

**Regular City Council Meeting**  
**August 18, 2021 @ 7:00 pm**  
**Cordova Center Community Rooms A & B**  
**Minutes**

**A. Call to order** - *Vice Mayor Cathy Sherman* called the Council regular meeting to order at 7:00 pm on August 18, 2021, in the Cordova Center Community Rooms.

**B. Invocation and pledge of allegiance** - *Vice Mayor Sherman* led the audience in the Pledge of Allegiance.

**C. Roll call** - Present for roll call were Council members *Cathy Sherman, Jeff Guard, Anne Schaefer* and *David Glasen*. Council members *Tom Bailer* and *David Allison* were present via teleconference. *Mayor Clay Koplun* and Council member *Melina Meyer* were absent. Also present were City Manager *Helen Howarth* and Deputy Clerk *Tina Hammer*.

**D. Approval of Regular Agenda** - Hearing no objection *Vice Mayor Sherman* declared the agenda approved as presented.

**E. Disclosures of Conflicts of Interest and ex parte communications** - none

**F. Communications by and Petitions from Visitors**

1. Guest speaker

a. Incident Management Team, COVID-19 Update: *Heather Brannon*, Emergency Management Coordinator, reported: 1) Cordova's positive case count is down to single digits now; 2) the City health alert plan is being updated - to align more with state's; 3) hospital is paying close attention to vaccine recommendations and is getting ready to give boosters.

2. Audience comments regarding agenda items.

*William Deaton* of 524 Second Street spoke to agenda item 13, Covid-19 emergency response. He opined that it was discriminatory for Arts and Pageants to have an event at the Cordova Center only for vaccinated individuals.

*Allen Roemhildt* of 925 Center Drive spoke to agenda item 13, Covid-19 emergency response. He asked elected officials and City Manager to make more of an effort to curb the division that is happening. He opined that he is not a threat because he's had Covid and is now immune.

*Lynette DeCook* of 713 Chase opined that segregation is happening. She said her daughter had an exemption due to medical reasons to be allowed breaks from masking and she felt discriminated against.

*Katie Roemhildt* of 925 Center opined that the City policy regarding vaccinations or testing was discriminatory. She also thought the Arts and Pageants policy for it's upcoming movie was discriminatory.

*Tom Nothstine* of 604 Birch Street spoke against the City Manager's policy of vaccinate or test.

*Penny Johnson* of 114 South Orca Street encouraged Cordova's leadership and Cordova as a whole to stand against discriminating against people based on vaccination status.

*Kanji Christian* of 204 Council Avenue opined that requiring proof of vaccination for entrance is discriminatory and will exacerbate the division in Cordova.

*Kim Hager* of 4.2 Mile Whitshed Rd spoke in favor of Council approving agenda items 11 & 12; make the lot available and offer it to him by direct negotiation.

3. Chairpersons and Representatives of Boards and Commissions

**School Board** and **CCMCA Board** - no reps were available for reports.

4. Student Council representative - no report

**G. Approval of Consent Calendar**

~~5. Resolution 08-21-38 A resolution of the Council of the City of Cordova, Alaska, authorizing the City Manager to enter into an agreement with Appraisal Company of Alaska for assessment services for tax year 2022 in the amount of eighteen thousand dollars (\$18,000)~~

6. Minutes of the August 4, 2021 Regular Council Meeting

7. Per Charter Section 2-8 and Cordova Municipal Code 3.12.022, recordation of unexcused absence of Council member *Anne Schaefer* from the August 4, 2021 Regular Meeting

Council member *Allison* pulled number 5 from the consent calendar and it was placed as item 11a on the agenda.

Vote the Consent Calendar: 6 yeas, 0 nays, 1 absent. Meyer-absent; Allison-yes; Bailer-yes; Guard-yes; Sherman-yes; Glasen-yes and Schaefer-yes. Consent Calendar was approved.

