



# MEMORANDUM

CC-26-078

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**Resolution 26-024, A Resolution of the City Council of Homer, Alaska Concurring with and Endorsing Alternative 2 as the Tentatively Selected Plan for the Homer Harbor Expansion General Investigation Study as Recommended by the U.S. Army Corps of Engineers.**

**Item Type:** Backup Memorandum  
**Prepared For:** Mayor and City Council  
**Date:** April 8, 2026  
**From:** Jenny Carroll, Special Projects & Communications Coordinator and Bryan Hawkins, Port Director  
**Through:** Melissa Jacobsen, City Manager

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## **PURPOSE**

This memorandum provides backup information for City Council consideration of Resolution 26-024 endorsing and concurring with the US Army Corps of Engineers' recommendation of Alternative 2 as the Tentatively Selected Plan (TSP) for the Homer Harbor Expansion General Investigation Study.

## **BACKGROUND**

The U.S. Army Corps of Engineers (USACE) and the City have been advancing the General Investigation to evaluate five different alternatives to alleviate overcrowding and navigational safety concerns in Homer's Port and Harbor. The analysis includes fleet demand, environmental assessments and ecological modeling, geotechnical investigation and economic modeling, working toward the Tentatively Selected Plan (TSP) Milestone, where an alternative is selected to be further developed in the Draft and eventual final Feasibility Report.

Initially, the PDT selected Alternative 1B as their recommended plan. After the PDT presented their recommendation to the City for consideration, City Council held a Special Meeting on June 2, prior to the July 23 USACE TSP Milestone meeting to review the TSP recommendation, and selected Alternative 2.

At the July 23, 2025 TSP meeting with USACE Pacific Ocean Division leadership, the PDT presented their recommendation (Alternative 1B), the calculations supporting it and endorsed moving Alternative 2 forward as a Locally Preferred Plan. Under USACE policy, the City would have been required to cover the cost difference from Alternative 1B.

General Goetz, Commander of the Pacific Ocean Division, gave only tentative approval for Alternative 2 and directed the PDT to complete additional work before finalizing the recommendation. His directives included: completing economic analysis under the Remote and

Subsistence Harbors authorization, updating the breakwater cross-section design after receiving geotechnical boring results, refining the environmental model, and reevaluating the recommended plan after completing these tasks.

### **UPDATED ANALYSIS**

Since July 2025, the PDT has addressed General Goetz's requirements and navigated new federal requirements mandating that all General Investigation studies complete 35% design (up from the previous 15% requirement). The PDT has now completed updated analysis incorporating:

- Geotechnical data and findings
- Refined breakwater design specifications
- Updated economic and environmental models
- Revised cost estimates.

On March 25, 2026, the PDT presented the results of this updated analysis to City staff in Anchorage, explaining how the new data affected the Alternatives Analysis. Based on this comprehensive analysis, the PDT is recommending Alternative 2 as the Tentatively Selected Plan. An overview of the updated analysis will be presented during an in-person HHE Quarterly Update at the April 13, 2026 City Council Committee of the Whole meeting.

The USACE requested the City's concurrence with Alternative 2 as the recommended plan or to designate an alternative locally preferred plan so they can proceed with completing the Draft Feasibility Report, scheduled for release for public comment and agency review on May 22, 2026.

The proposed resolution endorses and concurs with Alternative 2 as the Tentatively Selected Plan for the Homer Harbor Expansion General Investigation Study.

