

**SELDOVIA**  
**CITY COUNCIL**

**WEDNESDAY**  
**July 12th, 2017**  
**7:30 PM**



**REGULAR MEETING**  
**MULTI-PURPOSE ROOM**

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**AGENDA FOR A REGULAR MEETING  
OF SELDOVIA CITY COUNCIL  
COUNCIL CHAMBERS**

**Wednesday  
July 12, 2017  
7:30pm**

SWEATT COLBERG PATRICK MORRISON ROJAS LETHIN
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- A. Call to Order & Roll Call:
- B. Pledge of Allegiance:
- C. Excused Absences:
- D. Agenda Approval:
- E. Approval of Minutes: Minutes of the Regular Meeting, June 28, 2017
- F. Treasurer's Report/ Utility Report: See laydown
- G. Voucher/Payroll Report :
- H. Ordinance Introduction:
- I. Proclamations: None
- J. Public Presentation Prior Notice: (each presenter has up to 10 min) None
- K. Public Presentation for Items not on Agenda: (public has 3 min each)
- L. Committee and Advisory Board Reports: (each member has 5 min)
- M. Unfinished Business:
  - 1. Discussion on Jakolof Dock Ordinance
    - a. Presentation by Staff or Council
    - b. Public Presentation (public has 3 min each)
    - c. Council Discussion
    - d. Action/Disposition
- N. New Business:
  - 1. ORDINANCE 17-23 A NON-CODE ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SELDOVIA, ALASKA, FOR KPB PARCEL NUMBER 19112223 TO BE CONSIDERED FOR LEASE NEGOTIATIONS FOR A BENEFICIAL NEW INDUSTRY OR ECONOMIC DEVELOPMENT BUSINESS OPPORTUNITY
    - a. Presentation by Staff or Council
    - b. Public Presentation (public has 3 min each)
    - c. Council Discussion
    - d. Action/Disposition
  - 2. ORDINANCE 17-25 AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SELDOVIA, ALASKA, AMENDING TITLE 11 STREETS, SIDEWALKS AND PARK LAND\* BY ADOPTING A NEW CHAPTER 11.14 CEMETERY ADVISORY COMMISSION
    - a. Presentation by Staff or Council
    - b. Public Presentation (public has 3 min each)
    - c. Council Discussion
    - d. Action/Disposition
- O. Informational Items Not Requiring Action:
- P. City Manager's Report: See laydown
- Q. Council and Mayor Comments Concerning Items Not on the Agenda:
- R. Next Meeting: Regular Meeting will be held on July 26, 2017 at 7:30 pm
- S. Adjournment:

\* IF YOU REQUIRE SPECIAL ASSISTANCE TO ATTEND THE MEETING, PLEASE NOTIFY THE CITY OFFICE 24 HOURS  
IN ADVANCE AND ARRANGEMENTS WILL BE MADE \*



# Seldovia City Council Regular Meeting July 12th, 2017

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Pages 1-4	Minutes of the Regular Meeting of June 28, 2017
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Pages 7-10	Ordinance 17-25 Adopting Cemetery Advisory Commission



### NOTES:

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INDONESIA  
SPECIAL AGENT  
TIPS, 1993

1993

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1993

MINUTES FROM A REGULAR MEETING  
OF SELDOVIA CITY COUNCIL  
COUNCIL CHAMBERS

Wednesday  
June 28, 2017  
7:30pm

COLBERG PATRICK MORRISON ROJAS LETHIN SWEATT
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- A. Call to Order & Roll Call: MEETING CALLED TO ORDER BY MAYOR LENT AT 7:30 PM  
IN ATTENDANCE; COLBERG, PATRICK, MORRISON, ROJAS, LETHIN, SWEATT
- B. Pledge of Allegiance: Held
- C. Excused Absences: None
- D. Agenda Approval:

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

- E. Approval of Minutes: Minutes of the Regular Meeting, June 14, 2017

PATRICK/SWEATT MOVED TO APPROVE THE MINUTES OF JUNE 14, 2017  
VOICE VOTE/UNANIMOUS/MOTION PASSED

- F. Treasurer's Report/ Utility Report: None

- G. Voucher/Payroll Report :

SWEATT- Commented that she would like to see the Homer Electric Association harbor payment be the same in the winter as well.