**H. Approval of Minutes** - in consent calendar

**I. Consideration of Bids** - none

**J. Reports of Officers**

8. Mayor's Report - no report

9. Manager's Report - City Manager *Helen Howarth* provided a written report in the packet.

a. Washington DC update, *Senator Lisa Murkowski's* office

10. City Clerk's Report - there was no report

a. Redistricting Board next steps August 12, 2021

## K. Correspondence

## L. Ordinances and Resolutions

11. Resolution 08-21-37 A resolution of the Council of the City of Cordova, Alaska updating the 2021 land disposal maps by: 1) adding the East portion of Lot 10, Block 6, USS 3345, Eyak Addition; and 2) designating the East portion of Lot 10, Block 6, USS 3345, Eyak Addition as 'available'

*M/Guard S/Schaefer* to approve Resolution 08-21-37 A resolution of the Council of the City of Cordova, Alaska updating the 2021 land disposal maps by: 1) adding the East portion of Lot 10, Block 6, USS 3345, Eyak Addition; and 2) designating the East portion of Lot 10, Block 6, USS 3345, Eyak Addition as 'available'

*Guard* said this is a housekeeping measure, he supports. *Schaefer* said this is a strange unique circumstance so getting it on the maps is the first step. *Allison* said this should've been taken care of a long time ago, so let's fix it now. *Bailer* was in support. *Glaser* and *Sherman* both spoke in support as well.

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

11a. 5. Resolution 08-21-38 A resolution of the Council of the City of Cordova, Alaska, authorizing the City Manager to enter into an agreement with Appraisal Company of Alaska for assessment services for tax year 2022 in the amount of eighteen thousand dollars (\$18,000)

*M/Schaefer S/Guard* to approve Resolution 08-21-38 A resolution of the Council of the City of Cordova, Alaska, authorizing the City Manager to enter into an agreement with Appraisal Company of Alaska for assessment services for tax year 2022 in the amount of eighteen thousand dollars (\$18,000)

*Allison* said he thought Council directed staff to go out to formal RFP; it seems like staff is trying to go around Council.

*Bailer* said he agrees with *Allison*. He agrees there is something to be said for loyalty but there is no reason not to go out and see what is out there. *Howarth* said there are a lot of different pieces in play. She said *Bourgeois* is not here to answer your questions, but she contacted each firm that does assessing in the state and had them reply. We are in a place of transition with addressing and a new City Planner, so we thought it best to maintain the status quo and next year when we know more, we'd be more formal because there might be tech needs on top of assessing so it would be more comprehensive. *Bourgeois* did the leg work; she did the research. *Howarth* explained that we currently do assessing on paper (physical property record cards), if we move to electronic it will entail an investment of software and that would cost money over time so we'd want to ensure we were getting the right product that we'd stick with for years. *Guard* said in the absence of the City Clerk, he wondered if it wasn't smart to refer this to staff until she can be available at the next meeting.

*M/Guard S/Glaser* to refer to staff until the Clerk can be available to answer questions at the next meeting.

Vote the motion: 6 yeas, 0 nays, 1 absent. Sherman-yes; Guard-yes; Glaser-yes; Schaefer-yes; Allison-yes; Bailer-yes and Meyer-absent. Motion was approved.

## M. Unfinished Business - none

## N. New & Miscellaneous Business

12. Council action on disposal and method of disposal for East portion of Lot 10, Block 6, USS 3345, Eyak Addition

*M/Guard S/Schaefer* to direct the City Manager to dispose of the East Portion of Lot 10, Block 6, USS 3345, Eyak Addition as outlined in Cordova Municipal Code 5.22.060 B by: 1. Negotiating an agreement with Kim Hager to lease or purchase the property.

*Allison* said he agrees that this would be the proper way to go about this. *Bailer* said he believes we should be consistent. He doesn't think the City did anything wrong here - the City isn't a lawyer, a real estate agent, it's not our responsibility to read papers it is the purchasers responsibility that is why you hire an attorney or an agent. He thinks the community should get a chance at this property too. *Guard* said he thinks direct negotiation isn't usually the right way to go but in this instance, he thinks we should directly negotiate because everyone bears a little of the responsibility. *Schaefer* said this is a weird circumstance so in this particular situation it does make sense to go direct negotiation. *Glaser* said he thinks for consistency we should go out to proposals. *Sherman* said she agrees that we need to be consistent; she thinks go out for proposals. *Glaser* said he could understand direct negotiation because we showed him maps of the whole lot.