#### Key considerations:

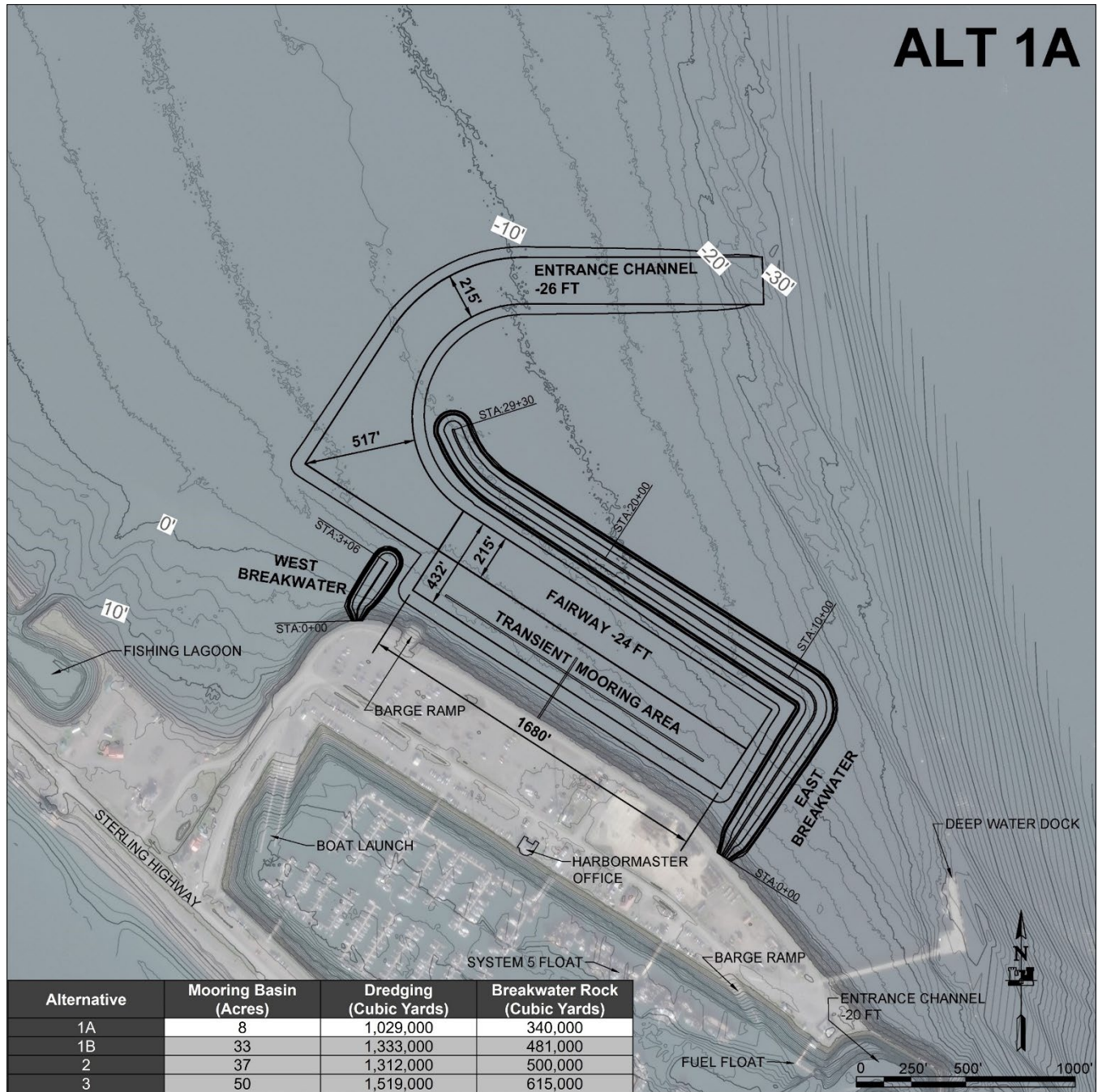
- Maintains consistency with Council's previous June 2, 2025 selection.
- Eliminates Buy-Up Requirement: Alternative 2 removes the buy-up requirement that was present prior to the TSP re-evaluation.
- Public Comment Opportunity: The Draft Feasibility Report will be released for public and agency review in May 2026, providing opportunity for community input before the study is finalized.
- Does not constitute a commitment of City funds. Any future local financial participation will require completion of the Chief's Report (tentatively scheduled for March 2027) and separate Council authorization.