CM LARSON- Discussed the payment for the electrical work on the value added building, and he discussed that the Anderson water line was the result of not having up-to date equipment, making rentals nessecary. He spoke about the insurance payment and how the Seldovia Fuel and Lube bill is allocated. He suggested investment should be made into programmable thermostats. He is looking into energy related grants.

ROJAS- Stated that the electrical work done was being paid with a grant. Asked about the Anderson water line. Asked if the insurance numbers came in about where they wanted and asked about the Seldovia Fuel and Lube payment. Stated that when we are crunching numbers trying to save money and see a \$2000 heating bill for the month of May is a big hit. The thermostat should be turned down in the clinic, spoke on the clinic being used for dental being a public service.

PATRICK- Asked if the electrical work was the balance of the grant. The thermostat in the clinic should have been turned off already.

COLBERG- Asked if there was a way to get a grant to get newer equipment. Eventually we will need a new road grader as well. Spoke about the Seldovia Fuel and Lube payment. Asked if the city office turns their thermostats off in the summer.

MORRISON- Asked about the current equipment. Asked if rent is being paid for the dental use in the clinic.

LETHIN- Asked if the waste oil heater was still being used in the city shop. Spoke about the dental use in the clinic and being unable to charge rent or the space would never be used.

ROJAS/SWEATT MOVED TO APPROVE THE VOUCHER/PAYROLL REPORT OF JUNE 23, 2017  
VOICE VOTE/UNANIMOUS/MOTION PASSED

- H. Ordinance Introduction:

1. ORDINANCE 17-23 A NON-CODE ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SELDOVIA, ALASKA, FOR KPB PARCEL NUMBER 19112223 TO BE CONSIDERED FOR LEASE NEGOTIATIONS FOR A BENEFICIAL NEW INDUSTRY OR ECONOMIC DEVELOPMENT BUSINESS OPPORTUNITY

ROJAS/COLBERG MOVED TO INTRODUCE ORDINANCE 17-23 A NON-CODE ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SELDOVIA, ALASKA, FOR KPB PARCEL NUMBER 19112223 TO BE CONSIDERED FOR LEASE NEGOTIATIONS FOR A BENEFICIAL NEW INDUSTRY OR ECONOMIC DEVELOPMENT BUSINESS OPPORTUNITY

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2. ORDINANCE 17-25 AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SELDOVIA, ALASKA, AMENDING TITLE 11 STREETS, SIDEWALKS AND PARK LAND\* BY ADOPTING A NEW CHAPTER 11.14 CEMETERY ADVISORY COMMISSION

ROJAS/COLBERG MOVED TO INTRODUCE ORDINANCE 17-25 AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SELDOVIA, ALASKA, AMENDING TITLE 11 STREETS, SIDEWALKS AND PARK LAND\* BY ADOPTING A NEW CHAPTER 11.14 CEMETERY ADVISORY COMMISSION

- I. Proclamations: None
- J. Public Presentation Prior Notice: (each presenter has up to 10 min) None
- K. Public Presentation for Items not on Agenda: (public has 3 min each)

LAUREL HILTS- Shared about Seldovia Arts Council Summer Solstice Festival the previous weekend, tremendous event, filled the beds in the b&b's, along with creating more gift store and restaurant business. This weekend is the five days of coming home celebration followed by the Fourth of July.

