Bridge Creek Watershed Property
Acquisition History: Ordinance 2003-7(A). Purchased from UAA.

Area: 220 acres	Parcel Number: 173 052 34, 35, 17305120
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2012 Assessed Value: \$184,100

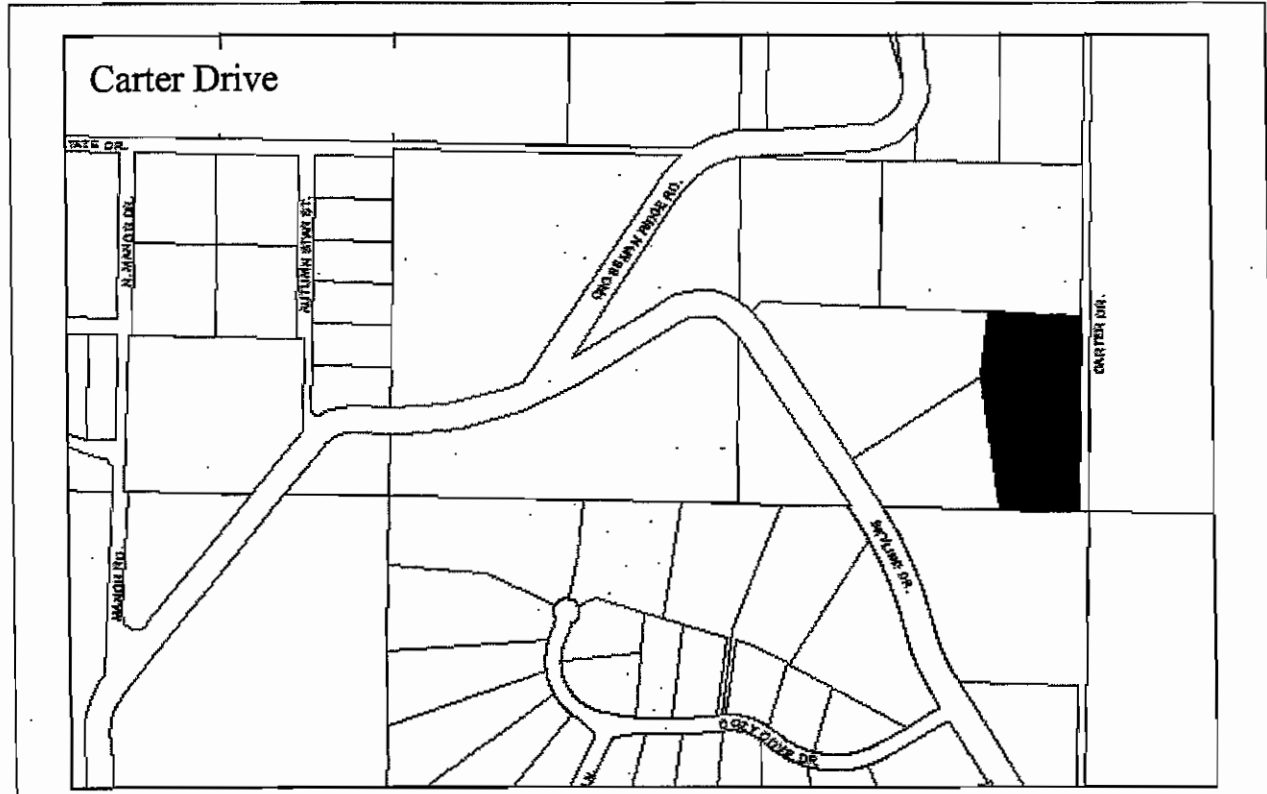
Legal Description: The Northwest one-quarter of the Southeast one-quarter (NW1/4 SE1/4) and the East one-half of the Southwest one-Quarter of the Southeast one-quarter (E1/2 SW1/4 SE1/4) and the Northwest one-quarter of the Southwest one-quarter of the Southeast one-quarter (NW1/4 SW1/4 SE1/4) and the Northeast one-quarter of the Southwest one-quarter (NE1/4 SW1/4) and the North one-half of the South one-half of the Southeast one-quarter of the Southwest one-quarter (N1/2 S 1/2 SE1/4 SW1/4) and the East one-half of the Southeast one-quarter (E1/2 SE1/4) of Section 5, Township 6 South, Range 13 West, Seward Meridian, in the Homer Recording District, State of Alaska.

Zoning: Bridge Creek Watershed Protection District. Not within City Limits.	Wetlands: Some wetlands. Bridge Creek flows through the property.
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Infrastructure: None. Limited legal and physical access.

Notes:
 Paid \$265,000 for land in 2003.

Finance Dept. Code:



Designated Use: A public use to protect and enhance the City's Bridge Creek Watershed and thereby protect its water quality.

Acquisition History: Emergency Ordinance 2005-40, 2005-45.

Area: 5.93 acres

Parcel Number: 173070760

2012 Assessed Value: \$76,300 (Land \$44,300 Structure \$32,000)

Legal Description: HM0840119 T06S R13W S07 Pioneer Valley Subdivision Lot 2

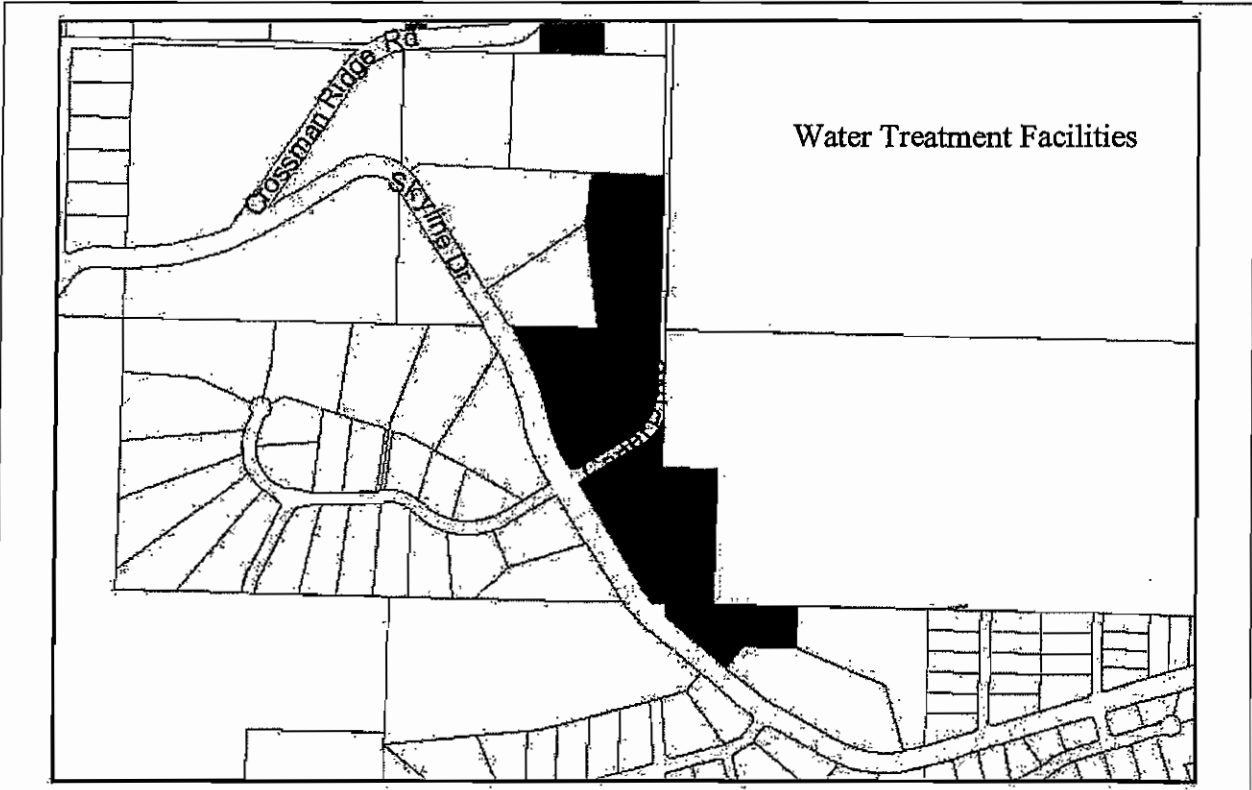
Zoning: Rural Residential, Bridge Creek WPD

Wetlands: Some discharge slope wetland, possibly a creek to the Reservoir.

Infrastructure: Driveway access to property.

Notes: Property includes a small cabin.

Finance Dept. Code:



Designated Use: Protecting the watershed and providing alternate access to property north of the City's water treatment plant, Water Tank and building, City Well Reserve Water Tank and building/Public Purpose.

Acquisition History: Ordinance 10-21 (Lot 1) Lot 34 Purchased 1/97 Tulin

Area: Lot 1: 7.83 acres
 Lot 2: 8.34 acres
 Lot 34: 3 acres

Parcel Number: 17307094, 95, 96, 17308034

2012 Assessed Value: Lot 1: land \$45,600 Lot 2: Land \$79,500, improvements \$2,389,400
 Lot 34: land \$42,300, Improvements \$677,500,

Legal Description: Hillstrand's Homestead Lots 1, 2, Tulin Terrace Upper Terrace Lot 34

Zoning: Rural Residential, Bridge Creek WPD

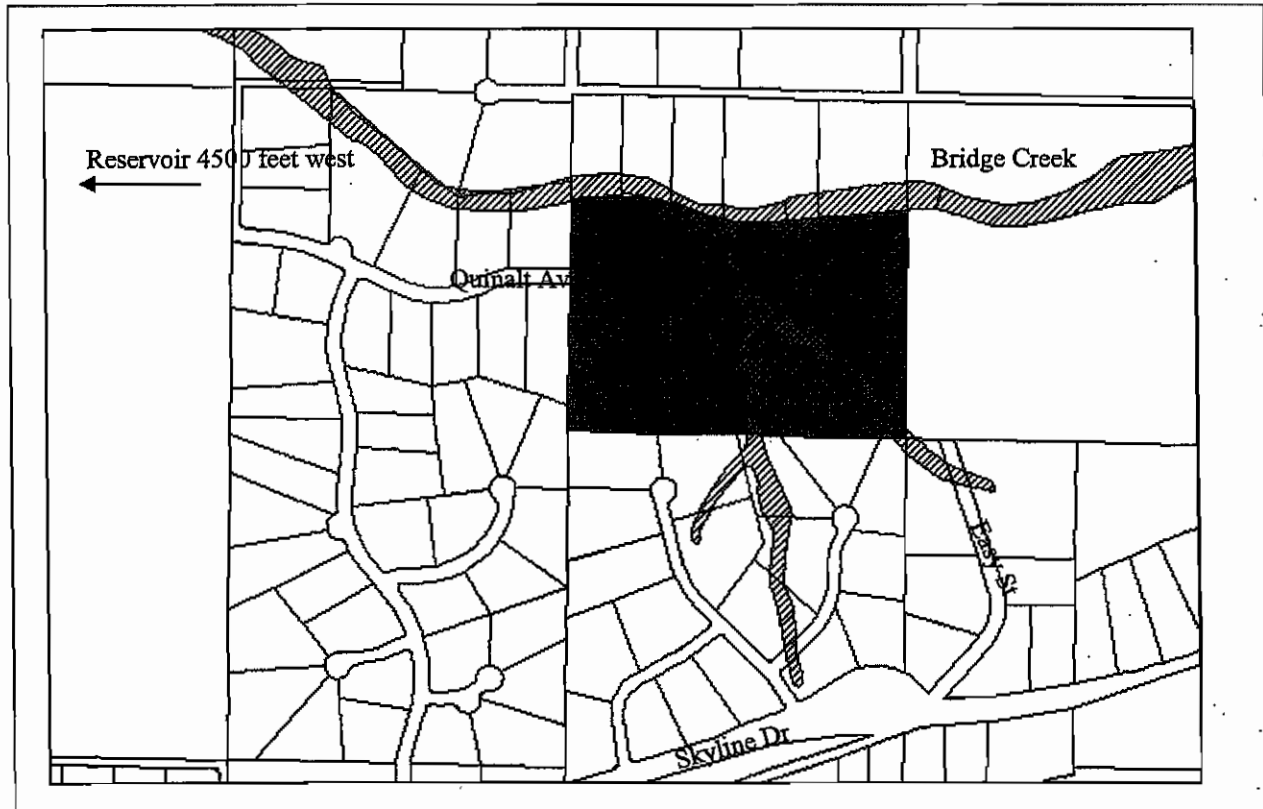
Wetlands: Some discharge slope wetland, possibly a creek to the Reservoir.

