

**CITY COUNCIL SPECIAL MEETING
APRIL 10, 2014 @ 12:00 PM
LIBRARY MEETING ROOM
MINUTES**

A. CALL TO ORDER

Mayor James Kacsh called the Council Special Meeting to order at 12:00 pm on April 10, 2014 in the Library Meeting Room.

B. ROLL CALL

Present for roll call were *Mayor James Kacsh* and Council members *Bret Bradford, EJ Cheshier, David Reggiani* and *James Burton*. Council members *Kristin Carpenter* and *Tim Joyce* were present via teleconference. Council member *Tom Bailer* was absent. Also present were City Manager *Randy Robertson* and City Clerk *Susan Bourgeois*.

C. APPROVAL OF AGENDA

M/Reggiani S/Bradford to approve the agenda.

Vote on motion: 6 yeas, 0 nays, 1 absent (Bailer). Cheshier-yes; Joyce-yes; Bradford-yes; Carpenter-yes; Burton-yes and Reggiani-yes. Motion was approved.

D. DISCLOSURES OF CONFLICTS OF INTEREST - none

E. COMMUNICATIONS BY AND PETITIONS FROM VISITORS

1. Audience Comments regarding agenda item - none

F. NEW BUSINESS

2. Approval of exception for "The Painted Bird" Opening Reception May 2, 2014

M/Bradford S/Reggiani to authorize an exceptional use permit for the Cordova Historical Society regarding the allowance of alcoholic beverages at the opening reception of the "Painted Bird" show on Friday May 2, 2014 from 5:30 pm until 7:30 pm in the Library Meeting Room.

Vote on motion: 6 yeas, 0 nays, 1 absent (Bailer). Burton-yes; Joyce-yes; Cheshier-yes; Bradford-yes; Carpenter-yes and Reggiani-yes. Motion was approved.

3. Approval of Tideland Permit for Outfall Line for Camtu's Alaska Wild Seafoods, Lot 7, Blk 2, SFDP
M/Bradford S/Reggiani to approve a permit for Camtu's Wild Seafood out fall line as described and including the special conditions.

Bradford said he looked through this and it looks promising to him; he was glad to see some economic development in town. *Joyce* said he agreed, he supports them for doing this. He wondered if a 2 inch outfall line was small and didn't leave room for expansion. *Bradford* said he read 4 inch line. *Greenwood* said it did get expanded to a 4 inch line. The one drawing *Joyce* was referring to still had the 2 inch figure.

Vote on motion: 6 yeas, 0 nays, 1 absent (Bailer). Joyce-yes; Burton-yes; Cheshier-yes; Reggiani-yes; Bradford-yes and Carpenter-yes. Motion was approved.

4. Contract approval for Cordova Center - Capital Campaign Consultants

M/Burton S/Bradford to direct the City Manager to enter into a contract with Myren and Stern, to provide fundraising consulting services as requested by the City of Cordova to advise on a portion of the Cordova Center Capital Campaign for a contract sum of not to exceed Fifty-Five Thousand dollars.

Cathy Sherman said these were the only respondent's to the RFP and we have worked with them before successfully. *Reggiani* said he supports the idea and the motion but without a fiscal note, he is uncertain as to where the money is coming from. *Sherman* said it is within the appropriation that Council made a couple of weeks ago, for \$250,000. *Reggiani* then apologized because he realized there was a fiscal note and it was exactly in the format he likes to see. *Carpenter* said the Cordova Center Committee is in agreement with

this and she said what is great about their proposal is that there is training built in to their services. She said they know Alaska and they know the funders here.

Vote on motion: 6 yeas, 0 nays, 1 absent (Bailer). Carpenter-yes; Bradford-yes; Cheshier-yes; Burton-yes; Reggiani-yes and Joyce-yes. Motion was approved.

5. Council decision on requested extension of Brian Wildrick for Lot 8 Blk 2 SFDP Performance Deed of Trust (may be discussed in executive session)

M/Bradford S/Burton to extend the term of the performance deed of trust for Brian Wildrick dba Harborside Pizza for an additional two years.

Bradford said he sees *Robertson's* note and Brian and Lindsay's timeline and business plan that we asked for, that satisfies him and he's in agreement with the extension.

M/Reggiani S/Cheshier to amend the motion by striking two years and inserting one year.

Reggiani said he appreciates Harborside's plan. He said it would have been nice to see a stronger schedule that said that construction was imminent and ready to go. His suggestion would be to review this in August 2015 to provide them with one and a half construction seasons and then see how they are doing. *Joyce* can see what *Reggiani* is saying but he said the performance deed of trust says a two year extension – doesn't give us the option of what *Reggiani* is saying in the amendment. *Bradford* agrees with *Joyce* – he will not support the amendment. He will support a request that they update us in a year. *Carpenter* said she agrees with the 2 years but she'd propose an amendment that says but no more than that.

Vote on motion to amend: 0 yeas, 6 nays, 1 absent (Bailer). Bradford-no; Reggiani-no; Cheshier-no; Carpenter-no; Joyce-no and Burton-no. Motion to amend fails.

M/Joyce S/Cheshier that the motion be amended to add and no further extensions.

Bradford said he doesn't like the idea of tying the hands of a future Council. *Joyce* said that anytime we approve a contract or lease we have the possibility of committing a future Council. *Burton* said he hates the idea of them being close to complying and then we shut the door because we said no further extensions.

Reggiani asked for a copy of the performance deed of trust. *Mayor Kacsh* said we will recess for 2 minutes. There was no objection so the meeting was recessed at 12:25 pm.

The special meeting was reconvened at 12:27 PM.

Reggiani said the term "substantial completion" is in the performance deed of trust. So, he believes that in the future Council can make a determination of satisfactory progress toward substantial completion. He said if they are close, he doesn't think this amendment will close the door.

Vote on motion to amend: 4 yeas, 2 nays, 1 absent (Bailer). Bradford-no; Reggiani-yes; Cheshier-yes; Carpenter-yes; Joyce-yes and Burton-no. Motion to amend was approved.

Vote on the main motion: 6 yeas, 0 nays, 1 absent (Bailer). Cheshier-yes; Carpenter-yes; Burton-yes; Bradford-yes; Reggiani-yes and Joyce-yes. Main motion was approved.

G. EXECUTIVE SESSION (see agenda item 4)

There was no need for this executive session

H. AUDIENCE PARTICIPATION - none

I. COUNCIL COMMENTS

Carpenter said she just wanted to say, "Pizza for the people"

J. ADJOURNMENT

M/Reggiani S/Bradford to adjourn. Hearing no objection, the meeting was adjourned at 12:35 pm.

Approved: August 19, 2015

Attest:


Susan Bourgeois, CMC, City Clerk