### **STAFF RECOMMENDATION**

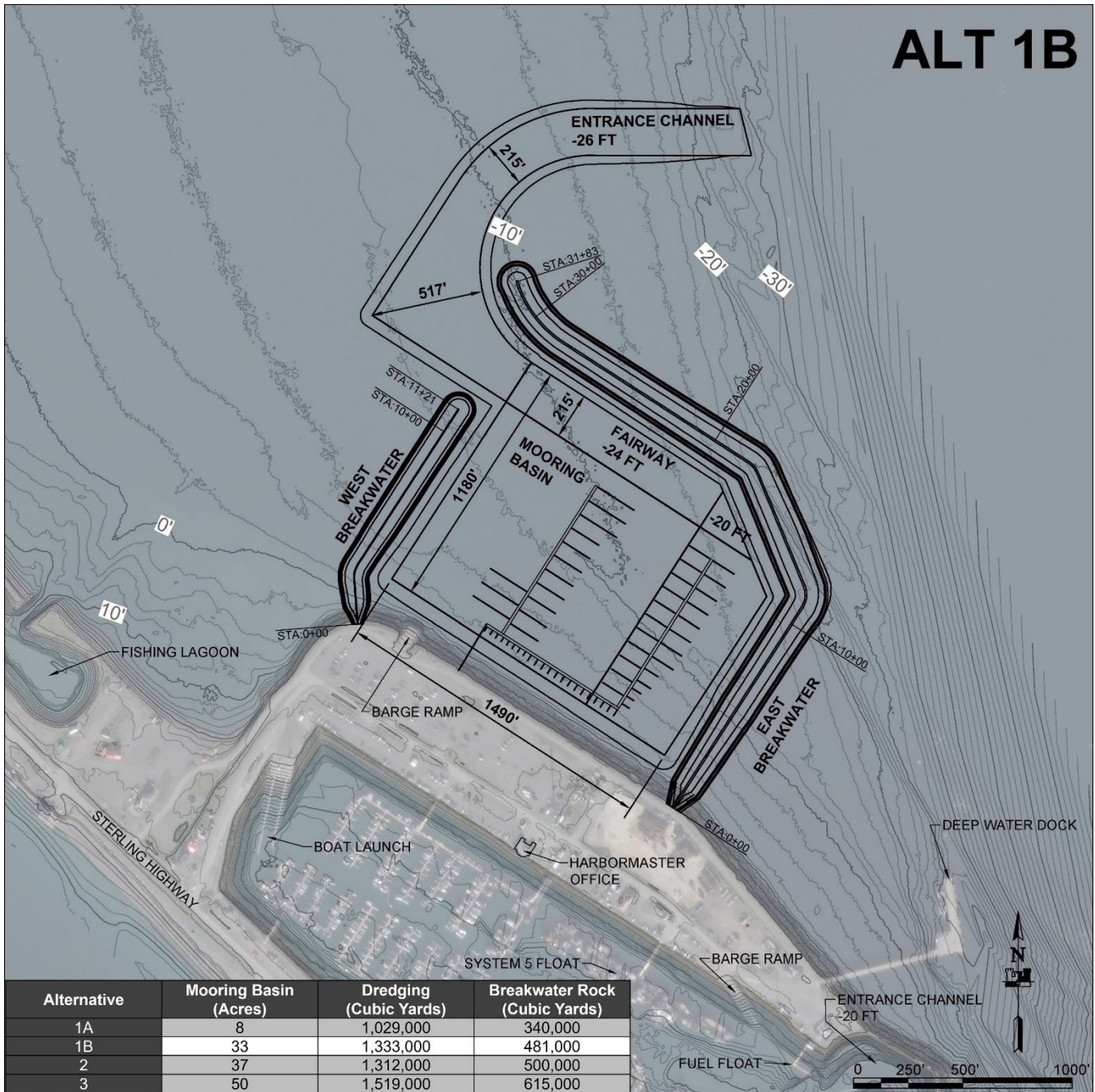
Approval of the resolution endorsing and concurring with Alternative 2 as the Tentatively Selected Plan for the Homer Harbor Expansion General Investigation Study.