Infrastructure: Paved road, electricity

Notes:

Bulk of Lot 1 purchased in 2010, Ord 10-21, \$90,000. 184 Skyline Dr
 Western half of lot 2 has old water tank. Former water treatment plant site.
 Eastern half of lot 2, acquired through eminent domain. Location of the water treatment plant.
 Lot 34 is the site of a 1 million gallon water tank.

Finance Dept. Code:



Designated Use: Watershed Protection Purposes	
Acquisition History: Ordinance 2009-08(A)	
Area: Lot 6: 6.91 acres, Lot 7: 13.38 acres Lot 8: 8.89 acres Total: 28.81 acres	Parcel Numbers: 1736600 6, 7, 8
20012 Assessed Value: \$185,700 (all lots)	
Legal Description: Lots 6,7 and 8, Roehl Parcels Record of Survey Amended	
Zoning: Not in city limits.	Wetlands: about half the land is wetland. Bridge Creek is the northern boundary of these lots.
Infrastructure: Gravel access on Easy Street and Quinalt Ave. There is a gravel road with some sort of easement over lots 6 and 7.	
Notes: Lots purchased 2/25/09 Lot 6, \$58,735, recorded document 2009-000612-0 Lot 7, \$113,730, recorded document 2009-000613-0 Lot 8, \$75,565, recorded document 2009-000611-0 Total Cost: \$248,030 The northern lot line of these lots is bridge creek, and meanders as the creek meanders.	
Finance Dept. Code:	

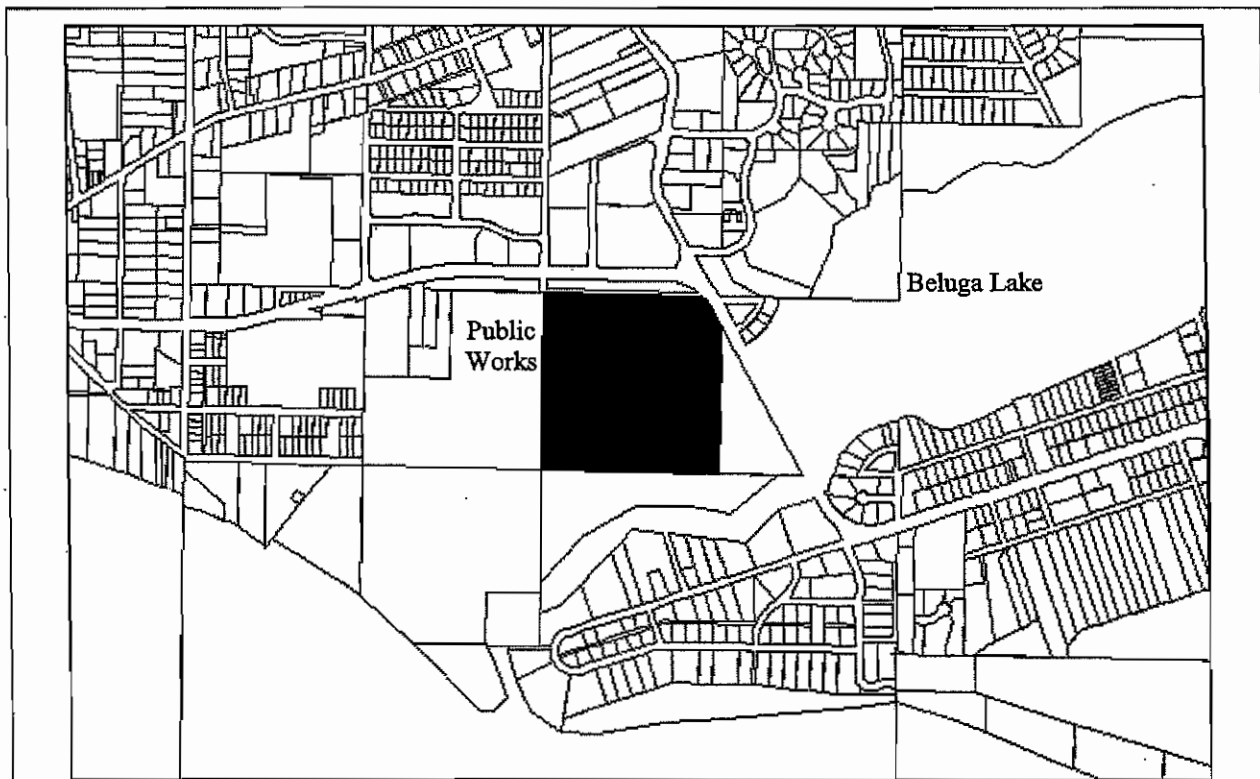
Homer Conservation Easement Lands

Existing conservation lands in Homer were mainly acquired through Exxon Valdez Oil Spill funding. Generally there are very strict easements on these lands as they were purchased to protect habitat, particularly shorebird habitat in sensitive areas. A portion of Louie's Lagoon has a conservation easement held by the Kachemak Heritage Land Trust.

Total acreage: 169.72 acres.



This section updated 1/27/2012



Designated Use:

Acquisition History: EVOS purchase and conservation easement.

Area: 39.24 acres

Parcel Number: 17714006

2009 Assessed Value: \$48,400

Legal Description: HM T06S R13W S20 NW1/4 SE1/4 EXC HOMER BY PASS RD

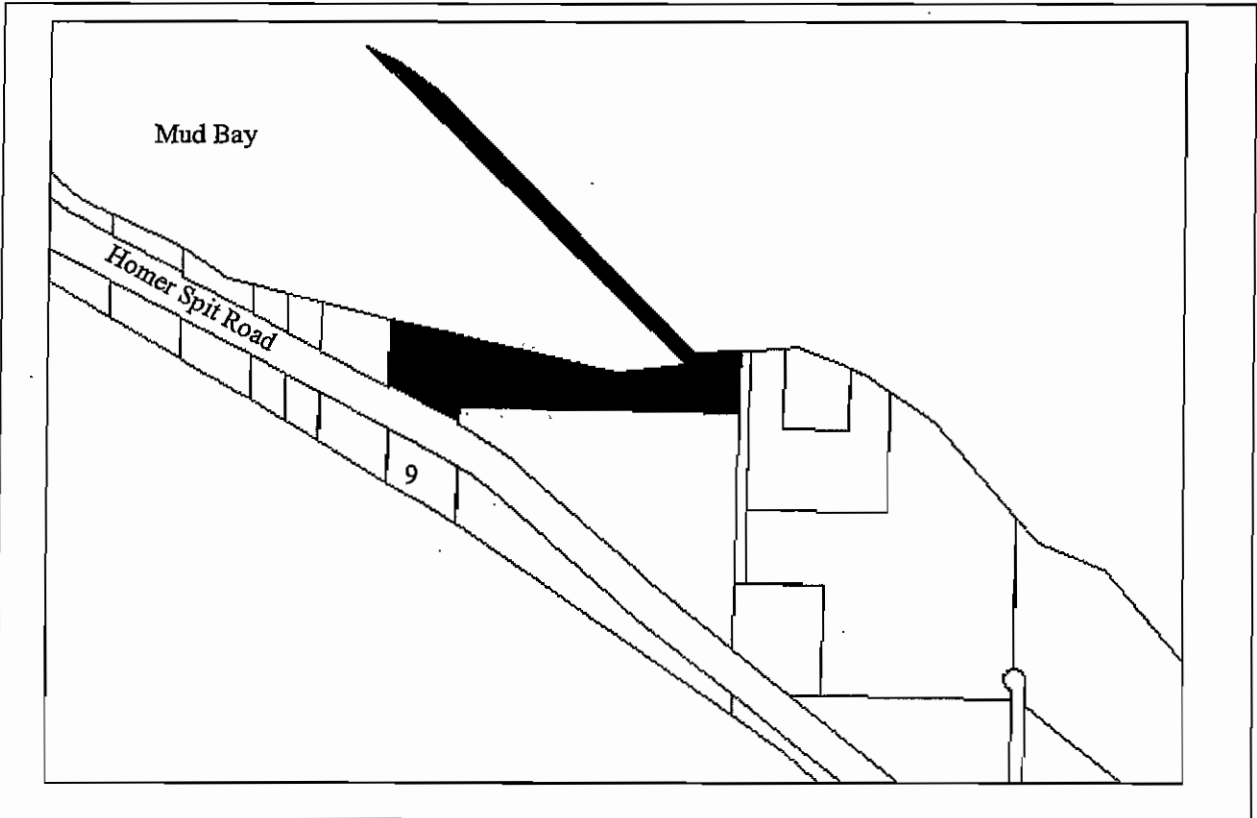
Zoning: Conservation

Wetlands: Beluga Slough Estuary

Notes:

- Conservation Easement document recorded in Book 0275, Page 243, Homer Recording District, 4/21/98.
- Parcel is within a FEMA-mapped floodplain.

Finance Dept. Code: 392.0013



Designated Use:
Acquisition History: EVOS purchase and conservation easement. Resolution 97-72 and 104.

