

**MINUTES FROM A REGULAR MEETING
OF SELDOVIA CITY COUNCIL
COUNCIL CHAMBERS**

**Monday
March 11, 2019
6:00pm**

LETHIN SWEATT COLBERG CAMPBELL MORRISON ROJAS
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- A. Call to Order & Roll Call: MEETING CALLED TO ORDER BY MAYOR LENT AT 6:00 PM
PRESENT: COUNCILMEMBERS: LETHIN- telephonic, SWEATT, CAMPBELL, MORRISON, and ROJAS

STAFF: CITY MANAGER CAMERON
POLICE CHIEF CUSHMAN
CITY CLERK GEAGEL

- B. Pledge of Allegiance: Held
C. Excused Absences: COLBERG
D. Agenda Approval:

SWEATT/ROJAS MOVED TO APPROVE THE AGENDA FOR MONDAY MARCH 11,
2019
VOICE VOTE/UNANIMOUS/MOTION PASSED

- E. Consent Agenda: *(All items under the Consent Agenda are approved with a single motion, no discussion, and one vote. A Council Member may request to remove an item(s) for discussion and a separate vote.)*

1. Approval of Minutes: Minutes of the Regular Meeting, February 25, 2019
2. Payment Approval Report:
3. Ordinance Introduction:

ROJAS/CAMPBELL MOVED TO APPROVE THE CONSENT AGENDA
VOICE VOTE/UNANIMOUS/MOTION PASSED

- F. Mayoral Proclamations: None
G. Public Presentation Prior Notice: (each presenter has up to 10 min) None
H. Public Presentation for Items not on Agenda: (public has 3 min each)
LAUREL HILTS, resident- Shared that the Seldovia Village Tribe opened a brand-new health center in Anchor Point on Friday. It is a great thing for their community and the Southern Kenai Peninsula. They have been there for ten years, but now they have their own space. They continue to expand their services here in Seldovia with dental, vision and behavioral health. Tomorrow would be the teleconference for the Alaska Marine Highway System state budget, SVT will open up their board room from 5:30- 6:30, two phone sessions to contact the legislatures, one in the day and one in the evening, so SVT will open their space if people want to share one phone call. The chamber met that week and selected the theme for the Fourth of July of "birds", especially with Valisa being the featured artist for the Shorebird festival and all Cindy's work with birds. They are still looking for someone to coordinate, it is \$1000.00.
I. Committee and Advisory Board Reports: (each member has 5 min)
WALT SONEN, CIRCAC Representative for Seldovia- Presented a report on Hilcorp summer activity set for 2019 to do a seismic survey in the lower Cook Inlet. They have hired one of the most sophisticated boats of the time, it is currently in ANWAR, and was built in Dubai. They would set off charges that would reverberate off of the bottom of the ocean, the sets of streamers would be 850 feet wide and a mile and a half long and they set off charges in 120-280 feet of water that would be able to determine what is happening down to 6000 feet. The survey will start the 3rd of May, it was delayed because of government shutdown. It will take a mile and a half to turn around and will go up and down the inlet. With perfect weather it will take a month and it could take up to six weeks. The closest area being surveyed was 18 miles from Seldovia and 25 miles from Homer. If the survey was successful it could take seven years to develop and place a pipeline over to Anchor Point. There is no crude pipe in Anchor Point now but it was probably coming in the future. There would perhaps be two platforms out there with new technology and angle drilling. Seldovia was sure to fill some residual effects from the project if it heads forward. Leases were acquired in 2016 or 2017, there was quite a bit it was for lease. The first two pages of the report talk about how they are going to

protect the marine mammals, fish are not a protected species and the effects from the sound were unknown. The idea was that the sound would start at a low volume and then gradually be brought up to full volume so that anything down there that was bothered by the sound could run away. They went to extremes describing all the things they would have in place to look for sea otters, whales, and marine mammals. They would have two support vessels and first thing in the morning would send out an airplane to survey the air to see if there were and sea mammals around. They won't know the effects on the fish. He stated that Port Graham and Nanwaleek do not have a seat on the CIRCAC board but they have a seat on the PWSRCAC board.

ROJAS- Inquired if Hilcorp had already acquired the leases.

CAMPBELL- Inquired about the sonar charges and if it would have any impact on the fisheries and stated the survey was planned for right at the start of the red run.

LAUREL HILTS- Inquired if Walt represented Port Graham and Nanwaleek on the CIRCAC board.