Vote the motion: 5 yeas, 1 nay, 1 absent. Glaser-yes; Guard-yes; Meyer-absent; Sherman-yes; Bailer-no; Allison-yes and Schaefer-yes. Motion was approved.

13. Discussion of COVID-19 Emergency Response

*Glaser* asked about the Arts and Pageants event – couldn't they just require everyone to mask? *Howarth* said it is not up to the city on this one – whoever rents the facility can determine who participates in their events. *Allison* said he hopes the IMT can come up with language to help bring us back together instead of demonizing those who've chosen not to get an experimental vaccine. *Bailer* wants to know if it is in a written policy the City has in place. *Guard* doesn't see the discrimination that people are speaking of. He believes that people have a choice in this, he'd like to see more people vaccinated but he can't make that decision for anyone. *Schaefer* said it is a public health crisis – there are ICU beds filling up and even if someone needs a bed for another ailment, they won't get that bed if they are all full of Covid patients. *Sherman* asked the manager if maybe **Dr. Sanders** or **Dr. Zink** could be at the next meeting and answer a lot of the questions that were posed tonight by members of the public.

14. Pending Agenda, Calendar, CIP List and Elected & Appointed Officials lists

Joint work session with Planning Commission as soon as possible. Maybe prior to September 1 or 15 meeting.

#### O. Audience Participation

*William Deaton* of 524 Second Street – thanked *Helen* and the Council for furthering this conversation. He'd love to have a forum with the medical experts who could answer questions. He appreciates Arts and Pageants and wasn't targeting them in any way.

*Kanji Christian* of 204 Council Avenue opined that there is science that says the opposite of what the science is that the City seems to be listening to, abiding by.

*Allen Roemhildt* of 925 Center Drive opined that he has had Covid and shouldn't have to wear a mask, he's immune and cannot spread it. He wants the City to stop separating people who don't want to get vaccines.

*Lynette DeCook* of 713 Chase Avenue said we shouldn't be divisive; the City should be careful of the rabbit hole they are going down. We have to have a respect for other people's freedoms.

*Desiree Jensen* of 140 Gandil Drive likes the idea of being able to ask questions of the medical personnel. She opined that the City should be testing vaccinated along with unvaccinated employees.

*Tom Nothstine* of 604 Birch Street said it is ironic that in trying to keep us safe from one tiny risk, the School District and the City are tearing the fabric of the community apart in not allowing us to live freely and fully.

#### P. Council Comments

*Allison* thanked everyone for comments tonight – he agrees with **Mr. Nothstine's** comments. He asked the Manager about the Harbor bond and where we are with that. *Howarth* responded that it's a waiting game, we await the grant documents from the state then we'll sell the bonds, and the clock starts ticking – we'll have 18 months to complete the project then.

*Bailer* said the volunteer school board, the superintendent and the City Manager are making the best decisions they can to keep the majority of the people safe and he appreciates that.

*Glaser* said he appreciates the public input tonight. He said we do the best with the information we have, and he thinks **Dr. Sanders** and **Dr. Zink** are terrific and they know what they are talking about. He is a fan of vaccines, but he doesn't hold it against anyone who can't get them or chooses not to get them.

*Schaefer* thanked everyone for attending and for the audience participation. She said we all want to get back to doing the things we love in Cordova and the best way right now that we know of to get back to that are masking and vaccines. She thanked *Helen* for her leadership – she's doing an exceptional job during this difficult time.

*Guard* appreciates the public input. He likes to listen to CDC guidance because it is a clearinghouse of information coming in from all over the world; not one scientist, not one doctor.

*Sherman* she is vaccinated, she chooses to mask – she appreciated hearing comments tonight – she's spoken and written with some of you before. She lost her father to covid. She thanked *Helen* for all she's done to keep City employees safe.

#### Q. Executive Session - none

#### R. Adjournment

*M/Glaser S/Schaefer* to adjourn the meeting.

Hearing no objection **Vice Mayor Sherman** adjourned the meeting at 8:55 pm.

Approved: September 1, 2021

Attest:   
Susan Bourgeois, CMC, City Clerk