<p>Area: Lot 7: 7.1 acres Lot 8: 3.94 acres Lot 9: 3.00 acres Lot 9 S of Road: 2.16 acres (no EVOS Conservation Easement)</p>	<p>Parcel Number: 181020 02, 01, 18101023, 24</p>
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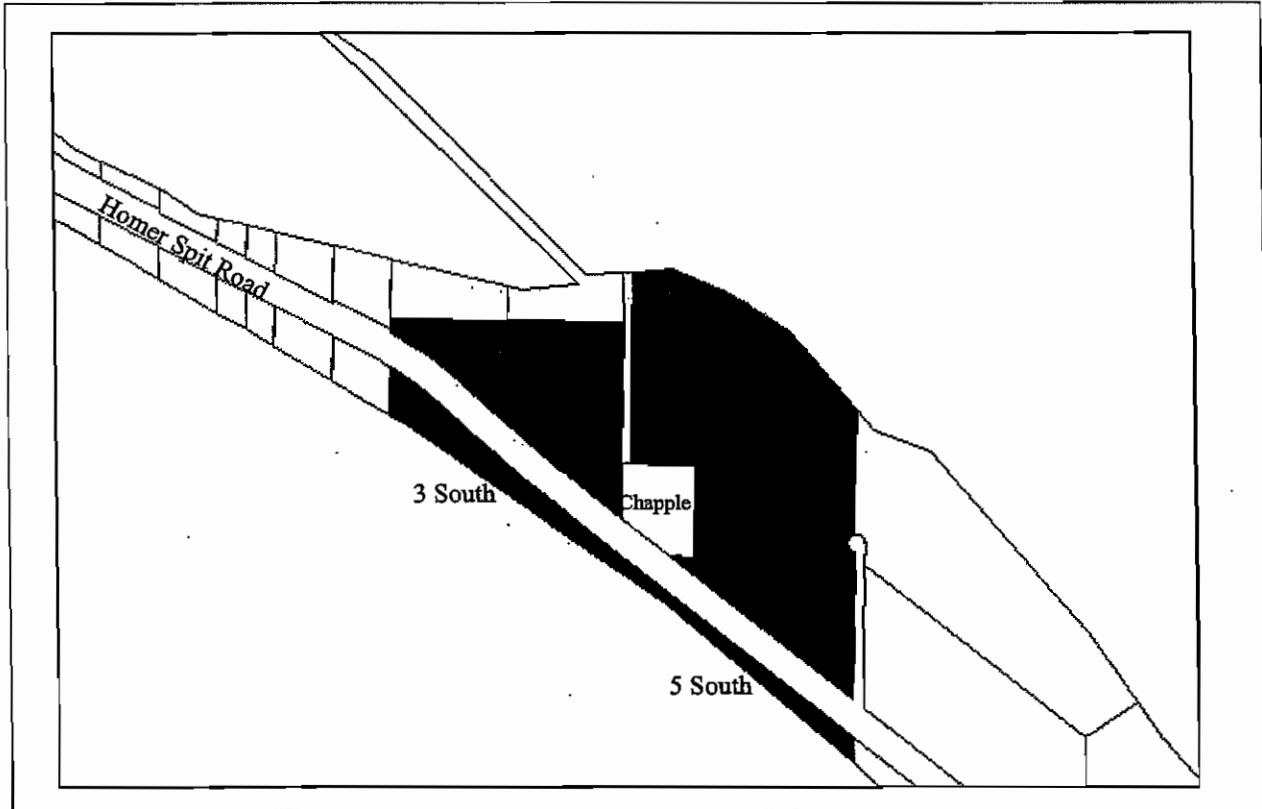
2009 Assessed Value: Lot 7: \$115,800 Lot 8: \$76,600 Lot 9: \$65,100 Lot 9S: \$10,300

Legal Description: HM T06S R13W S27 GOVT LOT 7 (east) and 8 (west)
 HM T06S R13W S28 THAT PORTION OF GOVT LOT 9 LYING NORTH OF HOMER SPIT RD

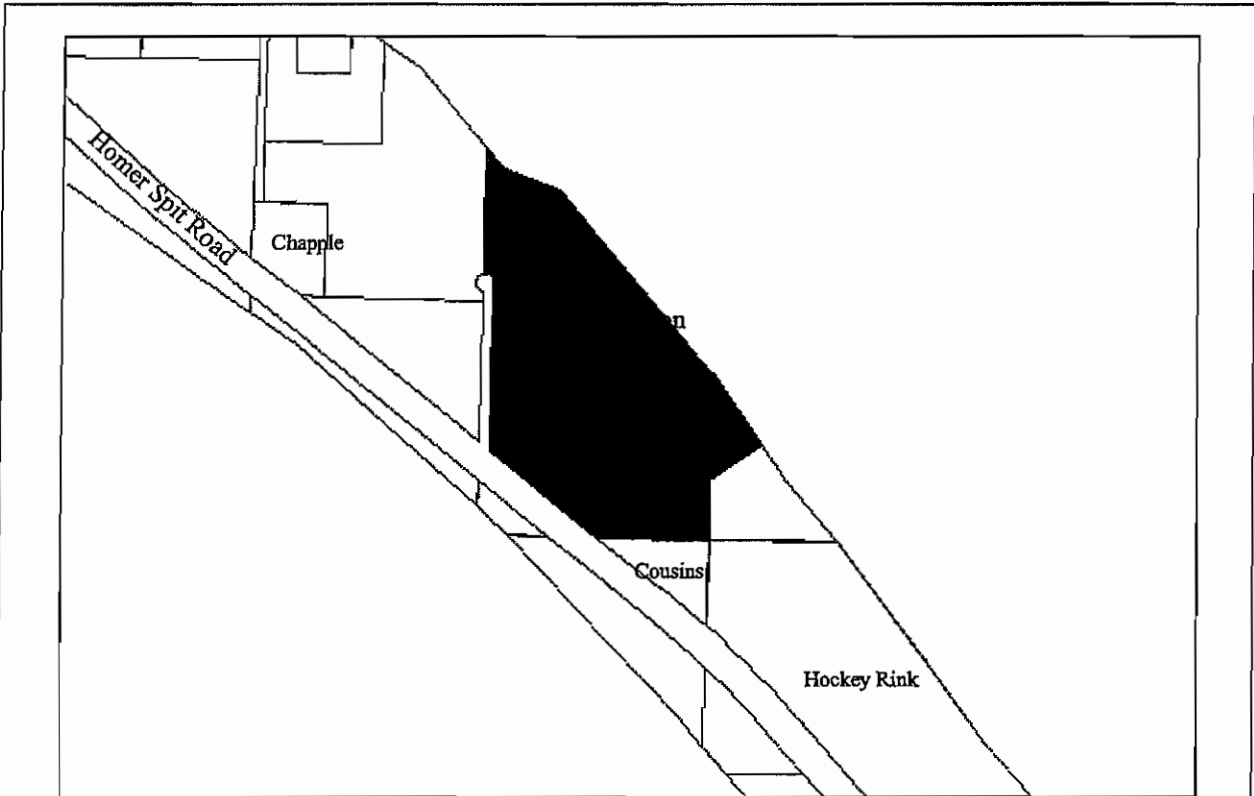
<p>Zoning: Conservation—lots 7 and 8 Open Space Recreation—Lot 9</p>	<p>Environment: State Critical Habitat Area below 17.4 ft . mean high tide line.</p>
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- Notes:**
- Conservation easement recorded in Book 0275, Page 229, Homer Recording District, 4/21/98.
 - Parcels are within a FEMA-mapped flood hazard area.

Finance Dept. Code:



Designated Use:	
Acquisition History: EVOS purchase and conservation easement.	
Area: Total: 70.97 acres	Parcel Number: 18102 03, 04, 05, 06, 09, 10,14
2009 Assessed Value: Total: \$989,500	
Legal Description: T 6S R 13W SEC 27 SEWARD MERIDIAN HM:	
<ul style="list-style-type: none"> • 0630660 WALTER DUFOUR SUB LOT 1, 0630060 WALTER DUFOUR SUB TRACT A • THAT PORTION OF GOVT LOT 3 LYING NORTH OF HOMER SPIT RD • THAT PORTION OF GOVT LOT 3 LYING SOUTH OF HOMER SPIT RD • THAT PORTION OF GOVT LOT 5 LYING NORTH OF HOMER SPIT RD • PORTION OF GOVT LOT 5 LYING SOUTH OF HOMER SPIT HWY • 0770055 WALTER DUFOUR SUB TRACT B TRACT B 	
Zoning: Conservation South side of lot 5 is zoned Marine Industrial, but development is restricted by the conservation easement.	Environment: State Critical Habitat Area below 17.4 ft. mean high tide line.
Notes:	
<ul style="list-style-type: none"> • Conservation easement recorded in Book 0275, Page 222, Homer Recording District ,4/21/98. • Deeded to the City on same date, Book 0275, Page 236, HRD. • Parcels are within a FEMA-mapped flood hazard area. 	
Finance Dept. Code:	



Designated Use:
Acquisition History: EVOS purchase and conservation easement.

Area: Total: 45.47 acres	Parcel Number: 181-020 - 18, 19
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2009 Assessed Value: Total: \$747,300

Legal Description: HM2001008 T06S R13W S27 LOUIE'S LAGOON LOT 6-A
 HM2001008 T06S R13W S27 LOUIE'S LAGOON LOT 6-B

Zoning: Conservation	Environment: State Critical Habitat Area below 17.4 ft. mean high tide line.
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Notes:

- Conservation easement recorded in Book 0275, Page 229, Homer Recording District, 4/21/98. This easement covers former Lot 6. See plat 2001-008.
- Conservation easement with Kachemak Heritage Land Trust on Lot 6B. Executed 10/4/02, document 2004-004843-0 HRD.
- Parcels are within a FEMA-mapped flood hazard area.

Finance Dept. Code:

City Lands

PARCEL_ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
18103477	4480 HOMER SPIT RD	0.52	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 2007136 HOMER SPIT REPLAT 2006 LOT 9-A	A-2
18103478		0.53	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 2007136 HOMER SPIT REPLAT 2006 LOT 10-A	A-2
18103223		0.67	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 4	A-3
18103224		0.67	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 5	A-3
18103225		0.67	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 6	A-3
18103226		0.67	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 7	A-3
18103227		0.67	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 8	A-3
18103228	4290 FREIGHT DOCK RD	0.67	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 9	A-3
18103229		0.67	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 10	A-3
18103230		1.78	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 11	A-3
18103220	4380 FREIGHT DOCK RD	5.00	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 12	A-4
18103238		0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 19	A-5
18103239		0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 20	A-5
18103324		Portion	Homer Spit Sub No 2 Lot 12-A	A-6
18103316	4262 HOMER SPIT RD	0.29	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 19	B-10
18103309	4390 HOMER SPIT RD	0.23	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 30	B-11
18103432	4400 HOMER SPIT RD	0.57	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT AMENDED LOT 32	B-12
18103431	4406 HOMER SPIT RD	0.20	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0920050 HOMER SPIT SUB NO TWO AMD LOT 88-1	B-13
18103442	4460 HOMER SPIT RD	0.29	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0920050 HOMER SPIT SUB NO TWO AMENDED LOT 88-2	B-14
18103443	4470 HOMER SPIT RD	0.18	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0920050 HOMER SPIT SUB NO TWO AMENDED LOT 88-3	B-15