J. Public Hearings:

1. RESOLUTION 19-17 A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SELDOVIA, ALASKA REQUESTING THE ALASKA LEGISLATURE TO ACT ON BEHALF OF THE COMMUNITIES OF ALASKA TO PASS A FAIR BUDGET THAT WILL NOT PLACE SUCH AN ENORMOUS BURDEN TO FUND ESSENTIAL SERVICES ON LOCAL BOROUGH AND MUNICIPAL GOVERNMENTS, AND TO THE DETRIMENT OF ALASKA'S SMALL RURAL COMMUNITIES

a. Presentation by Staff or Council

CLERK GEAGEL- Presented Resolution 19-17 requesting the Alaska legislatures to act on behalf of the communities of Alaska to pass a fair budget and stating the potential impact the proposed budget posed.

b. Council Discussion

SWEATT- Inquired if suggesting a state income tax, permanent fund dividend (PFD) stabilization, and discussion on the years of ferry service could be included in the resolution. She spoke in support of including exploring other revenue forms in the resolution.

ROJAS- Inquired if the resolution would be the proper place to insert solutions and discussed adding the statement from the townhall meeting that discussed that Seldovia could not endure a long absence or gap in ferry service. She spoke in support of including the need for the State of Alaska to find other revenues or a state income tax.

CAMPBELL- Spoke in support of addressing other forms of revenues in the resolution and including a little more about the ferry. He spoke in opposition of addressing the PFD and state income tax.

MORRISON- Spoke in support of Resolution 19-17 as it was written.

c. Public Presentation or Hearing (public has 3 min each)

RANDI SWEET, resident- Discussed that the impact to Medicaid was not addressed in the resolution and spoke in support of including it in the resolution. She discussed that she was in Juneau about a week and a half ago as an advocate for AARP and advocating on the behalf seniors and the Alaska legislation was in support of those programs. She also heard across the board that Alaska Legislatures needed to hear from their constituents' feedback that included solutions. One legislature suggested that if the budget from this year carried into next year with a \$861.00 PFD, they could have same budget. She discussed that she had heard that they can expect to see somethings reduced but it would not be as bad as expected.

LAUREL HILTS, resident- Suggested that the city reach out to their representative and senator to do a townhall meeting and discussed a few clerical errors in the resolution; the word school should always follow Susan B. English, the word budget should follow proposed in the eighth whereas, and she stated that she believed Senator Stevens was spelled with a ph.

WALT SONEN, resident- Spoke in support of including additional sources of revenue should be brought in, in the resolution.

CINDY MOM, resident- She discussed that the whereas were statements of what the budget was proposing until the final whereas was more of an action point, she suggested the possible solutions be combined with that one, it would be more of a proposed activity.

d. Action/Disposition

ROJAS- Spoke in support of amending the resolution to include exploring other revenues and suggested adding a another now therefore specifically mentioning broad base tax as a solution.

CAMPBELL- Spoke in support of amending the resolution to include that there are other additional sources of revenue and to explore those options in a therefore or a whereas and to include Medicaid recipients in the whereas discussing senior programs.

CM CAMERON- She suggested that in the now therefore it be resolved it could state that the state of Alaska explore other sources of revenue that may be available. She discussed how the statement could be seen, that they are in this way exploring other sources of revenue, such as the oil tax reforms and reconfiguring the property tax revenues that they are taking from the boroughs. She discussed that the resolution represented the council and the community and that was the statement that was needed to put forward. She discussed that the resolution did address the Alaska Marine Highway and that there would public testimony the following day so people would be heard on that topic. She suggested amending the last whereas to read “the City of Seldovia is committed to working together with the State of Alaska and its leaders to find a joint solution that may include consideration of a broad-based tax structure to address the state’s fiscal challenge where the impacts will not be cost shifting to local borough and municipal governments.”

CLERK GEAGEL- She suggested amending the last whereas to include the possible solutions and she suggested that whereas that discussed the elimination of Senior Benefit programs to state “the proposed budget eliminates the State of Alaska Senior Benefits program and severally diminishes the Medicaid program, eliminating needed services that municipalities, including the City of Seldovia, provide for their aging population and Medicaid benefit recipients; and”.

