

Regular City Council Meeting
March 2, 2016 @ 7:00 pm
Cordova Center Community Rooms A & B
Minutes

A. Call to order

Mayor James Kacsh called the Council Regular Meeting to order at 7:00 pm on March 2, 2016 in the Cordova Center Community Rooms.

B. Invocation and pledge of allegiance

Mayor James Kacsh led the audience in the Pledge of Allegiance.

C. Roll call

Present for roll call were *Mayor James Kacsh* and Council members *Kristin Carpenter*, *Tom Bailer*, *Josh Hallquist* and *James Burton*. Council members *Tim Joyce* and *Robert Beedle* were present via teleconference. Council member *David Reggiani* was absent. Also present were City Manager *Randy Robertson*, City Clerk *Susan Bourgeois* and Student Council representatives *John Appleton* and *August Jewell*.

D. Approval of Regular Agenda

M/Bailer S/Burton to approve the Regular Agenda.

Mayor Kacsh said item 17 should be moved to be before item 15, calling it item 14b., and **Cathy Long** and **Kevin Quinn** were added as guest speakers.

Vote on the motion: 6 yeas, 0 nays, 1 absent. Burton-yes; Joyce-yes; Beedle-yes; Hallquist-yes; Carpenter-yes; Reggiani-absent and Bailer-yes. Motion approved.

E. Disclosures of Conflicts of Interest - none

F. Communications by and Petitions from Visitors

1. Guest Speakers

a. **Cathy Long**, new executive director of the Chamber of Commerce was introduced to Council by a Chamber board member, **Osa Schultz**. **Schultz** thanked Council for the funding given to the Chamber in the last budget. She mentioned a BP & Alyeska funded Shorebird video that the chamber debuted. **Schultz** said **Long** has been hired as executive director, she knows Cordova very well, has a marketing background and is excited to be on board. **Long** thanked everyone for the opportunity - she is feeling confident about the job and is looking forward to some upcoming events, the Sportsman Show, Clean-up day and Shorebird.

b. **Kevin Quinn** was not present.

2. Audience comments regarding agenda items

Mary Little spoke in favor of the Council rescinding the vote on the land proposal.

Brad Reynolds of 403 Third Street, spoke in favor of the Council rescinding the vote on the land proposal.

Luke Borer of Box 398 spoke in favor of the Council rescinding the vote on the land proposal. If Council doesn't rescind then he wonders why the "pretty picture" isn't attached to the ordinance.

David Roemhildt mile 6 CRH, spoke in favor of the passage of Ordinance 1142.

3. Chairpersons and Representatives of Boards and Commissions

Mayor Kacsh said he would be hosting his lunch with chairs of boards and commissions tomorrow at noon.

Harbor Commission - *Beedle* said they had a special meeting last week to discuss the fill project at the shipyard.

Carpenter said that the HSB will meet next week on Thursday.

Parks and Recreation Commission - *Robertson* reported that the commission would be meeting on March 29.

School Board - *Barb Jewell* reported that they have been working on budget. This month the regular meeting has been moved to Tuesday March 8 instead of Wednesday March 9.

4. Student Council Representative Report

Jewell said that homecoming was last week. Basketball teams leave for Fairbanks tomorrow and then the week after that they have the district tournament in Tok.

G. Approval of Consent Calendar

Mayor Kacsh declared the consent calendar before Council.

5. Resolution 03-16-09 A resolution of the City Council of the City of Cordova, Alaska in support of the reauthorization of the Alaska regional development organization (ARDOR) program

6. Council concurrence of Mayor's appointment to the PWSRCAC board of directors

Vote on the consent calendar: 6 yeas, 0 nays, 1 absent. Hallquist-yes; Reggiani-absent; Bailer-yes; Beedle-yes; Carpenter-yes; Joyce-yes and Burton-yes. Consent Calendar was approved.

H. Approval of Minutes

M/Burton S/Bailer to approve the minutes.

7. 02-03-16 Regular Meeting Minutes

8. 02-17-16 Public Hearing Minutes

Vote on the motion: 6 yeas, 0 nays, 1 absent. Beedle-yes; Joyce-yes; Hallquist-yes; Bailer-yes; Carpenter-yes; Burton-yes and Reggiani-absent. Motion approved.

I. Consideration of Bids - none

J. Reports of Officers

9. Mayor's Report - *Mayor Kacsh* said he is still working the Tanner Crab Fishery issue. *Mayor Kacsh* thanked all of those he has served with over the past almost ten years and he thanked Cordova for giving him this opportunity.

10. Manager's Report - *Robertson* had 4 items: 1) latest update on self-insured status, he handed out to Council - through February and it looks like a savings of close to \$130K (including CCMC) 2) oil spill exercise went extremely well, he was very pleased USCG, state, feds, all that were present - reflects positively on the Cordova Center as a venue for a lot of that 3) there was a run over the weekend and Medic 8 - one of our ambulances is down, possible blown engine, still looking into that 4) AML has reported that revenue sharing is back on the table, \$38M this year - cut could be over \$64K loss to Cordova.