City Lands

PARCEL ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
18103444	4474 HOMER SPIT RD	0.31	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0920050 HOMER SPIT SUB NO TWO AMENDED LOT 88-4	B-16
18103402	4535 HOMER SPIT RD	2.93	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 50	B-17
18103403		1.50	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 49 THAT PORTION PER LEASE 205/928	B-17
18103421	800 FISH DOCK RD	0.63	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0900052 CITY OF HOMER PORT INDUSTRIAL NO 3 LOT 12-A1	B-18
18103452	4501 ICE DOCK RD	0.79	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0990043 CITY OF HOMER PORT INDUSTRIAL NO 4 LOT 12-C	B-19
17504024	4300 BARTLETT ST	7.12	T 6S R 13W SEC 18 SEWARD MERIDIAN HM 2008092 SOUTH PENINSULA HOSPITAL SUB 2008 ADDN TRACT A2	B-2
18103425	874 FISH DOCK RD	0.52	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0800092 CITY OF HOMER PORT INDUSTRIAL SUB NO 2 LOT 13B	B-20
18103419	842 FISH DOCK RD	1.49	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED ADL 18009 LOT 41 (ADL 18009)	B-21
18103427	843 FISH DOCK RD	0.07	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED THAT PORTION OF COAL POINT MONUMENT PARK AS PER LEASE AGREEMENT 187 @ 921	B-22
18103404	4667 HOMER SPIT RD	2.23	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 48	B-23
18103445	4688 HOMER SPIT RD	0.35	T 7S R 13W SEC 1 SEWARD MERIDIAN HM A PORTION OF GOVT LOT 20 PER A/L 207 @ 73	B-24
18103447	4690 HOMER SPIT RD	1.83	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0930049 HOMER SPIT SUB NO 6 VELMA'S ADDN LOT 45-A	B-26
18103260	4607 FREIGHT DOCK RD	0.46	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0970072 HOMER SPIT NO 6 8-E-1	B-27
17510070	450 STERLING HWY	4.30	T 6S R 13W SEC 19 SEWARD MERIDIAN HM 2000022 HOMER SCHOOL SURVEY 1999 CITY ADDN TRACT 2	B-3
18103105	3815 HOMER SPIT RD	1.60	T 6S R 13W SEC 35 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 5	B-4
18103117	3854 HOMER SPIT RD	11.27	T 6S R 13W SEC 35 SEWARD MERIDIAN HM 0940043 THE FISHIN HOLE SUB NO 2 TRACT 1-A	B-5
18103118	3978 HOMER SPIT RD	0.15	T 6S R 13W SEC 35 SEWARD MERIDIAN HM 0940043 THE FISHIN HOLE SUB NO 2 TRACT 1-B	B-6
18103119	1114 FREIGHT DOCK RD	0.18	T 6S R 13W SEC 35 SEWARD MERIDIAN HM 0940043 THE FISHIN HOLE SUB NO 2 TRACT 1-C	B-7

City Lands

PARCEL_ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
18103240	4323 FREIGHT DOCK RD	0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 21	B-8
18103218	4373 FREIGHT DOCK RD	0.32	T 6S & 7S R 13W SEC 36 & 1 SEWARD MERIDIAN HM 0920024 HOMER SPIT FOUR SUB	B-9
17717706	997 OCEAN DRIVE LOOP	0.68	T 6S R 13W SEC 29 SEWARD MERIDIAN HM 0003415 OSCAR MUNSON SUB LOT 43	C-10
17717707	1017 OCEAN DRIVE LOOP	0.98	T 6S R 13W SEC 29 SEWARD MERIDIAN HM 0003415 OSCAR MUNSON SUB LOT 44	C-10
18101008		4.60	T 6S R 13W SEC 28 SEWARD MERIDIAN HM GOVT LOT 8	C-11
18101009		1.44	T 6S R 13W SEC 28 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 7 LYING SOUTH OF HOMER SPIT RD	C-11
18101010	1920 HOMER SPIT RD	0.81	T 6S R 13W SEC 28 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 7 LYING NORTH OF HOMER SPIT RD	C-11
18101011		0.77	T 6S R 13W SEC 28 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 6 LYING NORTH OF HOMER SPIT RD	C-11
18101012		1.20	T 6S R 13W SEC 28 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 6 LYING SOUTH OF HOMER SPIT RD	C-11
18101013		1.32	T 6S R 13W SEC 28 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 5 LYING SOUTH OF HOMER SPIT RD	C-11
18101014		0.82	T 6S R 13W SEC 28 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 5 LYING NORTH OF HOMER SPIT RD	C-11
18103451	810 FISH DOCK RD	0.68	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0990043 CITY OF HOMER PORT INDUSTRIAL NO 4 LOT 12-B	C-12
18103408		0.08	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 47	C-13
17528001		1641.24	T 6S R 14W SEC 19 & 23 & 24 & 30 SEWARD MERIDIAN HM 0770064 ALASKA TIDELANDS SURVEY NO 612	C-2
17728001		499.54	T 6S R 13W SEC 20 & 29 SEWARD MERIDIAN HM 0742265 ALASKA TIDELAND SURVEY 612	C-2

PARCEL ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
18107001		4573.00	T 6S & 7S R 13W SEC 13 22 24 27 33 35 01 & 14 SEWARD MERIDIAN HM 0770064 ALASKA TIDELANDS SURVEY 612 THAT PTN LYING WITHIN SEC 13 & 14 & 22 THRU 24 & 26 THRU 28 & 33 THRU 36 OF T6S & WITHIN SEC 1 & 2 OF T7S EXCLUDING THAT PTN OF TIDELANDS VESTED TO S	C-2
18103213	4666 FREIGHT DOCK RD	4.19	T 6S & 7S R 13W SEC 36 & 1 SEWARD MERIDIAN HM 0920050 HOMER SPIT SUB NO TWO AMENDED TRACT A	C-3
17715402		0.03	R BENSON SUB AMENDED LOT 46 EXCLUDING HOMER BY-PASS ROAD	C-4
17715403		0.03	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0670365 W R BENSON SUB AMENDED LOT 46 EXCLUDING HOMER BY-PASS ROAD	C-4
17708015		3.00	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0930008 HOMER FAA SITE SUB TRACT 38A	C-5
17719209	209 E PIONEER AVE	4.71	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0000251 - A NILS O SVEDLUND SUB LOT 7 TRACT B & PTN OF TR B AS FOLLOWS: BEG AT SE CORNER OF LOT 7 TH N 0 DEG 2' W 545 FT TO S ROW OF STERLING HWY,CORNER 2; TH N 75 DEG 15' E ALONG ROW 62.6 FT TO CORNER 3 TH S 00 DEG 15' W TO S ROW OF STERLING HWY	C-5
17520009	131 OHLSON LN	0.32	T 6S R 13W SEC 19 SEWARD MERIDIAN HM PORTION THEREOF S OF OLSEN LANE	C-6
17908009		2.50	T 6S R 13W SEC 14 SEWARD MERIDIAN HM GOVT LOT 10	C-7
17908015		2.50	T 6S R 13W SEC 14 SEWARD MERIDIAN HM GOVT LOT 21	C-7
17908025		2.50	T 6S R 13W SEC 14 SEWARD MERIDIAN HM GOVT LOT 24	C-7
17908026		2.50	T 6S R 13W SEC 14 SEWARD MERIDIAN HM GOVT LOT 25	C-7
17908050	4757 Kachemak Drive	0.49	SOUTH HALF OF GOVERNMENT LOT 30 LYING WEST OF KACHEMAK DRIVE	C-8
17514301		0.27	T 6S R 13W SEC 19 SEWARD MERIDIAN HM 0000049 BUNNELLS SUB LOT 75	D-10
18103214	795 FISH DOCK RD	72.94	T 6S & 7S R 13W SEC 35 & 36 & 1 & 2 SEWARD MERIDIAN HM 0920050 HOMER SPIT SUB NO TWO AMENDED SMALL BOAT HARBOR	D-11
18103318		0.30	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 17	D-12
18103319		0.31	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 16	D-12

City Lands

PARCEL ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
18103320		0.31	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 15	D-12
18103321		0.31	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 14	D-12
18103322	4166 HOMER SPIT RD	0.30	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 13	D-12
18103324	4166 HOMER SPIT RD	1.59	T 6S & 7S R 13W SEC 35 & 36 & 1 & 2 SEWARD MERIDIAN HM 0910003 HOMER SPIT SUB NO TWO LOT 12A	D-12
18103216		5.22	T 6S & 7S R 13W SEC 35 & 36 & 1 & 2 SEWARD MERIDIAN HM 0920050 HOMER SPIT SUB NO TWO AMENDED LOT G-8	D-13
18103247	4171 FREIGHT DOCK RD	0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 28	D-13
18103248	4155 FREIGHT DOCK RD	0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 29	D-13
18103249	4147 FREIGHT DOCK RD	0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 30	D-13
18103250	4123 FREIGHT DOCK RD	0.22	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 31	D-13
18103251	4109 FREIGHT DOCK RD	0.22	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 32	D-13
18103252	4081 FREIGHT DOCK RD	0.22	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 33	D-13
18103253	4065 FREIGHT DOCK RD	0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 34	D-13
18103254	4035 FREIGHT DOCK RD	0.31	T 6S R 13W SEC 35 & 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 35	D-13
18103255	4001 FREIGHT DOCK RD	0.35	T 6S R 13W SEC 35 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 36	D-13
18103256		0.50	T 6S R 13W SEC 35 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 37	D-13
18103221		0.65	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 2	D-14
18103222		0.67	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 3	D-14
18103231		0.66	T 6S R 13W SEC 35 & 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 1	D-14
18103233		0.32	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 14	D-15

PARCEL ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
18103234		0.32	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 15	D-15
18103235		0.19	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 16	D-15
18103236		0.24	T 6S & 7S R 13W SEC 36 & 1 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 17	D-15
18103237		0.33	T 6S & 7S R 13W SEC 36 & 1 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 18	D-15
18103241		0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 22	D-15
18103242		0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 23	D-15
18103243		0.26	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 24	D-15
18103244		0.22	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 25	D-15
18103245		0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 26	D-15
18103246		0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 27	D-15
18103232		2.08	T 6S & 7S R 13W SEC 36 & 1 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 13	D-16
18103259		1.12	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0970072 HOMER SPIT NO 6 8-D-1	D-17
18103310	4348 HOMER SPIT RD	0.65	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 29	D-18
18103311	4350 HOMER SPIT RD	0.28	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 28	D-18
18103441		0.60	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0920050 HOMER SPIT SUB NO TWO AMENDED PARKING AND ACCESS AREA	D-19
18103436	4603 HOMER SPIT RD	2.00	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 49 THAT PTN EXCL LEASE @ 205/928	D-20
17514416	3713 MAIN ST	1.31	T 6S R 13W SEC 19 SEWARD MERIDIAN HM 2008016 HOMER PUBLIC LIBRARY NO 2 LOT 2	D-2
17710739	400 HAZEL AVE	2.24	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 2005036 GLACIER VIEW SUB NO 26 TRACT B	D-3
17710740	500 HAZEL AVE	3.01	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 2005036 GLACIER VIEW SUB NO 26 TRACT A	D-3

