

MINUTES FROM A REGULAR MEETING
OF SELDOVIA CITY COUNCIL
COUNCIL CHAMBERS

Wednesday
July 26, 2017
7:30pm

LETHIN SWEATT COLBERG PATRICK MORRISON ROJAS

- A. Call to Order & Roll Call: LETHIN, SWEATT, COLBERG, PATRICK, MORRISON, ROJAS
 - B. Pledge of Allegiance: HELD
 - C. Excused Absences: None
- Agenda Approval: ROJAS/SWEATT MOVED TO APPROVE THE AGENDA

ROJAS/SWEATT MOVED TO AMEND THE AGENDA, ADDING ITEM N.3 DISCUSSION ON THE ROADWAY TRAFFICABILITY ISSUE ACROSS THE CITY OF SELDOVIA
VOICE VOTE/UNANIMOUS/MOTION PASSED

ROJAS/SWEATT MOVED TO APPROVE THE AGENDA AS AMENDED
VOICE VOTE/UNANIMOUS/MOTION PASSED

- D. Approval of Minutes: Minutes of the Regular Meeting, July 12, 2017

LETHIN/COLBERG MOVED TO APPROVE THE MINUTES JULY 12, 2017.
VOICE VOTE/UNANIMOUS/MOTION PASSED

- E. Treasurer's Report/ Utility Report: None
- F. Voucher/Payroll Report :

ROJAS/LETHIN MOVED TO APPROVE THE VOUCHER/PAYROLL REPORT OF JULY 25, 2017
VOICE VOTE/UNANIMOUS/MOTION PASSED

- G. Ordinance Introduction: None
- H. 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- Discussed events coming up this weekend, Kachemak Bay Running Club partnered with Tania Spurland are sponsoring the Jakolof Bay 10 miler on Saturday, followed by live music by Billy Goat on Dean's lawn, sponsored by the Seldovia Arts Council, and then live music at the Boardwalk also sponsored by Seldovia Arts Council and the Boardwalk. Last week Stephanie Blanchard had a Seldovia Fly-in and she saw 38 planes at one time. Looked like a great event. The Community Health Fair was held as well that day.

WALT SONEN- Would like to address what's happening on Cedar street. Seven properties are affected. At planning and zoning the issue seemed to be funding the survey. There was an estimate for \$12000.00 dollars, funding needs to be approved by City Council and whether they are willing to pay half of it. Would like to point out that street is for the public benefit and the City should probably participate in the survey. All the owners will be giving up land to have the street. One other matter, he thinks there is a safety issue on the corner of Rocky street and Augustine that needs to be addressed. There are vehicles parked out in the street, in other cities he has lived in there is usually a sign that says you can not park with in so many feet of the stop sign.

- L. Committee and Advisory Board Reports: (each member has 5 min)
- WALT SONEN- Two weeks ago he came back from the Cook Inlet RCAC props committee meeting on which he serves. The committee discussed a couple of issues they are currently involved in. One is mapping all the abandoned and currently in use pipelines throughout the inlet, on going project, going to take a little bit of time. New on agenda as a

result of recent oil lease sales on the lower inlet, 14 of which were successfully bid on by Hill Corp., has brought to their attention that there is an overlap and gaps between the federal and state regulations. Going to commission a study to look at the gaps and their affects. They took a field trip to Stariski to the new crest field drilling operations with 10 oil wells in the area, the first one has ran into a lot of problems with really hard rock, had to send out for more equipment, a ways away from drilling. Complex operation all on the beach, drilling down and sideway, capacity of drilling 30,000 feet, the oil they are trying to reach is at 7000 feet.

M. Unfinished Business:

1. Discussion on Jakolof Dock Ordinance

a. Presentation by Staff or Council

CLERK/GEAGEL- If you look in your packet page 5-9, this is the same ordinance for review, brought forward at the last council meeting except for changing liveboards to strictly prohibited.

b. Public Presentation (public has 3 min each) None

c. Council Discussion

CM LARSON- Discussed that this allows for up to a fifteen day stay. Once the ordinance is published it will be in the city municipal code and he is looking at additional signage. There is a sign out there he is currently looking to improve or replace. It will be part of an educational process so the public understands that we are manning it, it will take time. A launch fee will have to be added later, if they get the lease.

SWEATT- She thought it had been decided to strike liveboards.

COLBERG- Stated there will be people who will want to come over and spend a day or two and then leave.

PATRICK- She had thought they had talked about the issue and having no liveboards previously. Are these regulations going to be posted anywhere where people can read them?

MORRISON- Asked what about a launch fee, like in town, a fee for the ramp?

