

**Regular City Council Meeting
February 6, 2019 @ 7:00 pm
Cordova Center Community Rooms A & B
Minutes**

A. Call to order

Vice Mayor David Allison called the Council regular meeting to order at 7:08 pm on February 6, 2019, in the Cordova Center Community Rooms.

B. Invocation and pledge of allegiance

Vice Mayor Allison led the audience in the Pledge of Allegiance.

C. Roll call

Present for roll call were Council members *Ken Jones, Jeff Guard, Melina Meyer, David Allison* and *James Wiese*. Council member *James Burton* was present via teleconference. *Mayor Clay Koplín* and Council member *Anne Schaefer* were absent. Also present were City Manager *Alan Lanning* and City Clerk *Susan Bourgeois*.

D. Approval of Regular Agenda

M/Guard S/Jones to approve the Regular Agenda.

Vote on the motion: 6 yeas, 0 nays, 1 absent (Schaefer). Motion was approved.

E. Disclosures of Conflicts of Interest

Council member *Jones* declared ex parte communication regarding the land disposal, agenda item 20. He said in trying to understand previous council's qualms with selling the property he spoke with *Tom Bailer* and in trying to understand the easement, he spoke with *Don Sjostedt*.

F. Communications by and Petitions from Visitors

1. Guest Speakers - none

2. Audience comments regarding agenda items

Tania Harrison spoke in favor of passage of item 20 - she is the proposer on that lot. She commented that there is other possible access to the larger tract, access through Lot 1 is not the only access. She read from the minutes of a Planning Commission meeting in 2016 that speaks to such other access. She said since 2016, no one has proposed on either Lot 1 or the larger lot. She encouraged Council to approve her proposal as the Planning Commission did and allow for immediate development instead of waiting for possible future development. *Harrison* also spoke of the lack of affordable housing in Cordova which has been stated at recent comprehensive planning meetings and this is a perfect opportunity for them to allow an affordable housing option.

3. Chairpersons and Representatives of Boards and Commissions

CCMCA Board Chair *Kristin Carpenter* reported: 1) they received the 2017 audit and auditors will be back in May to work on 2018 audit - big concerns were about the improper functioning of the current financial software - a new CFO began 3 weeks ago and it is his top priority; 2) they did the administrator's evaluation, it came out with a needs expectations rating and they will start to discuss contract negotiations for next review; 3) they met with NVE on the healthcare collaboration/integration - a new perspective that she gained was that NVE has an affiliation with ANTHC who acts as their expert when they seek assistance in managing their medical facility - this was a smaller group meeting and there will be another small group meeting scheduled.

4. Student Council Representative Report - was not present

G. Approval of Consent Calendar

5. Resolution 02-19-07 A resolution of the City Council of the City of Cordova, Alaska, supporting the reappointment of Robert Ruffner to the Alaska Board of Fisheries

6. Council action to waive right to protest the renewal of liquor license 5508, for Brian Wildrick, dba, Harborside Pizza

7. Council action to waive right to protest the renewal of liquor license 747, for Loyal Order of the Moose #1266

Vote on the approval of the consent calendar: 6 yeas, 0 nays, 1 absent. Meyer-yes; Allison-yes; Wiese-yes; Schaefer-absent; Guard-yes; Burton-yes and Jones-yes. Consent calendar was approved.

H. Approval of Minutes

M/Jones S/Wiese to approve the minutes.

8. Minutes of the 12-19-18 Council Public Hearing

9. Minutes of the 12-19-18 Regular Council Meeting

Vote on the motion: 6 yeas, 0 nays, 1 absent (Schaefer). Motion was approved.

I. Consideration of Bids

J. Reports of Officers

10. Mayor's Report - **Mayor Koplin** had a written report in the packet and didn't leave anything else for **Vice-Mayor Allison**.

11. Manager's Report - City Manager **Alan Lanning** reported 1) last year we extended the agreement with the IBEW for one year, so this month we'll begin negotiations, on Feb 19, 20, 21 they begin, as the current contract expires in May; 2) meeting with NVE, facilitated conversation - smaller group will meet again and we'll try to come to an agreement on how to proceed forward; 3) RFP for the CoHo will be issued on Friday - there are some community members interested in personal property that is in the building, that list of names will be available to the winning proposer - the City will not make any money on this deal, will only be able to recover our costs, regardless of how much the proposal is for; 4) strategic plan has us rewriting Chapter 4 and the attorney has said they could do that for approximately \$9K - will try to find this in the budget and not have to ask for other appropriation; 5) revenue options will be discussed soon - we have a memo from the attorney on this, **Holly Wells** will be here on February 20 for a work session on revenues, including information on the .5% fish tax that is on the ballot; 6) we will put together a community meeting to help explain and answer questions about the ballot props and harbor project; 7) we are working hard to get the audit now that we have the CCMC information.

Wiese asked the manager why he never heard about the health care meeting, he ran into **Shelly Wade** and she mentioned having missed him at that meeting. **Lanning** said that was intended for a smaller group and he'd get with **Wade** to clarify that. **Allison** said he didn't get an invitation to attend, he had heard from the **Mayor** that it was intended for a smaller group as well.