City Lands

PARCEL_ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
17720408	491 E PIONEER AVE	1.12	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 2004048 GLACIER VIEW SUB CAMPUS ADDN LOT 6-A-2	D-4
17702057	604 E PIONEER AVE	1.57	T 6S R 13W SEC 17 & 20 SEWARD MERIDIAN HM 0870011 NEW HOMER HIGH SCHOOL NO 2 TRACT 1-B	D-5
17504011	102 DEHEL AVE	0.50	T 6S R 13W SEC 18 SEWARD MERIDIAN HM N 150 FT OF THE S 250 FT OF THE E 180 FT OF THE NE1/4 SE1/4	D-6
17714020	3577 HEATH ST	1.85	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0850128 GLACIER VIEW SUB NO 18 LOT 1	D-7
17714014	3575 HEATH ST	0.92	T 6S R 13W SEC 20 SEWARD MERIDIAN HM FOR PER E1/2 NW1/4 NE1/4 SW1/4 PER D-60-164	D-8
17714015	3575 HEATH ST	3.16	T 6S R 13W SEC 20 SEWARD MERIDIAN HM THAT PORTION OF E1/2 NW1/4 NE1/4 SW1/4 PER D-60 @ 05	D-8
17714016	3575 HEATH ST	30.00	T 6S R 13W SEC 20 SEWARD MERIDIAN HM NE1/4 NE1/4 SW1/4 & S1/2 NE1/4 SW1/4	D-9
17505107	122 W BAYVIEW AVE	0.26	T 6S R 13W SEC 18 SEWARD MERIDIAN HM 0562936 FAIRVIEW SUB LOT 2 TRACT A	E-10
17505108	110 MOUNTAIN VIEW DR	0.26	T 6S R 13W SEC 18 SEWARD MERIDIAN HM 0562936 FAIRVIEW SUB LOT 1 TRACT A	E-10
17726038		0.02	T 6S R 13W SEC 17 SEWARD MERIDIAN HM 0760026 KAPINGEN SUB UNIT 3 PARK RESERVE	E-10
17727049		0.04	T 6S R 13W SEC 17 SEWARD MERIDIAN HM 0770065 ISLAND VIEW SUB PARK	E-10
17513328	3859 BARTLETT ST	0.25	T 6S R 13W SEC 19 SEWARD MERIDIAN HM 0860044 BUNNELL'S SUB NO 17 LOT 11-B	E-11
17513329		0.85	T 6S R 13W SEC 19 SEWARD MERIDIAN HM 0860044 BUNNELL'S SUB NO 17 LOT 12-A	E-11
17514235	224 W PIONEER AVE	0.06	T 6S R 13W SEC 19 SEWARD MERIDIAN HM 2007124 BUNNELLS SUB NO 21 LOT 37F-1	E-12
17720204	580 E PIONEER AVE	0.31	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0750018 GLACIER VIEW SUB NO 1 REPLAT LTS 1 8 & 9 BLK 4 LOT 9-A	E-13
17903007	1136 EAST END RD	0.28	T 6S R 13W SEC 16 SEWARD MERIDIAN HM 0003373 JAMES WADDELL SURVEY OF TRACT 4 LOT 4A	E-14
17712014		1.73	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0003743 WADDELL SUB THAT PORTION S OF HOMER BY PASS RD	E-15
17730251		0.38	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0840005 LAKESIDE VILLAGE SUB AMENDED JEFFERY PARK	E-16
17712022	3664 BEN WALTERS LN	2.48	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0840122 LAKESIDE VILLAGE PARK ADDN REPLAT LOT 1A-2	E-17

City Lands

PARCEL ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
17714010	3300 BELUGA PL	3.46	T 6S R 13W SEC 20 SEWARD MERIDIAN HM PTN GL 2 BEGIN S 1/16 CORNER SECS 19 & 20 & NW CORNER LOT 2 TH S 89 DEG 57'30" E 600 FT ALONG N BOUND LT 2 TO POB TH S 0 DEG 2' E 391 FT TO CORNER 2 ON MHW KACHEMAK BAY TH S 59 DEG 30' E 150 FT TO CORNER 3 TH N 38 DE	E-18
17730239		0.21	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0840005 LAKESIDE VILLAGE SUB AMENDED LOT 2 BLK 4	E-19
17302201		33.00	T 6S R 14W SEC 9 SEWARD MERIDIAN HM SE1/4 SE1/4 EXCLUDING THE W1/2 SW1/4 SE1/4	E-2
17303229		240.00	T 6S R 14W SEC 10 SEWARD MERIDIAN HM SE1/4 & S1/2 SW1/4	E-2
17939003		0.18	T 6S R 13W SEC 15 SEWARD MERIDIAN HM 0820047 SCENIC VIEW SUB NO 6 LOT 5	E-20
17939004		0.16	T 6S R 13W SEC 15 SEWARD MERIDIAN HM 0820047 SCENIC VIEW SUB NO 6 LOT 4	E-20
17939005		0.18	T 6S R 13W SEC 15 SEWARD MERIDIAN HM 0820047 SCENIC VIEW SUB NO 6 LOT 3	E-20
17939006		0.18	T 6S R 13W SEC 15 SEWARD MERIDIAN HM 0820047 SCENIC VIEW SUB NO 6 LOT 2	E-20
17939007		0.19	T 6S R 13W SEC 15 SEWARD MERIDIAN HM 0820047 SCENIC VIEW SUB NO 6 LOT 1	E-20
17901023	4829 JACK GIST LN	14.60	T 6S R 13W SEC 15 SEWARD MERIDIAN HM 0990063 JACK GIST SUB LOT 2	E-21
17936020	2976 KACHEMAK DR	1.65	T 6S R 13W SEC 22 SEWARD MERIDIAN HM 0830087 SCENIC BAY SUB LOT 4	E-22
17915003		0.24	T 6S R 13W SEC 23 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 3 LYING SOUTHEASTERLY OF KACHEMAK BAY DRIVE	E-23
17910001		5.00	T 6S R 13W SEC 14 SEWARD MERIDIAN HM GOVT LOT 36	E-24
17911005		0.39	T 6S R 13W SEC 14 SEWARD MERIDIAN HM 0004712 HARRY FEYER SUB LOT 1	E-24
17940107		14.08	T 6S R 13W SEC 22 SEWARD MERIDIAN HM FOR GOVT LOT 3 S OF BLKS 300 & 400A HOMER AIRPORT LEASED LANDS	E-25
18101030		10.30	T 6S R 13W SEC 21 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 13 EXCLUDING HOMER SPIT RD & KACHEMAK BAY DR	E-25
18101032		10.78	T 6S R 13W SEC 21 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 14 EXCLUDING KACHEMAK BAY DR	E-25

City Lands

PARCEL ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
18101002		3.72	T 6S R 13W SEC 28 SEWARD MERIDIAN HM GOVT LOT 15	E-26
18101003		5.05	T 6S R 13W SEC 28 SEWARD MERIDIAN HM GOVT LOT 14	E-26
18101004		6.07	T 6S R 13W SEC 28 SEWARD MERIDIAN HM GOVT LOT 13	E-26
18101005		5.98	T 6S R 13W SEC 28 SEWARD MERIDIAN HM GOVT LOT 12	E-26
18101006		5.03	T 6S R 13W SEC 28 SEWARD MERIDIAN HM GOVT LOT 11	E-26
18101007		6.47	T 6S R 13W SEC 28 SEWARD MERIDIAN HM GOVT LOT 10	E-26
18103101		1.82	T 6S R 13W SEC 35 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 2	E-27
18103102	3735 HOMER SPIT RD	2.10	T 6S R 13W SEC 35 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 14 LYING SOUTHWEST OF THE HOMER SPIT RD	E-27
18102011		0.70	T 6S R 13W SEC 27 SEWARD MERIDIAN HM GOVT LOT 6 SW OF HWY	E-28
18103002		7.51	T 6S R 13W SEC 34 SEWARD MERIDIAN HM PORTION GOVT LOT 1	E-28
18103004		4.79	T 6S R 13W SEC 35 SEWARD MERIDIAN HM PORTION GOVT LOT 1	E-28
18103006		10.00	T 6S R 13W SEC 35 SEWARD MERIDIAN HM PORTION GOVT LOT 2	E-28
18103116	3800 HOMER SPIT RD	17.17	T 6S R 13W SEC 35 SEWARD MERIDIAN HM 0920039 THE FISHIN HOLE SUB TRACT 2	E-29
18103108		3.72	T 6S & 7S R 13W SEC 35 & 2 SEWARD MERIDIAN HM 0890034 - HOMER SPIT SUB AMENDED 7	E-30
18103301		1.98	T 7S R 13W SEC 2 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 9	E-30
18103304		1.08	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 11	E-31
18103305		0.99	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 20	E-31
18103306	4225 HOMER SPIT RD	0.29	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0640816 SUB OF LOT 11 HOMER SPIT ALASKA LOT 11B EXCLUDING THE HOMER SPIT RD	E-31
18103401		2.52	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 31	E-32
18103426		1.09 @ 921	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED COAL POINT MONUMENT PARK EXCLUDING THAT PORTION AS PER LEASE AGREEMENT 187 @ 921	E-33

PARCEL ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
18103446		0.11	T 7S R 13W SEC 1 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 20 LYING NE OF THE HOMER SPIT RD & BOUNDED ON THE NW BY LOT 43 OF HOMER SPIT SUB AMENDED & BOUNDED ON THE NE BY ATS 612 & BOUNDED ON THE SE BY LOT 45 OF HOMER SPIT SUB AMENDED & BOUNDED ON THE	E-34
18103448		0.43	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0930049 HOMER SPIT SUB NO 6 VELMA'S ADDN LOT 45-B	E-35
17321011		3.34	T 6S R 14W SEC 3 SEWARD MERIDIAN HM 0631146 TICE ACRES SUB HICKERSON MEMORIAL CEMETERY	E-4
17321013	40722 STACEY ST	1.68	T 6S R 14W SEC 3 SEWARD SW HM 2006017 TICE ACRES REPLAT NO 1 LOT 11-A	E-4
17321014	40746 STACEY ST	0.94	T 6S R 14W SEC 3 SEWARD SW HM 2006017 TICE ACRES REPLAT NO 1 LOT 11-B	E-4
17321015	41170 BELNAP DR	0.95	T 6S R 14W SEC 3 SEWARD SW HM 2006017 TICE ACRES REPLAT NO 1 LOT 11-C	E-4
17503025		6.57	T 6S R 14W SEC 13 SEWARD MERIDIAN HM SW1/4 SE1/4 NORTH OF SKYLINE DRIVE EXCLUDING SKYLINE DR SUB	E-5
17502056		1.04	T 6S R 14W SEC 13 SEWARD MERIDIAN HM 0770024 EMERALD HIGHLAND ESTATES SUB UNIT 3 LOT 1B BLK 3	E-6
17524110		0.49	T 6S R 14W SEC 24 SEWARD MERIDIAN HM 0880016 LILLIAN WALLI ESTATE SUB LOT 70	E-7
17524111		0.36	T 6S R 14W SEC 24 SEWARD MERIDIAN HM 0880016 LILLIAN WALLI ESTATE SUB LOT 66	E-7
17524112		0.34	T 6S R 14W SEC 24 SEWARD MERIDIAN HM 0880016 LILLIAN WALLI ESTATE SUB LOT 67	E-7
17524126		0.35	T 6S R 14W SEC 24 SEWARD MERIDIAN HM 0880016 LILLIAN WALLI ESTATE SUB LOT 60	E-7
17524127		0.36	T 6S R 14W SEC 24 SEWARD MERIDIAN HM 0880016 LILLIAN WALLI ESTATE SUB LOT 59	E-7
17524128		0.38	T 6S R 14W SEC 24 SEWARD MERIDIAN HM 0880016 LILLIAN WALLI ESTATE SUB LOT 58	E-7
17524129		0.39	T 6S R 14W SEC 24 SEWARD MERIDIAN HM 0880016 LILLIAN WALLI ESTATE SUB LOT 57	E-7
17524130		0.35	T 6S R 14W SEC 24 SEWARD MERIDIAN HM 0880016 LILLIAN WALLI ESTATE SUB LOT 65	E-7
17524006		2.75	T 6S R 13W SEC 18 SEWARD MERIDIAN HM 0700402 W R BELL SUB TRACT E	E-8
17504003		10.00	T 6S R 13W SEC 18 SEWARD MERIDIAN HM SE1/4 NE1/4 SW1/4	E-9