ROJAS/MORRISON MOVED TO ACCEPT RESOLUTION 19-17 AS AMENDED WITH MEDICAID RECIPIENTS ADDRESSED AND ALSO BROAD-BASED TAX REVENUE AND CLERICAL EDITS
VOICE VOTE/UNANIMOUS/MOTION PASSED

K. Unfinished Business:

1. Discussion- DOT Land Relinquishment Application- Seldovia Airport

a. Presentation by Staff or Council

CM CAMERON- Presented information she received after the last meetings request to call about a public easement for the piece of land at the Seldovia Airport being a better route. She discussed that she called Fred with the DOT and he provided his response in an email that she presented. The email stated that a public use easement would give unrestricted access in the airport and would be in direct violation of the FAA grant used to fund the airport, violations would be required to pay the funds back, if not a total loss of funds from the grant, any divestiture of airport lands will require payment back of funds to FAA at fair market value. She discussed that there was a teleconference scheduled with Danika Simpson to talk about the pieces of the puzzle on the 19th and she asked council if they wanted to wait until teleconference or if they wanted to pick a direction to move forward with. She stated she was also wondering if the selling of a piece of a parcel was a divestiture as well, but seeing as they would be replatting and reconveying it may be a different process.

b. Council Discussion

LETHIN- Spoke in support of moving forward with acquisition of the land.

ROJAS- Spoke in support of moving forward with acquisition of the land.

SWEATT- Spoke in support of moving forward with acquisition of the land.

CAMPBELL- Inquired if selling a piece of a parcel was considered a divestiture.

c. Public Presentation or Hearing (public has 3 min each)

RANDI SWEET, resident- Thanked everyone for all their hard work.

d. Action/Disposition

CONSENSUS OF THE COUNCIL TO WAIT FOR ANY FURTHER DISCUSSION UNTIL THEY HEARD BACK FROM THE CONFERENCE CALL

L. New Business:

1. Discussion- Seldovia Municipal Impact Statement

a. Presentation by Staff or Council

CM CAMERON- Presented the Seldovia Municipal Impact Statement and discussed that AML was requesting municipalities produce an impact statement that they could present on their behalf’s. She stated that any amendments and additions were welcome and that she would like to get the statement sent off as soon as possible.

She suggested that they include in this statement that the community could not withstand long periods of discontinued ferry service.

b. Council Discussion

ROJAS- Discussed that on page eleven discussing implementing staff reductions it should state significantly. She asked to have water and sewer safety included with combined reductions.

c. Public Presentation or Hearing (public has 3 min each)

MAYOR LENT called for public comment and none was offered.

d. Action/Disposition

CM CAMERON- Suggested including a caveat on page eleven that staff reductions could indict not only reduction of staff but reduction in health in safety and water and include under AMHS that while the community can understand the need to balance the budget and reduce service, they could not withstand larges gaps in service but would be happy with a bimonthly service.

ROJAS- Stated that they should not specify bimonthly but that they could not endure long periods of reduced services.

ROJAS/SWEATT MOVED TO ACCEPT THE SELDOVIA MUNICIPAL IMPACT STATEMENT WITH CHANGES OF THIS EVENING

VOICE VOTE/UNANIMOUS/MOTION PASSED

2. Discussion- Harbor Small Business Proposal

a. Presentation by Staff or Council

SWEATT- Presented a harbor small business proposal to the council. She stated that she was a huge advocate and loved the little boardwalk communities and asked for council consideration to start out with one or two small buildings facing the water on the lot next to the pavilion, which would complement each other. She presented a rough preliminary drawing of what they would look like on the lot. She stated that there would be no water and sewer or electricity, but that there was an electricity box the people leasing could hook into with a cord if they would be responsible for the electricity. She discussed that Seward started out with no water and sewer and it changed as more people came, now everyone has water and sewer and they lease the land. She stated that she did not believe it was a lose situation, if the buildings did not work out, they could be sold. The lot would be big enough for two 16x16 buildings. There would be a parking space loss of 5 to 6 spaces and there would still be parking available on the street side. The buildings would be finished generically and would not use expensive material. She suggested bead board paneling that was then painted. Whoever leased the building could put up the things for their business at their expense and then they would be responsible to put it back to its original condition when they left.

b. Council Discussion

ROJAS- Asked for clarification on which lot the buildings would be placed and thanked Bobbi for putting the presentation together. She discussed putting the buildings on skids so that they could be moved and that the dollar amount would need to be a conversation with public. She inquired if they could borrow from unencumbered fund.

CM CAMERON- Clarified that the buildings would be on the lot next to the right of way and that funds could be borrowed from the unencumbered fund with an ordinance.

MAYOR LENT- Stated that the buildings were 16 feet, there would still be parking.

c. Public Presentation or Hearing (public has 3 min each)

WALT SONEN, resident- Inquired if the buildings would encroach in the right of way. He discussed that he lived fairly close to the lot and inquired if the buildings would impact his parking.

LAUREL HILTS, resident- Spoke in support of the Harbor Small Business Proposal and having the buildings be on skids.