ROJAS- Asked if this liveboard policy was what they have on the books in town? Stated the new policy will leave it open if people want to come and stay and camp. They can reside on their boats up to 15 days.

d. Action/Disposition

SWEATT/COLBERG MOVED TO INTRODUCE ORDINANCE 18-01 AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SELDOVIA, ALASKA, AMENDING TITLE 15 HARBORS AND BOAT MOORAGE BY ADOPTING A NEW CHAPTER 15.18 JAKOLOF BAY DOCK AND AMENDING CHAPTER 15.08 DEFINITIONS.

VOICE VOTE/UNANIMOUS/MOTION PASSED

N. New Business:

1. Discussion on the Kenai Peninsula Borough's proposed "bed tax"

a. Presentation by Staff or Council

CM LARSON- Discussed the information for the Borough's proposed bed tax. This will go in front of the voters in October. The tax is for 8%, if it passes, we can levy for half of the 8%, if not then the full 8% will go to the Borough.

b. Public Presentation (public has 3 min each)

LAUREL HILTS- Process wise the assembly introduced it as a discussion about placing it on the ballot, they are still accepting comments. There will be one more meeting before they decide to put it on the ballot. Her hope is that is voted down. It is already a challenge to get across the bay to Seldovia, adding an additional 8% tax on top of the existing 7.5% for a \$150 dollar room, when people can just stay in Homer would be detrimental. The only comment submission at this point would be to say, they don't want it put on the ballot.

VALERIE HENNING- Kelly Cooper told the Homer City Council that she didn't think the mayor had the vote so they are looking to increase the tax gap from \$500 to \$1000.

c. Council Discussion

LETHIN- Spoke in agreement with Laurel, it will have a real negative impact for the community. He is in support of the City manager writing a letter opposing the bed tax.

SWEATT- Spoke in support of drafting a letter in opposition of the bed tax to the Assembly.

COLBERG- He thinks we need to come up with a way of selling more stuff to get more taxes, the average tourists spends about \$100 dollars a day. Agrees with having the city manager write a letter against the bed tax proposal. The change in the tax cap would mean people would go from paying \$37.50 in the summer to \$75.00 in tax before they hit the limit.

MORRISON- Asked the council if they were stuck in the stone age, or should we start taxing people? We have been playing nice guys for years, are we going to catch up with the rest of the world.

ROJAS- She agrees with Laurel that it would be a pretty big hit for people who are coming to Seldovia to pay another 8% taxes to stay in hotels or bed and breakfasts. She hopes the Seldovia Chamber of Commerce is submitting comments. She is in support of the City office drafting a letter to the assembly in opposition of the proposed bed tax. There are other ways to come up with more money, targeting that particular group, that for Seldovia actually brings money in, could do just the opposite. Borough and the City need to come up with other choices.

d. Action/Disposition

MAJORITY CONSENSUS OF THE COUNCIL TO HAVE THE CITY MANAGER DRAFT A LETTER TO THE KENAI PENINSULA BOROUGH IN OPPOSITION OF THE 8% BED TAX

2. Discussion on the Clinic Future

a. Presentation by Staff or Council

SWEATT- Discussed that she feels like they have jumped the gun on already having Tod look into grants when they haven't as the city and community discussed if they want to for the third time look into having a provider in the clinic. There should be more discussion and they should decide whether or not they want to pursue another lease for another provider.

b. Public Presentation (public has 3 min each)

LAUREL HILTS- She would encourage the council and the city staff to consider doing a needs assessment for the community, prior to putting a lot more energy into pursuing having an agency or individual come in to operate the clinic.

c. Council Discussion

LETHIN- Spoke in agreement with Sweatt. In the past we were spoiled by a doctor who took care of everything. There needs to be a discussion if it is just going to be a lease agreement. He met with Dr. Barnes from Wasilla and gave him a tour of the clinic and met with Sue Christainsen. Dr. Barnes seemed interested in donating an exam table and providing some services. He would not be leaving his practice but could come every now and then and would over see a physicians assistant. He really thinks it is important for this community to have a clinic that gives full service and wishes they could work out something with SVT, but doesn't think that will happen.

SWEATT- Discussed needing a community meeting to see what the community needs and wants. When considering grants they need to stop and consider that when medical equipment breaks, who will be responsible for it? The city does not need to be in the medical business, she doesn't think it is a good idea, if anything maybe the landlord. The committee should be the ones going forward to pursue grants and looking to have someone in there. Can they continue to afford to foot the bill for the clinic, she does not see anything wrong with someone paying a little fuel and electric, which is very expensive.

PATRICK- Asked if they had approved the use of the clinic overnight for the ambulance?

MORRISON- Asked if the only thing different from SVT would be the x-ray machine. Dr. Barnes would be a part time physician so basically the same as SVT. Who would be running the x-ray machine? They should look into a different field, mental health maybe.