City Lands

PARCEL ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
17504023	360 W FAIRVIEW AVE	38.30	T 6S R 13W SEC 18 SEWARD MERIDIAN HM THAT PORTION OF SW1/4 SE1/4 EXCLUDING SOUTH PENINSULA HOSPITAL SUB AND SOUTH PENINSULA HOSPITAL SUB 2008 ADDN	E-9
17305111		60.00	T 6S R 13W SEC 5 & 6 SEWARD MERIDIAN HM S1/2 S1/2 SE1/4 SW1/4 & S1/2 SW1/4 OF SEC 5 & S1/2 SE1/4 SE1/4 & S1/2 N1/2 SE1/4 OF SEC 6	F-2
17305236		10.00	T 6S R 13W SEC 5 SEWARD MERIDIAN HM SW1/4 SW1/4 SE1/4	F-2
17305301		30.00	T 6S R 13W SEC 8 SEWARD MERIDIAN HM N1/2 N1/2 NW1/4 NW1/4 & N1/2 NE1/4 NW1/4	F-2
17307053		0.41	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 2 THAT PORTION THEREOF LYING EAST OF DIAMOND RIDGE ROAD	F-2
17307057		1.47	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 13 A PORTION THEREOF	F-2
17307059		0.13	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 13 A PORTION THEREOF	F-2
17307060		4.60	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 14 THE W1/2 THEREOF	F-2
17307062	160 CROSSMAN RIDGE RD	7.35	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 1 PORTION THEREOF	F-2
17307064		6.94	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 2 PORTION THEREOF	F-2
17305120		70.00	T 6S R 13W SEC 5 SEWARD MERIDIAN HM NE1/4 SW1/4 & N1/2 SE1/4 SW1/4	F-3
17305234		80.00	T 6S R 13W SEC 5 SEWARD MERIDIAN HM E1/2 SE1/4 & N1/2 SE1/4 SW1/4	F-3
17305235		70.00	T 6S R 13W SEC 5 SEWARD MERIDIAN HM NW1/4 SE1/4 & E1/2 SW1/4 SE1/4	F-3
17307076	5601 CARTER DR	5.93	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0840119 PIONEER VALLEY SUB LOT 2	F-4
17307094	184 SKYLINE DR	7.83	Hillstrands Homestead Lot 1	F-5
17308034	192 SKYLINE DR	3.00	T 6S R 13W SEC 8 SEWARD MERIDIAN HM 0960051 TULIN TERRACE SUB UPPER TERRACE LOT 34	F-5
17307095,6	188 SKYLINE DR	8.34	Hillstrands Homestead Lot 2	F-5

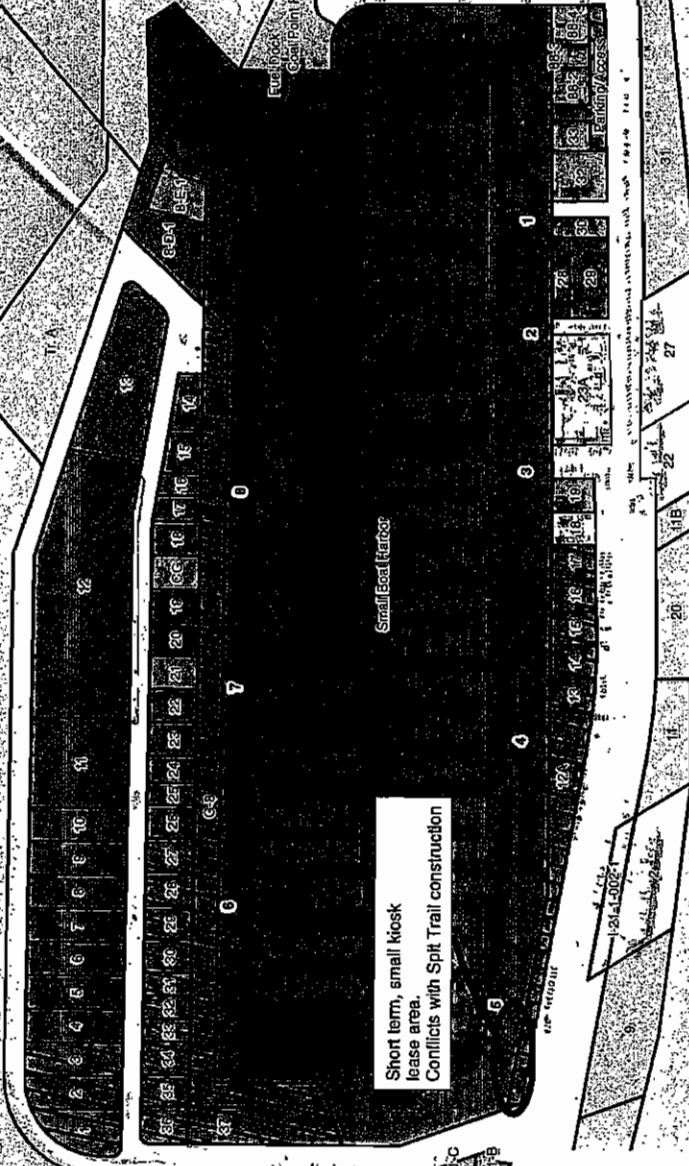
PARCEL_ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
17366006		6.95	T 6S R 13W SEC 9 SEWARD MERIDIAN HM PTN NE1/4 NW1/4 STARTING @ 1/4 CORNER SECS 4 & 9; TH S 1320 FT TO CN1/16 CORNER; TH W 1320 FT TO NW1/16 CORNER; TH E 1020 FT TO POB; TH N 995 FT TO THREAD OF BRIDGE CREEK; TH E ON THREAD OF BRIDGE CREEK TO N-S CEN	F-6
17366007		13.55	T 6S R 13W SEC 9 SEWARD MERIDIAN HM PTN NE1/4 NW1/4 STARTING @ 1/4 CORNER SECS 4 & 9; TH S 1320 FT TO CN1/16 CORNER; TH W 1320 FT TO NW1/16 CORNER; TH E 390 FT TO POB; TH N 960 FT TO THREAD OF BRIDGE CREEK; TH E ON THREAD OF BRIDGE CREEK 650 FT; TH	F-6
17366008		9.10	T 6S R 13W SEC 9 SEWARD MERIDIAN HM PTN OF NE1/4 NW1/4 STARTING @ 1/4 CORNER OF SECS 4 & 9; TH S 1320 FT TO CN1/16 CORNER; TH W 1320 FT TO NW1/16 CORNER; TH E 390 FT TO POB; TH N 960 FT TO THREAD OF BRIDGE CREEK; TH W ON THREAD OF BRIDGE CREEK 400	F-6
17714006		39.24	T 6S R 13W SEC 20 SEWARD MERIDIAN HM NW1/4 SE1/4 EXC HOMER BY PASS RD	G-2
18101023		3.00	T 6S R 13W SEC 28 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 9 LYING NORTH OF HOMER SPIT RD	G-3
18101024		2.16	T 6S R 13W SEC 27 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 9 LYING SOUTH OF HOMER SPIT RD	G-3
18102001		3.94	T 6S R 13W SEC 27 SEWARD MERIDIAN HM GOVT LOT 8	G-3
18102002	3079 HOMER SPIT RD	7.10	T 6S R 13W SEC 27 SEWARD MERIDIAN HM GOVT LOT 7	G-3
18102003		1.02	T 6S R 13W SEC 27 SEWARD MERIDIAN HM 0630660 WALTER DUFOUR SUB LOT 1	G-4
18102004		6.90	T 6S R 13W SEC 27 SEWARD MERIDIAN HM 0630060 WALTER DUFOUR SUB TRACT A	G-4
18102005		17.46	T 6S R 13W SEC 27 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 3 LYING NORTH OF HOMER SPIT RD	G-4
18102006		7.50	T 6S R 13W SEC 27 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 3 LYING SOUTH OF HOMER SPIT RD	G-4

City Lands

PARCEL_ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
18102009		9.00	T 6S R 13W SEC 27 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 5 LYING NORTH OF HOMER SPIT RD	G-4
18102010		3.90	T 6S R 13W SEC 27 SEWARD MERIDIAN HM PORTION OF GOVT LOT 5 LYING SOUTH OF HOMER SPIT HWY	G-4
18102014		25.19	T 6S R 13W SEC 27 SEWARD MERIDIAN HM 0770055 WALTER DUFOUR SUB TRACT B	G-4
18102018		19.66	T 6S R 13W SEC 27 SEWARD MERIDIAN HM 2001008 LOUIE'S LAGOON LOT 6-A	G-5
18102019		25.81	T 6S R 13W SEC 26 & 27 SEWARD MERIDIAN HM 2001008 LOUIE'S LAGOON LOT 6-B	G-5

2013 DRAFT Land Allocation Plan

ATS 612



Short term, small kiosk lease area. Conflicts with Split Trail construction

Small Escarp Surface

Legend

- City Land
- Parking

Parcels

2013 Allocation - Section

- For Lease A
- Leased B
- Undesignated C
- City Facility* D
- Park/open space E
- Private Land

City property outlined in red. Photo taken in 2008. Property lines are not exact - use with care. P.S. Z.09213 JE

See Section D, City Facilities, for a discussion of future land uses for lot 8-D-1, and lots along the harbor edge. Resolution 07-51 stated the RFP process should be delayed on some lots until the master parking plan and over slope development standards and issues were dealt with.