### **ATTACHMENTS**

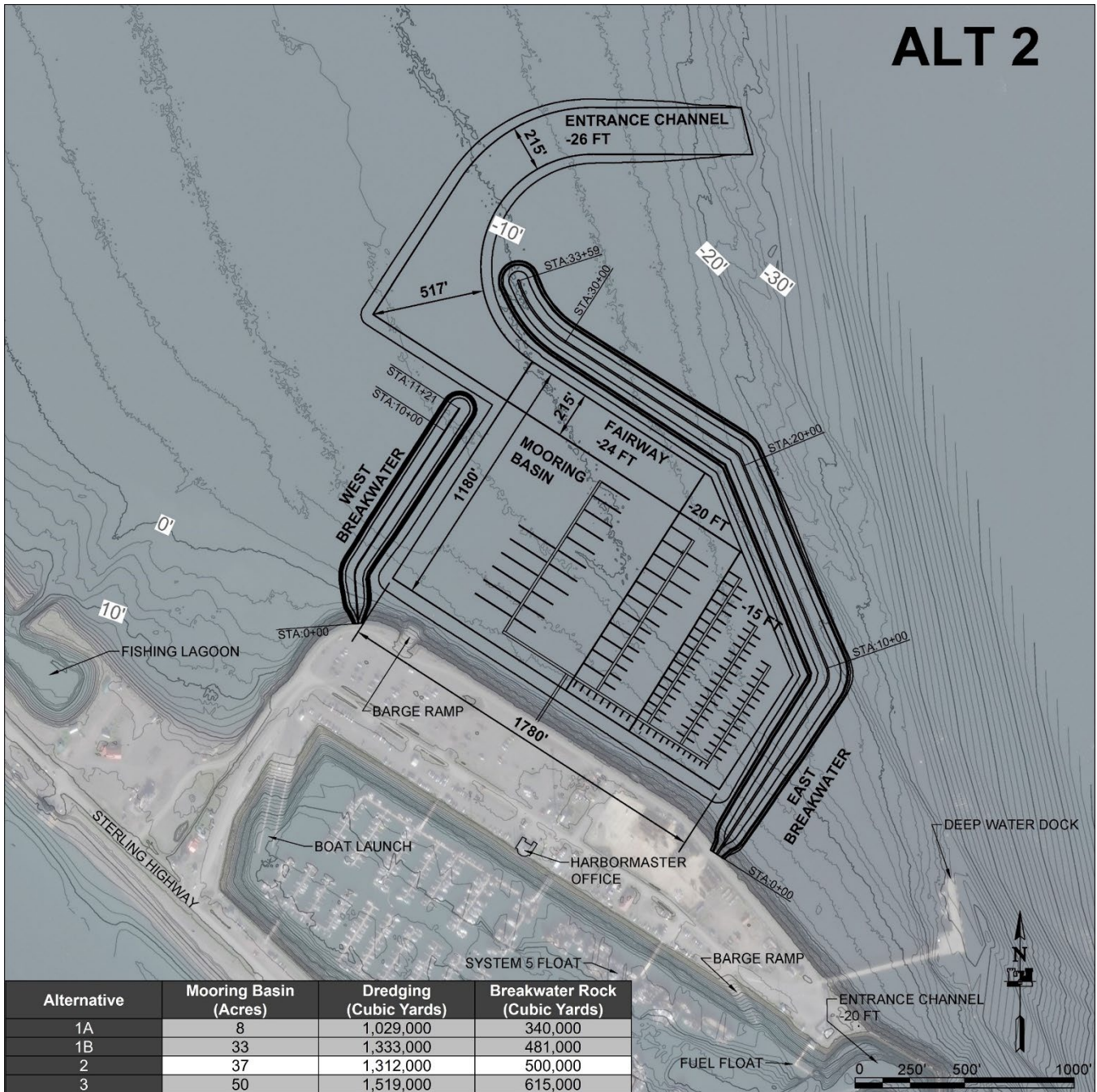
Illustrations of Alternatives 1A, 1B, 2, and 3