ROJAS- Recommends they set up a committee advisory with a set time to set up a needs assessment, with a member from out the road, in town, a council member and maybe someone from SVT. At that point if nothing comes from it maybe do something else with the clinic. Jan Yaeger is having a meeting to discuss EMS needs with the clinic. She asked Crystal if she was interested in using the x-ray machine and her response was possibly at a later date, but using the clinic isn't completely out, but not necessarily in their mission statement. She suggests the advisory has a mission statement. She agrees the city should just be the landlord and that they should be collecting something for the space. The advisory committee would need direction from the council because they do not want them coming up with big ideas that the council is not in favor of, or that will cost the city anything. She recommends they put it on the agenda in two weeks so that they have time to formulate an idea.

CM LARSON- The public health nurse was in there last weekend, so as things come up, and that big room is still there for overnight use by the EMS.

d. Action/Disposition

TABLED TO THE NEXT MEETING

3. Discussion on the Roadway Trafficability issues across Seldovia

a. Presentation by Staff or Council

ROJAS- Discussed having the council direct Planning and Zoning to go over the codes with parking and roads all over town, to see if there are problems and to work with the police chief to see if there are areas that need to be straightend out and cleaned up. The council is moving forward and looking towards the future to be proactive. Some of the codes may be outdated and not address everything they need too.

b. Public Presentation (public has 3 min each)

c. Council Discussion

COLBERG- Spoke in support. It's about time.

PATRICK- Spoke in support. It is a good idea, little problems can become big mountains.

d. Action/Disposition

ROJAS/LETHIN MOVED TO HAVE THE CITY COUNCIL SEND TO PLANNING AND ZONING REQUESTING THEM TO HAVE A DISCUSSION ON ROADWAY TRAFFICABILITY ISSUES ACROSS SELDOVIA
VOICE VOTE/UNANIMOUS/MOTION PASSED

O. Informational Items Not Requiring Action:

LAUREL HILTS- Encouraged the council to write a resolution after the significant loss of Walter Mcinnes in recognition of his service to the city.

SCOTT OGAN- Gave an update on the feasibility study. Out of world class zipline businesses he was given an eight (8) out of ten (10). They are coming up with really neat ideas to have an attraction like no one else in the state and packages combined with other businesses in Seldovia. Brush has been cleared in anticipation. Airport crossing is out for comment this week, Smokey Bay Air wrote a letter of support with a letter of intent saying they would be part of some packaged deals, which was a big plus for them. Talked to the supervisor handling the case and they thought that since its just the back corner it should not be that big of a deal. Within a couple weeks he should have everything in. If the City does not object, then the University will work with him. His builder is prepared to start in September, and it will be operational next summer. They can get stuff up via snowmachine and get the trail packed down. He should have a solid business plan in the next couple weeks and will get down to brass tacks with the city manager on terms of the lease.

P. City Manager's Report: See laydown

LETHIN- Asked if there was any word on the school funding?

COLBERG- Stated there was nothing to discuss about maintaining Red Mountain road. It is a state highway, they will have to maintain it.

PATRICK- Spoke in agreement, it is not the city's responsibility. What about Willow Street, so many utilities on it, it's going to be a bear to move?

MORRISON- Asked who was going to maintain Red Mountain road, it is just going to wash out every year?

ROJAS- School funding will stay the same, hopefully the population will increase. Suggested maybe SVT or the state will maintain when doing trainings. The city will not maintain it.

CM LARSON- Jeremiah has committed to walking with Walt this weekend, he should get with Paulette as well.

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

LETHIN- Thank you for everybody coming, good meeting.

SWEATT- Thank you everybody for being here, thanks Walt, and thanks Heidi.

COLBERG- Thank you everybody for coming.

PATRICK- Thank you, she likes contributions and all the ideas people put forward.

MORRISON- Thanks everybody for showing up, good meeting, thanks.

ROJAS- Concurs with Laurel about a resolution for Walter, maybe direct it more to the family, they did give one to him when he retired from the council. Also Scott she would like to go up sometime when they are cutting trail and see what they are doing. And thank you everyone for you participation and thank you staff.

MAYOR LENT- Thank you everbody for coming, good comments.

R. Next Meeting: Regular Meeting will be held on August 9, 2017 at 7:30 pm

S. Adjournment:

COLBERG/LETHIN MOVED TO ADJOURN AT 8:50pm
VOICE VOTE/UNANIMOUS/MOTION PASSED

I certify the above represents accurate minutes of City of Seldovia Council meeting of July 26, 2017.



Heidi Geagel

Heidi Geagel, City Clerk

Approved by Council 08/09/17