- L. Committee and Advisory Board Reports: (each member has 5 min)
- M. Unfinished Business:
- N. New Business:

1. Discussion on Jakolof Dock Ordinance

a. Presentation by Staff or Council

CLERK/GEAGEL- Asked the council to clarify registration and consequences of delinquent accounts or failure to register. Asked for clarification whether the same basic rules of Seldovia Harbor will apply at Jakolof.

b. Public Presentation (public has 3 min each)

c. Council Discussion

HARBORMASTER PEDERSEN- Spoke about harbor procedure, they have to track people down who haven't paid, by any means possible. Jakolof will be different, because no one will be there to make sure they pay. In the harbor if they pay in advance they get a discount, if not they pay a higher price. The Jakolof vessel length limit is set at 35, it cannot structurally handle vessels any larger. She spoke about the difference between transient and reserved slips, and how Jakolof should be transient because there will be no way to reserve slips, and when it is full boats will have to raft up. She suggested that Jakolof should not charge the same as harbor because the same services are not being offered, and that the rates should be kept where people do not have to make change. She suggested they do not want live aboards there due to insurance, and asked if there would be a port fee for Jakolof like the tour boats in city limits? Right now the port fee is only written for inside city limits.

PATRICK- Asked if there was still a concern of being unable to charge without a lease? Supports not having live aboards in Jakolof.

CM LARSON- Spoke about the need to build an ordinance and the rules first to get it in the books. The application packet is in for the lease, once they say its good everything else will already have been done. His recommendation is an honor system for payment collections.

MORRISON- Asked if boats will be allowed to moor there year round, because there are boats right now that do. Discussed having a box out there that is self pay, where you pay by the foot, and setting pre-warnings in Homer Harbor that Jakolof will now have a fee. He does not agree with having live aboards being there.

COLBERG- Asked if we keep the same vessel boat length limit? He supports the honor system idea.

SWEATT- Asked if the Jakolof harbor was ever jammed full? They will be on an honor system.

ROJAS- Discussed penalty fee towards the people not paying and making them substantial. Suggests when they start charging that they will need a larger garbage area.

d. Action/Disposition

NO ACTION NECESSARY

2. Authorizing to Enter into Contract with Alaska Department of Public Safety

a. Presentation by Staff or Council

CM LARSON- Asked for the council's support to continue with the contract as is until a new one can be drafted and the councils support to go ahead with the new contract as long it stays at \$20,000 or more.

b. Public Presentation

(2)



- c. Council Discussion
- d. Action/Disposition

ROJAS/COLBERG MOVED TO SOPPURT AUTHORIZING TO ENTER INTO CONTRACT WITH  
ALASKA DEPARTMENT OF PUBLIC SAFETY  
VOICE VOTE/ UNANIMOUS/ MOTION PASSED

- O. Informational Items Not Requiring Action:
- P. City Manager's Report: In laydown
- Q. Council and Mayor Comments Concerning Items Not on the Agenda:  
COLBERG- Thank you for coming Laurel, thank you guys.  
PATRICK- No comment  
MORRISON- Thank you Laurel for coming, welcome Heidi  
ROJAS- Thanks to staff, council and audience, everybody have a great Fourth of July weekend.  
LETHIN- Thank you for coming Laurel, it was a good meeting.  
SWEATT- Thanks Laurel and Heidi you are doing a good job, thanks for all your efforts.
- R. Next Meeting: Regular Meeting will be held on July 12, 2017 at 7:30 pm
- S. Adjournment:

COLBERG/ROJAS MOVED TO ADJOURN AT 8:36 PM  
VOICE VOTE/ UNANIMOUS/ MOTION PASSED

I cerfity the above represents accurate minutes of City of Seldovia Council meeting of June 28, 2017.

\_\_\_\_\_  
Heidi Geagel, City Clerk

Approved by Council \_\_\_\_\_

1. The first part of the question is about the definition of a function. A function is a relation between a set of inputs and a set of possible outputs, where each input is related to exactly one output.

2. The second part of the question is about the domain and range of a function. The domain is the set of all possible inputs, and the range is the set of all possible outputs. For example, if a function is defined by  $f(x) = x^2$ , then the domain is all real numbers, and the range is all non-negative real numbers.

3. The third part of the question is about the graph of a function. The graph of a function is a set of points in a coordinate plane, where the x-axis represents the input and the y-axis represents the output. The graph of a function must pass the vertical line test.

4. The fourth part of the question is about the composition of functions. The composition of two functions  $f$  and  $g$  is a new function  $h$  defined by  $h(x) = f(g(x))$ .