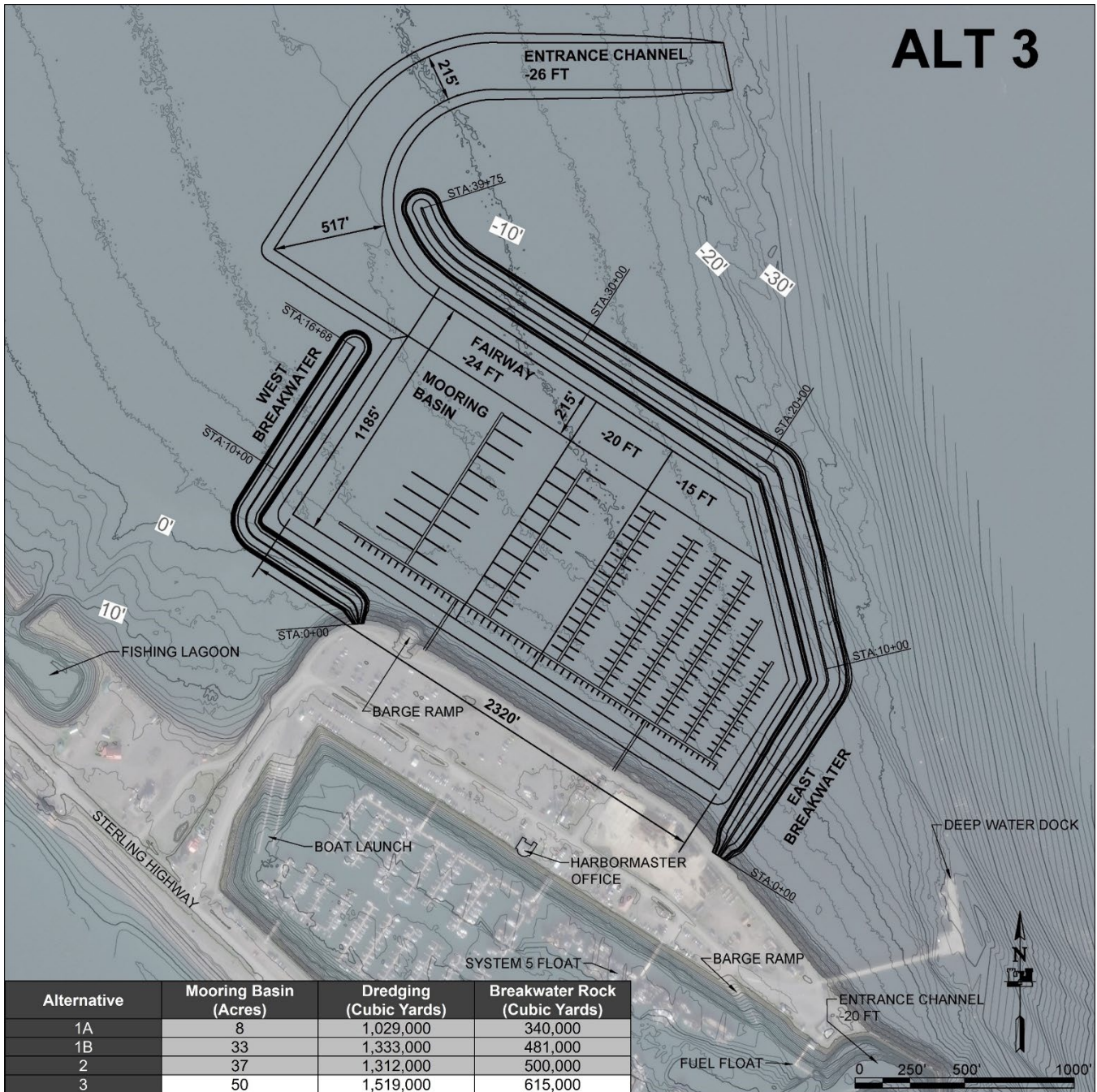
# ALT 1B



# ALT 2



# ALT 3



Alternative	Mooring Basin (Acres)	Dredging (Cubic Yards)	Breakwater Rock (Cubic Yards)
1A	8	1,029,000	340,000
1B	33	1,333,000	481,000
2	37	1,312,000	500,000
3	50	1,519,000	615,000