CINDY MOM, resident and small business owner- Spoke in support of the Harbor Small Business Proposal and suggested the City use locally milled lumber. She spoke in favor of the proposed building on page 9 with a porch to sit out of rain, with colored trim, and that there be a ramp on front of design that would be ADA compliant.

GREG WOLFER- Spoke in support of the Harbor Small Business Proposal.

d. Action/Disposition

CAMPBELL- Spoke in support of the Harbor Small Business Proposal and that the spring of 2020 was more realistic. He spoke in support of Cindy's idea for locally milled lumber for the frame and of the exit strategy that if they sit empty for 4 or 5 years, they can sell them.

LETHIN- Spoke in support of the Harbor Small Business Proposal.

NO ACTION WAS TAKEN AT THIS TIME

3. Discussion- Harbor Gangway Project Update

a. Presentation by Staff or Council

CM CAMERON- Discussed that an RFP was issued to have the harbor gangway cover replaced and no bids were received. She sat down with Layla and Heidi, and discussed that Lane with Bay Safety was very interested but ran out of time to place bid and his insurance would not cover across the water projects. She suggested that the city buys the material and hires Lane as a seasonal employee who could be under the city's insurance. She stated that material was a month and a half out to order and that aluminum would be way too expensive to fabricate and the seagull droppings would rust the cover out. They were able to order from the original manufacture so that there was no guess work and blue was the standard color. She discussed that the insurance deductible was \$5,000.00 and that the covering was out of its life expectancy of four to five years, it lasted twelve. There were major maintenance and repair funds to cover the expense.

b. Council Discussion

MORRISON- Inquired if the city would be supplying Lane's housing.

SWEATT- Inquired about the material being used.

CAMPBELL- Clarified that it would be the same material, same color.

c. Public Presentation or Hearing (public has 3 min each)

WALT SONEN, resident- Inquired if the replacement would be covered under insurance.

d. Action/Disposition

THE CITY COUNCIL DIRECTED THE CITY MANAGER TO MOVE FORWARD WITH LANE AND GET THE MATERIAL ORDERED RIGHT OF WAY

M. Administration Reports:

1. Treasurer's Report: None

2. City Manager's Report: See Laydown

CM CAMERON- Presented the city manager's report as written and included that there were still two keyboxes to replace and some water work to do, they were waiting for locates for one and DOT permits for the other. Last month the public works department cut brush up to the water treatment plant and they have now moved into town and were cleaning up the right of ways with significant problem areas. Kachemak Street and Cedar Street were being done today and they already did up by the school. She stated that she would do a better job of informing the community of brush cutting activity. The right of ways was the city's responsibility to maintain and brush was hitting the equipment and even personal vehicles in some areas. She discussed that last Friday her and the mayor made a quick run over to Homer for a meeting with Senator Sullivan and she was able to address three items on her list. He had a good point about the ferry system proposed scheduled and that there was money in the federal transportation budget for Alaska's Highway System and she was looking into how much of those funds went towards the marine highway, regular highways, and railroads. Senator Sullivan also had some good strategies and outreaches to tackle some of their funding that they would like to receive for their infrastructure, particularly water and sewer infrastructure. She was going to get in to contact with the Denali Commission and his office about it, there were similar communities who had been through it and she was going to follow their path to see if it got them to the same place. She asked the Senator about the opportunities to make sure that Seldovia was viable economically and sustainable, which directions they could try to go in and build up their economy, especially with proposed cuts to the highway system, he did state that he thought there was an uptick in Alaska right now for growth in the more urban developed and populated areas, but he was hoping those would trickle down into communities such as ours, and to keep in contact with his office about that. Wednesday she would be attending the annual city manager's meeting that KPEDD hosted and she would be having lunch with Assembly Member President Wayne Ogle. She inquired if council had anything, they would like her to speak with President Ogle