**CITY OF SELDOVIA**

**ORDINANCE 17-23**

**A NON-CODE ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SELDOVIA,  
ALASKA, FOR KPB PARCEL NUMBER 19112223 TO BE CONSIDERED FOR LEASE  
NEGOTIATIONS FOR A BENEFICIAL NEW INDUSTRY OR ECONOMIC  
DEVELOPMENT BUSINESS OPPORTUNITY**

**WHEREAS**, per Title 6 Purchasing and Contracts, 6.18.160 Negotiated Leases. A. The City Manager, with the approval of the Council by Ordinance, may negotiate a lease of City land without public auction or sealed bid and without voter ratification under the following conditions:

1. The lease is for a beneficial new industry or economic development;

B. An application to lease City lands for a beneficial new industry or economic development under this subsection shall be made by completing an application to lease City land and shall include a complete business plan for development and use of the property requested.

**WHEREAS**, The City of Seldovia would consider KPB parcel number 19112223, the sixty (60) acres above the city water treatment facility, for a lease opportunity of a beneficial new industry or economic development.

**WHEREAS**, The City considers a beneficial new industry or economic development, a venture that would benefit the communities economic growth and support the City's comprehensive plan.

**WHEREAS**, An application and complete business plan for development and use of the City property(s) requested would be needed to negotiate a lease for KPB parcel number 19112223

**NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF SELDOVIA:**

**SECTION 1.** The Council of the City of Seldovia desires City owned property KPB parcel number 19112223 to be considered for a lease opportunity which would provide beneficial new industry or economic development within the City.

**SECTION 2. EFFECTIVE DATE.** This ordinance becomes effective upon its adoption by the City Council.

**ADOPTED** by a duly constituted quorum of the City Council of the City of Seldovia, Alaska this \_\_\_ day of \_\_\_, 2017

ATTEST:

APPROVED:

Heidi Geagel, City Clerk

Dean Lent, Mayor

Vote  
Rojas-  
Lethin-  
Sweett-  
Colberg-  
Patrick-  
Morrison-

DRAFT

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**CITY OF SELDOVIA**

**ORDINANCE 17-25**

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SELDOVIA, ALASKA, AMENDING TITLE 11 STREETS, SIDEWALKS AND PARK LAND\* BY ADOPTING A NEW CHAPTER 11.14 CEMETERY ADVISORY COMMISSION**

**WHEREAS, THE SELDOVIA CITY CEMETERY IS IN NEED OF REPAIRS AND MAINTENANCE.**

**WHEREAS, THE SELDOVIA CEMETERY ADVISORY COMMISSION WILL PRESERVE AND DEVELOP THE ESTABLISHED CEMETERY.**

**WHEREAS, THE SELDOVIA CEMETERY FUND WILL BE ESTABLISHED TO COLLECT FEES AND SOLICITATIONS DEDICATED TO BE USED SOLELY FOR THE SELDOVIA CEMETERY UPKEEP AND MAINTENANCE.**

**NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF SELDOVIA:**

**SECTION 1. CLASSIFICATION.** This ordinance is permanent in nature and shall become a part of the Municipal Code of the City of Seldovia.

**SECTION 2. EFFECTIVE DATE.** This ordinance becomes effective upon its adoption by the City Council.

**SECTION 3. AMENDING TITLE 11 STREETS, SIDEWALKS AND PARK LAND\* AND INSERTING CHAPTER 11.14 CEMETERY, BY REMOVING LANGUAGE IN STRIKEOUT ADDING LANGUAGE IN HIGHLIGHT TO READ AS FOLLOWS:**

**Title 11  
Streets, Sidewalks, and Park Land\* and Cemetery**

**Chapters:**

- 11.04 Street Excavation
- 11.08 Sidewalks
- 11.12 Park Land
- 11.13 Camping Regulations
- 11.14 Cemetery Advisory Commission

## Chapter 11.14 Cemetery Advisory Commission

### Sections:

- 11.14.010 Cemetery described.
- 11.14.020 Establishment.
- 11.14.030 Membership.
- 11.14.040 Terms of members.
- 11.14.050 Officers.
- 11.14.060 Meetings.
- 11.14.070 Duties and Responsibilities of the Commission.
- 11.14.080 Cemetery Fund.