ATS 612

Office of the City Clerk

Jo Johnson, CMC, City Clerk

Melissa Jacobsen, CMC, Deputy City Clerk II
Renee Krause, CMC, Deputy City Clerk I



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MEMORANDUM

TO: LIBRARY ADVISORY BOARD

FROM: RENEE KRAUSE, CMC. DEPUTY CITY CLERK I

DATE: FEBRUARY 26, 2013

SUBJ: BOARD MEMBER NEEDED FOR THE LIBRARY LANDSCAPE COMMITTEE

Background

Since we are losing the last Board member appointed to the Library Landscape Committee and there is a requirement to have a member facilitate this committee we need a volunteer from the Board to service and act as Chair of the committee.

Following is the Long Term Plan that was created by the Landscape Committee last March. Please review this and note that this committee meets on the last Thursday of the month at noon to 1:00 p.m. in the Library Conference Room January – September.

Responsibilities of the Chair will be to submit an agenda for the meeting no later than the Wednesday before the meeting and then a synopsis of the scheduled meeting as soon after the meeting but no later than the Wednesday before the next Library Advisory Board meeting.

Recommendation

Review the Landscape Long Term Plan. Discuss any information as needed.
Volunteer for the Committee.

Homer Library Landscaping Long Term Plan

Prepared by the Library Advisory Board Landscaping Committee*
March 2012

I. Overall Goals for Library Property Landscaping:

- A. To establish library gardens and grounds that are esthetically pleasing and accessible to the public but that minimize the time and cost of maintenance.
- B. To reduce dependence on financial support by the Friends of the Homer Library (FHL) by increasing volunteer and City of Homer (COH) participation in ongoing maintenance.

II. Landscaping Plan Overview and Purpose

- A. The Homer Public Library (HPL) sits on a 3-acre parcel. Approximately half of the parcel is in hardened surfaces (parking lot, sidewalks, building, etc). The remaining half of the property is maintained or unmaintained grounds.
 - i. Eight areas (gardens) are actively landscaped and maintained annually.
 - ii. The remaining areas have minimal to no landscaping and annual maintenance. These areas pose current and future maintenance problems for the COH because of alder encroachment and establishment of invasive plant species.
 - iii. The location and size of each garden and landscaping area is shown in the attached figure.
- B. The purpose of this long term plan is to evaluate the current status of each garden and landscaping area and develop plans to ensure the landscaping will meet the overall goals for the HPL in the future.

III. Goals and Implementation Strategies for Individual Gardens:

- A. **Entry Garden** (garden in front of and to the south of entrance)
 - i. Goal: "Self-maintaining" Alaska native perennial garden.
 - ii. Current status: This garden, initially planted in sub-standard soil that included many invasive weeds, was dug up and replanted in 2009 by Gardens by Design (GBD) with Alaska native species and close relatives. That project was funded primarily by the COH with funds designated for library landscaping. During 2010 and 2011, GBD provided periodic maintenance (weeding, etc.). Ongoing maintenance of this and other gardens has been funded by the FHL (2010 - \$7,018; 2011 - \$6,060).
 - iii. Plan to reach goal: The garden is well-established and is on a maintenance schedule, which includes periodic weeding and redistribution of plants.

LAB Landscaping Committee

- iv. Short-term strategy and resources needed to reach goal: For 2012, continue contract between FHL and professional landscaper for periodic maintenance; recruit and train volunteers for initial War on Weeds and ongoing weeding.
 - v. Long-term strategy: Increase volunteer and COH participation for ongoing maintenance.
- B. **North Meadow** (garden north of entrance)
 - iv. Goal: "Self-maintaining" Alaska native perennial garden.
 - v. Current status: This garden, also planted in sub-standard soils that included many invasive weeds, currently includes Alaska native plantings of perennial herbs and shrubs. GBD, as time and budget allow as part of its ongoing maintenance, has been slowly working towards invasive weed removal and additional plantings as available from other gardens. Since this garden was not dug up and replanted, it is a very slow process.
 - vi. Plan to reach goal: Complete and then maintain systematic weeding process, with particular emphasis on reed canary grass and other invasive weeds; add new plantings as available.
 - vii. Short-term strategy and resources needed to reach goal: For 2012, continue contract between FHL and professional landscaper for periodic maintenance (note: GBD only works on this garden as time and budget allow); work with Homer Soil & Water Conservation District (SWCD) to identify and help remove invasive species; train volunteers to recognize and pull weeds; add new plantings as available.
 - viii. Long-term strategy: Increase volunteer and COH participation for ongoing maintenance.
- C. **Triangle Garden** (small, isolated triangular garden on the south side of atrium)
 - i. Goal: "Self-maintaining," fully formed lilac bush.
 - ii. Current status: Planted with lilac and Karl Foerster feather reed grass, maintenance reduced by covering ground with newspaper and Typar, and topped with gravel. Currently maintained by GBD as part of their ongoing maintenance contract.
 - iii. Plan to reach goal: This garden is established and requires minimal maintenance.
 - iv. Short-term strategy and resources needed to reach goal: For 2012, continue contract between FHL and professional landscaper for periodic maintenance.
 - v. Long-term strategy: Increase volunteer and COH participation for ongoing maintenance.
- D. **Margaret Pate Garden** (small garden adjacent to building by children's library and in raised bed on southeast side of building)

- i. Goal: Perennial garden with ongoing maintenance (weeding, etc.).
 - ii. Current status: Planted with perennials from Margaret Pate's garden, maintenance reduced by covering ground with newspaper and Typar, and topped with gravel. Currently maintained by GBD as part of their ongoing maintenance contract.
 - iii. Plan to reach goal: This garden is established but requires ongoing maintenance (weeding, etc.).
 - iv. Short-term strategy and resources needed to reach goal: For 2012, continue contract between FHL and professional landscaper for periodic maintenance; recruit and train volunteers for initial War on Weeds and ongoing weeding.
 - v. Long-term strategy: Increase volunteer and COH participation for ongoing maintenance. NOTE: This garden is compact and has potential for being "adopted" by volunteer individuals or groups.
- E. Raised Bed Garden** (small perennial garden in raised bed on south side of building)
- i. Goal: Perennial garden with ongoing maintenance (weeding, etc.).
 - ii. Current status: Planted with perennials from various sources; maintenance reduced by covering ground with newspaper and Typar, and topped with gravel. Very dry site, needs drought tolerant plants. Currently maintained by GBD as part of their ongoing maintenance contract.
 - iii. Plan to reach goal: This garden is established but requires ongoing maintenance. It also has room for more plants.
 - iv. Short-term strategy and resources needed to reach goal: For 2012, continue contract between FHL and professional landscaper for periodic maintenance; recruit and train volunteers for initial War on Weeds and ongoing weeding.
 - v. Long-term strategy: Increase volunteer and COH participation for ongoing maintenance. NOTE: This garden is compact and also has potential for being "adopted" by volunteer individuals or groups.
- F. Courtyard Garden** (concrete planter in courtyard between parking lot and entrance)
- i. Goal: Self-maintaining Alaska native perennial garden.
 - ii. Current status: Designed and planted in 2010 by GBD (funded by FHL; cost - \$3,969) with Alaska native perennials and close relatives.
 - iii. Plan to reach goal: This garden is fully established but does require minimal annual maintenance.
 - iv. Short-term strategy and resources needed to reach goal: For 2012, continue contract between FHL and professional landscaper for periodic maintenance.

- v. Long-term strategy: Increase volunteer and COH participation for ongoing maintenance.
- G. Library Trail Garden** (property north of parking lot on either side of lighted library path that extends from Lucky Shot trail to parking lot crossing)
- i. Goal: Establish a “People’s Garden” along trail.
 - ii. Current status: Small area adjacent to parking lot is planted with native shrubs; the remainder of the area is an unmaintained variety of grasses with alders emerging; numerous invasive species present, including reed canary grass; COH keeps trail clear but there is no other ongoing maintenance along the trail.
 - iii. Plan to reach goal: Collaborative effort among neighbors, COH, FHL, HPL, and other individuals and groups to establish and maintain a “People’s Garden” that emphasizes sustainability and is of community and educational benefit.
 - iv. Short-term strategy and resources needed to reach goal: Seek start-up funding from the People’s Garden Grant Program; incorporate initial work into this spring’s War on Weeds; recruit volunteers to establish garden
 - v. Long-term strategy: COH to continue to keep trail clear and basically maintained; volunteers (initial collaborators and others) to maintain the bordering garden.
- H. Rotary Garden** (small planted garden at northwest corner of parking lot)
- i. Goal: Perennial garden with ongoing maintenance.
 - ii. Current status: Planted and maintained each year by Rotary Club of Homer-Kachemak Bay.
 - iii. Plan to reach goal: This garden is established but requires ongoing maintenance.
 - iv. Short- and long-term strategy and resources needed to reach goal: The Rotary has assumed full responsibility for maintaining this garden. It is a model for what could be achieved with other areas.
- I. Mowed Grounds** (property on south and east sides of building that are being mowed as of summer 2011)
- i. Goal: Mow regularly to reduce seeds of invasive weeds blowing into maintained gardens.
 - ii. Current status: Unmaintained variety of grasses with spruce, alder, redberry elder, and other shrub species; numerous invasive species present. In 2011, a private citizen was so frustrated with the overgrown weeds that dominated this area that he hired Dutch Boy with his own funds to come in and mow (cost unknown). The FHL then hired two workers for 32 hours to rake and

haul away the long cut grass and weeds (cost – \$320). The COH mowed the grounds for the rest of the summer. GBD reported that the mowing came too late in 2011 to prevent weed seed blowing into the gardens, but that timely mowing in the future will greatly reduce this invasion. The mowing also dramatically improved visibility and public access to gardens, paths, ponds and benches.

iii. Plan to reach goal: COH to begin regular mowing as soon as practicable in 2012; continue throughout summer.

iv. Short and long term strategy and resources needed to reach goal: COH to provide regular mowing.

J. Hazel Avenue Grounds (property between parking lot and Hazel Ave.)

i. Goal: Control alders and mow as needed for security and integrity of drainage, but otherwise leave natural with minimal maintenance.

ii. Current status: Unmaintained variety of grasses with maturing spruce and emerging alders; numerous invasive species present, including reed canary grass; shrubs and alders are encroaching on rock drainages (see below).

iii. Plan to reach goal: Initial effort to cut or remove alders that negatively impact security and drainage; ongoing maintenance.

vi. Short- and long-term strategy and resources needed to reach goal: COH to continue to provide selective mowing and removal of alder and other invasive plants as needed.

K. Rock Drainages (rock areas on east and west and north sides of building)

i. Goal: Provide adequate drainage as intended in building design.

ii. Current status: Rock drainages are being encroached by grasses and alders.

iv. Plan to reach goal: Initial effort to cut or remove alders that negatively impact drainage; ongoing maintenance.

vii. Short- and long-term strategy and resources needed to reach goal: COH to continue to provide selective mowing and removal of alder and other invasive plants as needed.

IV. Maintenance Challenges:

A. Invasive weeds: A number of invasive weeds, including dandelions, reed canary grass and red clover, are present in the library grounds and gardens. These weeds are difficult to eliminate, especially after they get established.