12. City Clerk's Report - **Bourgeois** reported that **Carol Merritt** was coming up on her last day at City Hall this Friday, she spoke of what great service she has provided for the citizens of Cordova and said she will be missed. **Bourgeois** reported that declaration of candidacy closed Tuesday: Mayor- Koplin & Henrichs, Council Seat A- Bailer & Sundby, Council Seat F- Allison, Council Seat G- Glasen, School Board- Altermott & Jewell and CCMCA Board- Graham, Meyer & Solomon.

13. Staff Quarterly Reports

- a. CVFD, **Paul Trumblee**, City Fire Marshal
- b. CPD, **Mike Hicks**, Chief of Police
- c. Harbor & Port, **Tony Schinella**, Harbormaster
- d. City Investments, **Buck & Chad Adams**, UBS Financial

K. Correspondence

14. 01-14-19 Email from Matt McDaniel with attached PWS Borough opposition letters

15. 01-15-19 Letter from Cathy Rehnfeldt Exec. Director of Chamber of Commerce

16. 01-18-19 Letter from Office of History & Archaeology re 'Reception Bldg.'

17. 01-25-19 Mayor Koplin letter re ADFG PWS Tanner Crab Collaboration

18. 01-28-19 Native Village of Eyak letter to LBC re PWS Borough opposition

Jones commented about all the opposition to the borough formation, that is pretty telling. He also thanked **Mayor Koplin** for his hard work on the Tanner Crab issue.

L. Ordinances and Resolutions

19. Ordinance 1173 An ordinance of the City Council of the City of Cordova, Alaska, appropriating \$500 from the general fund reserve to advocate and provide public information regarding a proposition to levy a .5% raw fish tax on fish landed in Cordova and a proposition approving the issuance of a harbor revenue bond in the principal amount not to exceed \$5,000,000 both appearing on the ballot of the March 5, 2019 regular City election, including without limitation advocacy and the dissemination of information that may influence the outcome of the election on the propositions - 2nd reading

M/Guard S/Meyer to adopt Ordinance 1173 an ordinance of the City Council of the City of Cordova, Alaska, appropriating \$500 from the general fund reserve to advocate and provide public information regarding a proposition to levy a .5% raw fish tax on fish landed in Cordova and a proposition approving the issuance of a harbor revenue bond in the principal amount not to exceed \$5,000,000 both appearing on the ballot of the March 5, 2019 regular City election, including without limitation advocacy and the dissemination of information that may influence the outcome of the election on the propositions.

Guard said we voted to put these (propositions) on and from the past elections we learned it was a smart idea to advocate for and explain these to the public.

Vote on the motion: 6 yeas, 0 nays, 1 absent. Jones-yes; Burton-yes; Wiese-yes; Allison-yes; Meyer-yes; Guard-yes and Schaefer-absent. Motion was approved.

M. Unfinished Business

20. Land Disposal for Power Creek Lot 1, USS4606

M/Wiese S/Guard to approve the proposal from Tania Harrison for Lot 1, USS 4606.

Wiese said he supports this, he doesn't want to restrict people from developing in this town. If we had been interested in an easement, we had the opportunity to put that in the RFP and we didn't. *Guard* said we've had three years of back and forth with the option open for development of the whole parcel and there has been no interest expressed in that. *Burton* said he still is not in favor. *Allison* said we could sit on it for 30 more years waiting, so he is in favor of selling at this time.

Jones asked if he had to abstain based on the ex parte communication that he declared. *Bourgeois* explained that ex parte is different from conflict of interest, the fact that he declared and explained to everyone what he had heard, put everyone equal again, so he is able to vote.

Vote on the motion: 4 yeas, 2 nays, 1 absent. Wiese-yes; Jones-no; Meyer-yes; Schaefer-absent; Allison-yes; Burton-no and Guard-yes. Motion was approved.

N. New & Miscellaneous Business

21. Council adoption of 2019 City Land Disposal Maps

M/Jones S/Guard to adopt the 2019 City Land Disposal Maps.

City Planner *Stavig* approached the table to explain that this is an annual occurrence and this year they made a new designation which should help people understand better what is involved in the larger parcels as we get a lot of questions about those. The avalanche lots also are seeing a change. There was a letter from the public asking about a designation change and that was changed to available so that person could start the process.

Vote on the motion: 6 yeas, 0 nays, 1 absent (Schaefer). Motion was approved.

22. Pending Agenda, Calendar and Elected & Appointed Officials lists

Bourgeois mentioned some upcoming dates - February 20 work session would be with the City Attorney about taxes, March 6 work session will be Northern Edge - with public input and March 20 UBS will be here to discuss City Investments and maybe updating our investment policy. *Lanning* said there will also be a financial report from the interim Finance Director at that work session.

City Manager *Lanning* suggested an early March revisit of strategic planning, *Bourgeois* suggested maybe on the day we certify the election, March 14 - we could add a work session on strategic plan that night.

Jones asked about the borough resolution. *Bourgeois* and *Lanning* said the attorney planned to address that also at the work session on February 20.

O. Audience Participation

Tania Harrison thanked Council for the support of her future development.

P. Council Comments

Allison also said he wanted to recognize *Carol Merritt* for her years of service to the City of Cordova. He also thanked all of those willing to step up and declare candidacy for the open seats. He mentioned that he would talk to the Mayor regarding how to proceed with bears, maybe a committee.

Q. Adjournment

M/Wiese S/Guard to adjourn the meeting.

Hearing no objection Vice Mayor Allison adjourned the meeting at 8:06 pm.

Approved: March 6, 2019

Attest: 
Susan Bourgeois, CMC, City Clerk