Questions: *Carpenter* - wondered if the possibility could exist to open up the group health plan to individuals around town - she wondered if Council could look into this. *Mayor Kacsh* said we could bring that up at Pending Agenda. *Joyce* asked if the ambulance was under warranty, possibly. *Robertson* said it is a 2007 and it is not still under warranty. *Bailer* asked about the Elementary School windows. *Robertson* said he has met with *Superintendent Russin*, it will be going out for bid soon and the schools prefer it not be done until summer break.

11. City Clerk's Report, *Mayor Kacsh* wanted to congratulate the team on a successful election. *City Clerk Bourgeois* thanked him and said it was appreciated, she continued that the Election Board is a professional group she is grateful that they say yes to helping each year. She reported that there were seven hundred ballots to count last night - some helpers came out of retirement to assist so the ballots could be split and counted in two separate rooms to speed the process along (*Barb Webber* and *Linnea Ronkar*). Approximately 145 ballots could be left to count - all depends on the absentee and the return of those timely. Thirty registrations were filled out and sent in to the state yesterday. She reported the results at the polls and said the rest would be counted on Wednesday March 9 - certification to follow at a Council special meeting on March 10. *Bailer* and *Burton* also commended the election workers - they heard from the public too on how well it was run.

K. Correspondence

12. 02-10-16 Letter from J. Greenwood in re Forest Heights culvert

13. 02-22-16 Letter from S. Parker supporting Seamans proposal

14. 02-22-16 Letter from M. O'Toole supporting Seamans proposal

Burton commented on the letter from *Greenwood* - Council said during the vote that they were not setting a precedent.

Ka. Moved item at approval of agenda

14b. ~~17.~~ Motion to rescind council action on disposal of Museum/Library building

M/Burton S/Beedle to rescind the motion that was approved at the February 17, 2016 meeting: to award the disposal to Facility Contractors for Lots 12-18 Block 6 Original Townsite and the improvements thereon.

Mayor Kacsh said he would like Council to stick to new information on this item and not to reiterate what has been said at previous meetings.

Burton said as evidenced with last night's election, Council decisions can be overturned by referendum petition. He thinks that not listening to the public is what got us into that position. He said there are more questions he has about the proposal Council chose that he'd like answered before he can support it. *Joyce* said he appreciates Mr. *Burton's* comments, but he based his scores on the criteria that were published in the RFP. He felt that Council never got to talk too much about the

Cannery Row proposal but either way, he is not willing to rescind at this time. **Bailer** said we heard plenty of public comment and the P & Z criteria used was the same as the Council's and both scored the Facility Contractor's proposal highest. **Hallquist** said he won't support a rescind motion but he will stay tough and ensure that he follows through on all of his developments. **Beedle** said we are an agent of the people. He is hesitant to put Mr. **Roemhildt** in a spot - there are too many other variables. **Carpenter** said she wasn't looking forward to discussing this again; she opined that the diversification that this proposal will offer will greatly benefit First Street and Cordova. She is still in support of the Pioneer Square proposal; to give small businesses a chance to flourish. **Burton** finished by saying this was the only way to get this discussed again, he didn't intend this to be a negative way to do this; after this he won't talk about it again.

Vote on the motion: 2 yeas, 4 nays, 1 absent. Joyce-no; Bailer-no; Burton-yes; Beedle-yes; Reggiani-absent; Hallquist-no and Carpenter-no. Motion fails.

L. Ordinances and Resolutions

15. Ordinance 1142 An ordinance of the City Council of the City of Cordova, Alaska, authorizing the city manager to enter into a thirty year lease agreement with Facility Contractors, LLC, which includes an option to purchase, for city property described as Lots 12 through 18, Block 6, Original Townsite -1st reading

M/Bailer S/Carpenter to adopt Ordinance 1142 An ordinance of the City Council of the City of Cordova, Alaska, authorizing the city manager to enter into a thirty year lease agreement with Facility Contractors, LLC, which includes an option to purchase, for city property described as Lots 12 through 18, Block 6, Original Townsite

Bailer said he supports this. **Carpenter** asked about section 20B of the lease on page 11 of 18 of the lease, she wants to understand the option to purchase, whether that can be done immediately or not. She went on to say that she believes that section 20D then says Exhibit B (attached) must be substantially completed as in 5B of the lease as a "condition to exercise option". 5B gives the dates. **Carpenter** was bringing this up because people had mentioned it to her. She wondered if that meant he could purchase sooner than three years if he completes it sooner. **Greenwood** and **Robertson** both agreed. **Burton** said that he has heard people concerned about whether or not he'd be held to exactly what was proposed. **Joyce** said he is expecting to get what the proposal has said.

Vote on the motion: 6 yeas, 0 nays, 1 absent. Carpenter-yes; Hallquist-yes; Bailer-yes; Beedle-yes; Burton-yes; Reggiani-absent and Joyce-yes. Motion approved.