B. Encroaching alder: Alders, although native to the area, are taking hold in places that threaten the integrity of drainages, trails, security, and even in some instances the structure itself. Again, once established the alders are very difficult to eliminate.

V. Costs, Possible Funding Sources, and Volunteer Requirements:

To be determined:

The Library grounds are extensive and diverse, and this committee has had neither the resources nor the time to fully resolve these questions. At this point, there are also significant unknowns, such as the success in securing funding to establish a People's Garden, as well as increasing volunteer participation in maintenance efforts. This committee recommends that we proceed this spring and summer as recommended in this plan, and then re-visit these questions over next winter.

*Library Advisory Board/Landscaping Committee:

Monica Cogger, LAB/LC Chair

Tamara Fletcher, LAB

Ann Dixon, HPL Library Director

Angie Otteson, COH Parks Maintenance

Marylou Burton, FHL Treasurer

Donna Aderhold, COH Citizen

Megan Murphy COH Citizen

Kyra Wagner, Sustainable Homer

Office of the City Clerk

Jo Johnson, CMC, City Clerk

Melissa Jacobsen, CMC, Deputy City Clerk II
Renee Krause, CMC, Deputy City Clerk I



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MEMORANDUM

TO: LIBRARY ADVISORY BOARD

FROM: RENEE KRAUSE, CMC. DEPUTY CITY CLERK I

DATE: FEBRUARY 26, 2013

SUBJ: BOARD MEMBER NEEDED FOR THE CHILDREN'S ART

Background

Since we are losing the Board member that has been in charge of facilitating Children's Art donation for the Library we need a Board member to volunteer and take this role on; the duties are minimal and the job is fun!

Recommendation

Review the requirements of the member for Children's Art. Volunteer for the Duties!

Office of the City Clerk

Jo Johnson, CMC, City Clerk

Melissa Jacobsen, CMC, Deputy City Clerk II
Renee Krause, CMC, Deputy City Clerk I



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MEMORANDUM

TO: LIBRARY ADVISORY BOARD

FROM: RENEE KRAUSE, CMC. DEPUTY CITY CLERK I

DATE: FEBRUARY 26, 2013

SUBJ: WELCOME NEWEST BOARD MEMBER

Background

Welcome to the Library Advisory Board! Thank You for Joining Us!



We are so happy you picked us for your volunteer fix!

Tell us a little about yourself and why you chose to serve on the LAB.

Recommendation

Informational in Nature.

Office of the City Clerk

Jo Johnson, CMC, City Clerk

Melissa Jacobsen, CMC, Deputy City Clerk II
Renee Krause, CMC, Deputy City Clerk I



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MEMORANDUM

TO: WALT WREDE, CITY MANAGER
CAREY MEYER, PUBLIC WORKS DIRECTOR

FROM: LIBRARY ADVISORY BOARD

THRU: RENEE KRAUSE, CMC. DEPUTY CITY CLERK I

DATE: FEBRUARY 26, 2013

SUBJ: REPORT ON THE HOMER PUBLIC LIBRARY FROM THE FACILITIES
COMMITTEE

Background

The following report was submitted to the Library Advisory Board at their regular meeting on February 5, 2013.

There was a brief discussion on the findings and a few questions regarding conversion to natural gas when it is available and if the savings realized from that conversion could be used to take care of the other long pending list of additional issues or problems.

I have also attached the excerpt from the minutes of that meeting for reference.

Recommendation

Informational in Nature.

MEMORANDUM

TO: Library Advisory Board

FROM: David Groesbeck, Facilities Committee

DATE: February 2, 2013

RE: Preliminary Facilities Subcommittee Report

Introduction

The chair of the Homer Library Advisory Board established a subcommittee to examine the facilities needs of the Homer Public Library. The library is a modern facility that was designed and built to meet LEEDS certification. As we are all aware, energy costs have continued to rise and have taxed the library's – and the city's budgets. The proposed introduction of a natural gas pipeline into Homer, and the subsequent conversion to gas holds promise for reducing energy costs. This report will seek to identify areas for modifications that can further reduce those spiraling costs. It should be noted that the intent here is twofold: First, to promote responsible energy use, and second, to recommend to the mayor and the City Council to apply those savings to enhance services at the library.

I should note that I have resisted the temptation to address what are commonly considered to be maintenance issues. The city has an established process in place to respond to maintenance problems and/or repairs. In 2009, the city received a report from Deerstone Consulting as part of its climate action plan. That report was considered while preparing this preliminary report.

HVAC

Three factors need to be considered in any discussion of climate control. They are: heating, cooling and indoor air quality. The library has a complex HVAC system that was designed to manage all three needs. However, because of the unpredictability of weather and usage, the system does not always operate at peak efficiency. Staff needs to monitor both building temperatures and air-quality to ensure that the HVAC system is

working at peak efficiency. Furthermore, there are specific areas where the climate control system and the architectural design conspire to create problem areas. One

notable example is the office area that houses the Friends of the Library staff. During the winter months, this area is cold and redolent with drafts. Another area that has been identified by staff is the entrance area. While the entry has radiant heat in the floor, the vestibule area is open below the ceiling. There is a need to further explore solutions to heat loss as well as reducing the intrusion of cold air in this area.

Building design and structure

It is indisputable that the Homer Public Library is a beautiful building that is aesthetically appealing. The extensive use of glass, while beautiful, accounts for approximately 60% of conductive heat loss of the walls and about 40% of the entire building's conductive heat loss. This extensive use of glazing is problematic both in the summer when we have extended daylight hours; and in the winter when we have a paucity of sunlight. There is a need to install window treatments in strategic areas to reduce heat loss during the winter months. While sunlight produces hotspots in some areas of the library during the summer, that is generally mitigated by shades and ventilation controlled by staff. The heat loss during the winter does need to be addressed if we are serious about conservation.

While I am not knowledgeable about building methods and construction in arctic climates, the cold spots in the building such as in the Friends area suggest that more could be done with weatherstripping or insulation.

Building Environment

The Homer Public Library is truly an inviting place to be. It is visually appealing and its appearance is enhanced by a responsive, competent staff. Excessive noise has been repeatedly identified as a detractor to this inviting environment. The entry area and accompanying hallway act like an echo chamber that amplifies noise and pushes it into the reading room. While libraries are no longer silent, the noise level here can often disrupt concentration and disturb patrons. Both staff and patrons have recommended that the library consider sound-dampening measures in the entrance area.

Safety and security

The parking lot has been a problem area for a number of years now. This past fall, the Public Works Department took some proactive measures to reduce ice buildup in the handicapped parking area. Furthermore, city staff have lowered plow tolerances to reduce snow buildup. Clearly this has been an improvement that deserves commendation. Unfortunately, it has not fully addressed the problem. There is still a problem with ice in areas that are frequented by children and the elderly. There is a need to reconfigure the parking lot to improve drainage and minimize the accumulation of water and ice. It is clearly a liability issue that neither the library nor the city can continue to ignore.

Traffic flow in the library parking lot is, at times, dangerous. Cars often cut through the parking lot from Heath Street to Safeway. Often, cars are seen speedy. It is recommended that the city install speed bumps in the parking lot to discourage reckless driving. Also, there is a need for crosswalks both at the trail head that crosses the parking lot and on the Heath Street. On Heath Street, Pedestrian crossing signs need to be prominently posted to protect the people who are coming from the post office or from the center of town.

The introduction of the natural gas pipeline into the city, coupled with the challenges of diminishing resources provides an opportunity for the LAB and library staff to address many of the facilities needs of the library. It is recommended that a first step would be for the board to encourage the director and a LAB representative to meet with city staff to develop an action plan with an accompanying timeline. This would provide a concrete plan that would be measurable and that could be monitored by the board.

a. Facilities Report by David Groesbeck

Mr. Groesbeck apologized for the pagination for some reason this was changed when he emailed the report to the Clerk. He also clarified that his report does not contain any item or concern that would fall under general maintenance. His report included the following items:

HVAC

Three factors need to be considered in any discussion of climate control. They are: heating, cooling and indoor air quality. The library has a complex HVAC system that was designed to manage all three needs. However, because of the unpredictability of weather and usage, the system does not always operate at peak efficiency. Staff needs to monitor both building temperatures and air-quality to ensure that the HVAC system is working at peak efficiency. Furthermore, there are specific areas where the climate control system and the architectural design conspire to create problem areas. One notable example is the office area that houses the Friends of the Library staff. During the winter months, this area is cold and redolent with drafts. Another area that has been identified by staff is the entrance area. While the entry has radiant heat in the floor, the vestibule area is open below the ceiling. There is a need to further explore solutions to heat loss as well as reducing the intrusion of cold air in this area.

Building Design and Structure

The extensive use of glass accounts for approximately 60% of conductive heat loss of the walls and about 40% of the entire building's conductive heat loss. This extensive use of glazing is problematic both in the summer when we have extended daylight hours; and in the winter when we have a paucity of sunlight. There is a need to install window treatments in strategic areas to reduce heat loss during the winter months. Hotspots in the summer are normally mitigated with shade and ventilation controlled by the staff. The heat loss during the winter does need to be addressed if we are serious about conservation.

While I am not knowledgeable about building methods and construction in arctic climates, the cold spots in the building such as in the Friends area suggest that more could be done with weather stripping or insulation.

Building Environment

Excessive noise has been repeatedly identified as a detractor to this environment. The entry area and accompanying hallway act like an echo chamber that amplifies noise and pushes it into the reading room. While libraries are no longer silent, the noise level here can often disrupt concentration and disturb patrons. Both staff and patrons have recommended that the library consider sound-dampening measures in the entrance area.

Safety and security

The parking lot has been a problem area for a number of years now. Public Works took some proactive measures to reduce ice buildup in the handicapped parking area. City staff has lowered plow tolerances to reduce snow buildup. There is still a problem with ice in areas that are frequented by children and the elderly. There is a need to reconfigure the parking lot to improve drainage and minimize the accumulation of water and ice. This is a liability issue for the Library and the City.

Traffic flow in the library parking lot is, at times, dangerous. Cars often speed through the parking lot from Heath Street to Safeway. It is recommended that the city install speed bumps in the parking lot to discourage reckless driving. There is a need for crosswalks at the trail head that crosses the parking lot and on Heath Street. Pedestrian crossing signs need to be prominently posted to protect the people who are coming from the post office or from the center of town.

The introduction of the natural gas pipeline into the city, coupled with the challenges of diminishing resources provides an opportunity for the LAB and library staff to address many of the facilities needs of the library. It is recommended that a first step would be for the Board to encourage the Library Director and a LAB representative to meet with city staff to develop an action plan with an accompanying timeline. This would provide a concrete plan that would be measurable and that could be monitored by the Board.

It was noted that the savings that was anticipated with the tweaks to the system was not realized since the cost went up. It was questioned if the system can be converted to gas when that comes through; Ms. Dixon believes that the overall room temperatures have improved. There have been no complaints regarding stuffiness. She did note that it would be good to address the issue of using any savings realized with the conversion to gas on the other needs of the building and that this should be prioritized.

Chair Faulkner recommended providing a clean copy of the report to the City Manager.