about and stated that she would be talking to him about some of the property tax questions they had been discussing, as well as online sales tax, and the ways that the borough may be creating revenues versus cutting back and how the plan to sustain a budget cut from the state. March 27th was a statewide emergency drill for tsunami preparedness, she stated that she was wondering if there was interest in the community to have an organized event. She planned on getting together with Chief Cushman and their fire and EMS department. She was going to ask Dan Nelson for a debriefing on the repairs done to the tsunami warning system. The city office was deep in budget prep, they were getting closer. There was a townhall meeting on Saturday with a discussion surrounding the state budget, 27 people attended. They should be getting a draft of the report for the audit on Friday. The EOP went out to all of the departments and they were going to group together and go through the draft. On Thursday there would be an HEA and ACS meeting at 2pm at the SOCC to discuss backup generators and their operations. The clinic clean up looked great. She stated that they did not receive the community block grant and she would be seeking information on how to get a better score. She would be meeting with Johanna Riley on the 18th about possibly having physical therapy services in the town and she would be drafting out a plan for a business air b and b. She stated that there had not been further discussion with the post office renting the clinic space at this point. The city will be partnering with the SOCC for Community Clean up and she spoke with Manda Miller about partnering with SVT and having more fun than they ever have be for. She did not speak to the senator about a cell tower, however, she spoke with GCI and they are looking to expand their service and bump Seldovia up in a two-year plan. She stated she did not want to speak too early, but she spoke with a gentleman who wants to see if they are eligible for a grant. She discussed that she is working on a LED light plan for the city buildings, but it was not done yet. She discussed that she had conversations with CRW and VSW and they were looking at Seldovia's infiltration pumps at this time, the city has provided a bunch of data to them and they were devising how they wanted to approach their study, they were looking at previous site studies for their plans and then seeing if they need to change or add.

MORRISON- Discussed that a constituent had complained and was really upset about the brush clearing.

MAYOR LENT- Discussed the meeting with Senator Sullivan and that Cassidi gave a report on their sewer system and the marine highway and he was very susceptible to it and he commented that hopefully the senator would help them out.

SWEATT- Asked if there had been anymore talks about the post office using the clinic space.

CAMPBELL- Inquired about what the plan was for the sewer system survey grant and if they were looking at old site study's or if they would need to do any new site studies. He inquired about the status of Mikes Welding's and stairs at the bridge. He discussed that he had heard of two more projects happening that summer; the resurfacing of Jakolof Bay Rd for 6 miles with topping and a DOT bridge project to strength the integrity of the Seldovia Slough Bridge.

GEAGEL- Discussed that she had reached out to DOT and the property owners that would need to grant access from the street to the stairs to the public. DOT was enthused about the idea and that stairs would save the embankment from erosion from natural causes and people, however because of the integrity of the bridge they would need the stairs to be placed ten feet away from the bridge. The initial placement of the stairs was right next to the bridge and in speaking with the property owners they were not comfortable with having the stairs so close to their house and having foot traffic crossing that close. They did offer a donation if another property owner would step up to the plate and grant access. She discussed that she had reached out to the property owner on the other side of the bridge and was waiting to hear back from them before approaching DOT and Mike to ensure stair placement would work on that side of the bridge and in that distance. There was another issue that with that side of the bridge and DOT's request of stair placement ten feet away from the bridge, their easement was for eleven feet and they were willing to comprise and place the stairs in the 9 to 11-foot mark, but HEA would also need to be approached because their power pole would be right above where the stairs would be placed.

ROJAS- Inquired about DOT's explanation for wanting the stairs that far away from the bridge.

LETHIN- Inquired if Cassidi had discussed getting a new cell tower with the senator and discussed that there was an ongoing federal program that the senator could be helpful with. The last time he spoke with GCI they stated that if the city was able to get assistance, they would be able to help upgrade earlier.

3. Chief of Police Report: None

M. Informational Items Not Requiring Action:

1. The ACS and HEA Community Meeting will be Thursday, March 14th, 2019, 2:00pm, at the SOCC.
2. The City Office will be closed Monday, March 25, 2019 in observation of Seward's Day.

3. A Special Council Meeting will be held Wednesday, March 27, 2019 at 6:00pm.

4. The next FY20 Budget Workshop is scheduled for March 27, 2019 at 4:00pm.

O. Executive Session: None

P. Council and Mayor Comments Concerning Items Not on the Agenda:

LETHIN- Stated good meeting and thanked everybody for coming.

SWEATT-Thanked everybody for being there and thanked everyone and the council for being supportive of the harbor proposal.

CAMPBELL- Thanked everyone, staff, and the public for all their input.

MORRISON- Thanked everyone for showing up, great job staff. Good job on the project Bobbi, it would be a good addition to the community.

ROJAS- Thanked everyone for their hard work and don't forget on the last item on the laydown was the information about calling into the ferry tomorrow.

MAYOR LENT- Commented to Cassidi and Heidi that he appreciated their knowledge and thanked everyone for coming.

Q. Next Meeting: Special Meeting will be held on Wednesday, March 27, 2019 at 6:00 pm

R. Adjournment:

ROJAS/SWEATT MOVED TO ADJOURN AT 7:45 PM
NO OBJECTION/MOTION PASSED

I certify the above represents accurate minutes of City of Seldovia Council meeting of March 11, 2019.



Heidi Geagel, City Clerk

Approved by Council 03/27/19