16. Ordinance 1143 An ordinance of the City Council of the City of Cordova, Alaska, amending Cordova Municipal Code section 15.20.010, repealing Cordova Municipal Code section 15.20.010 (E), and enacting Cordova Municipal Code section 15.20.015 to permit registered voters in Cordova, Alaska to serve on the Health Services Board -1st reading
M/Burton S/Carpenter to adopt Ordinance 1143 an ordinance of the City Council of the City of Cordova, Alaska, amending Cordova Municipal Code section 15.20.010, repealing Cordova Municipal Code section 15.20.010 (E), and enacting Cordova Municipal Code section 15.20.015 to permit registered voters in Cordova, Alaska to serve on the Health Services Board

Burton said he can't wait until other people are doing this. **Joyce** said we are getting too far down in the weeds on this; things we are not ready for. He would propose this gets referred so we can have a work shop with the hospital administrator and council to get a better idea of where we want to go with this.

M/Joyce S/Bailer to refer this to staff.

Mayor Kacsh said this is just the in-between step. This wasn't intended to be the end product of an elected board. **Carpenter** said she doesn't think this needs to be referred at this time. **Burton** said he doesn't support referring this now. **Bailer** said we are making it like an appointed board but he thought we were working toward an elected board. **Hallquist** agreed that the resolution passed last time said to do exactly this. **Burton** said this is all about appointing a couple of members as a transition. **Hallquist** said he does agree that we should do this right, **Joyce** is correct, we should hear from the hospital administrator.

Vote on the motion to refer: 3 yeas, 3 nays, 1 absent. Beedle-no; Carpenter-no; Burton-no; Hallquist-yes; Bailer-yes; Reggiani-absent and Joyce-yes. Motion fails.

M/Joyce S/Bailer to amend 15.20.010 A. by replacing the two sentences beginning with and ending with, "each member shall...shall be overlapping" with "some members of the board shall be nominated by the mayor and confirmed by the council until such time that others can be elected."

Joyce thought this would be better wording to hold us over until we choose to elect the board. **Carpenter** said we are focusing on the language that has been inserted but the real change is what has been crossed out - the big step we are taking is no longer requiring the council members to also be health services board members.

Vote on the motion to amend: 6 yeas, 0 nays, 1 absent. Joyce-yes; Burton-yes; Beedle-yes; Reggiani-absent; Carpenter-yes; Hallquist-yes and Bailer-yes. Motion approved.

Vote on the main motion as amended: 6 yeas, 0 nays, 1 absent. Hallquist-yes; Reggiani-absent; Beedle-yes; Carpenter-yes; Joyce-yes; Bailer-yes and Burton-yes. Motion approved.

M. Unfinished Business - none

N. New & Miscellaneous Business

18. Pending Agenda, Calendar, Elected & Appointed Officials lists

Bailer has given the Mayor a memo which gives the State's policy on service animals and he'd like an agenda item to adopt that policy into City Code. That will be on the next agenda. **Mayor Kacsh** said he'd also have an item concerning the self-insurance pool per **Carpenter's** suggestion earlier. March 10 - noon meeting, HSB to follow.

O. Audience Participation

David Allison of 203 Whiskey Ridge Rd, said that he wanted to publicly express appreciation to the outgoing Mayor and Council members and thank them for their service, **Mayor Kacsh** and **Kristin Carpenter** as well as Mr. **Reggiani** who is not present.

Ken Jones of 4.5 mile CRH, also offered his appreciation to those who have served. He especially thanked **Mayor Kacsh** for his work toward the Tanner Crab fishery.

P. Council Comments

19. Council Comments

Joyce thanked all for their service. Also, thanked those who ran.

Beedle ditto to that appreciation, also thanks to **Dick & Joanie** and all of **Randy's** staff that worked on the oil spill exercise.

Carpenter said that the LIO would have the teleconference going from 1 - 4pm tomorrow for public input on the state budget. She thanked those who have served and who ran and those elected.

Bailer echoed all the thanks and he said that he spoke to **George** and **Carrie** with the **Salty Steer** and he said they will turn the other cheek and move on. They are good business people, they have other ventures going, unfortunately it won't be here in Cordova. They will be fine, they will still come up here and fish, they just won't be investing in Cordova; we missed out on a \$4.5M investment.

Hallquist thanked the voters and those who ran.

Burton echoed the comments and he thanked **Randy** for the self-insurance updates and for getting us into that. He asked for a round of applause for the outgoing Council and Mayor and everyone in the audience and at the table obliged.

Q. Executive Session - none

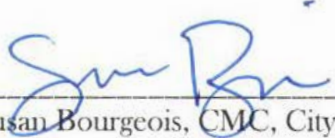
R. Adjournment

M/Burton S/Bailer to adjourn

Hearing no objections the meeting was adjourned at 8:40 pm.

Approved: April 6, 2016

Attest:


Susan Bourgeois, CMC, City Clerk