**11.14.010 Cemetery Described.** The Seldovia Cemetery encompasses city-owned properties with the legal description of "T 8S R 14W SEC 32 Seward Meridian SL 0720060 FRANK RABY SUB 1971 ADDN AMD TRA CT B", and "T 8S R 14W SEC 32 Seward Meridian SL 0720060 FRANK RABY SUB 1971 ADDN AMD TRA CT B".

**11.14.020 Establishment.** There shall be a City of Seldovia Cemetery Advisory Commission, referred to in this chapter as the Commission.

**11.14.030 Membership.** Such Commission will be made up of five (5) members, who shall be nominated by the Mayor from a list of potential candidates provided by the Commission and others who may apply and confirmed by a majority of the City Council.

**11.14.040 Terms of members.** A. Members of the Commission shall be appointed for the following terms:

1. Three members shall be appointed for three-year terms.
2. Two members shall be appointed for two-years terms.

B. At the end of the respective terms set forth in subparagraph (A) of this section, members shall be appointed for full four-year terms.

C. In the event that a vacancy is created on a board, the Mayor shall promptly act to fill the vacancy for the remainder of the term.

**11.14.050 Officers.** The Commission shall have a chairperson and a vice-chairperson, who shall be elected by and from the Commission for a term of one year. Election of officers shall be the first order of business at any time that an officer's seat is not filled.

**11.14.060 Meetings.** The Commission shall conduct a public meeting no less than once a year, or at the call of the chairman. The chair may schedule a work session at any time. The Commission shall record minutes of each proceeding by the Commission secretary and be filed in the office of the City Clerk. The Commission will report to the City Council no less than once a year. All meetings shall be open to the public in accordance with AS 44.62.310.

**11.14.070 Duties and responsibilities of the Commission.** The Commission shall act in an advisory capacity to the City Council of the City of Seldovia, in matters of policy concerning the Seldovia Cemetery, including but not limited to the following:

- A. Development of the established cemetery.
- B. Preservation of the history and integrity of the Seldovia Cemetery.
- C. Adoption, change, repeal or alteration of rules, regulations, restrictions on cemetery services, and all matters directly or indirectly affecting the Seldovia Cemetery.
- D. Solicitation of donations of money and property in support of its duties under this chapter.
  - 1. Donations of money shall be deposited to the City treasury.
  - 2. Donations of property shall be accepted by deed or other conveyance subject to the approval of the City Council, and shall be held or disposed of for the Seldovia Cemetery as the Council may direct.
  - 3. The Commission may make recommendations to the Council for the disposition of money or property so received.
- E. Consider any specific proposal, problem or project as directed by the City Council and report thereon directly to the Council or as the Council otherwise directs.
- F. Performance of such other powers and duties as the Council of the City of Seldovia may designate from time to time.
- G. The City Council may at a future date expand or withdraw duties and responsibilities of the Commission.

**11.14.080 Cemetery Fund.** A. The Seldovia Cemetery fund is established as a separate dedicated account in the City general fund to receive money for the Seldovia Cemetery from the following sources:

1. The Seldovia Cemetery service fee schedule. Fee schedule shall be established by non-code ordinance of the Council and shall be subject to review and revision as occasion demands.

2. Funds donated to the City for the Seldovia Cemetery.

3. Other funds appropriated by the Council for the Seldovia Cemetery.

B. Money in the Seldovia Cemetery fund shall be used solely to pay for the development of the established Cemetery, preservation of the history and integrity of the Seldovia Cemetery, and for Seldovia Cemetery operations.

**ADOPTED** by a duly constituted quorum of the City Council of the City of Seldovia, Alaska this \_\_\_ day of \_\_\_, 2017

ATTEST:

APPROVED:

\_\_\_\_\_  
Heidi Geagel, City Clerk

\_\_\_\_\_  
Dean Lent, Mayor

Vote  
Rojas-  
Lethin-  
Sweatt-  
Colberg-  
Patrick-  
Morrison-