



# CITY AND BOROUGH OF SITKA

ASSEMBLY CHAMBERS  
330 Harbor Drive  
Sitka, AK  
(907)747-1811

## Minutes - Draft City Assembly

**MAYOR** *Scott McAdams*

*Jack Ozment, Deputy Mayor - Reber Stein, Vice Deputy Mayor*

*Cheryl Westover - Mim McConnell*

*Phyllis Hackett - Larry Crews*

**MUNICIPAL ADMINISTRATOR:** *Jim Dinley*

**MUNICIPAL ATTORNEY:** *Theresa Hillhouse*

**MUNICIPAL CLERK:** *Colleen Ingman, MMC*

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Tuesday, September 14, 2010

6:00 PM

Assembly Chambers

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### REGULAR MEETING

**I. CALL TO ORDER**

**II. FLAG SALUTE**

**III. ROLL CALL**

**Present:** 4 - Ozment, Westover, Crews, and McConnell

**Excused:** 3 - McAdams, Stein, and Hackett

**IV. CORRESPONDENCE/AGENDA CHANGES**

*Westover pointed out for the listening audience that Item F would be discussed at a future meeting.*

### Government-to-Government Update with Sitka Tribe of Alaska

*Sitka Tribe of Alaska council member Dale Williams handed out the latest issue of the Councils Voice and the Sitka Tribe News for the Summer of 2010. He updated the Assembly on recent developments. Their tribal election will be November 9.*

**V. CEREMONIAL MATTERS - Proclamation for Youth Court and a Citation for Hoonah's fallen Officers**

*Deputy Mayor Ozment read and presented a proclamation on Youth Court to Tracey Price-Hillhouse and members of the Sitka Youth Court. He also presented a Citation honoring Hoonah fallen officers Sergeant Anthony Wallace and Matthew "Matt" Tokuoka that was accepted by Sitka Chief of Police Schmitt and Alaska State Trooper Grant Miller.*

**VI. PERSONS TO BE HEARD**

*None.*

**VII. REPORTS****a. Deputy Mayor, b. Administrator, c. Attorney, d. Liaison Representatives, e. Clerk, f. Other**

*Acting Administrator Michael Harmon reported the Sitka Police Department was offering assistance to Hoonah. He also mentioned the roundabout work that was done by Department of Transportation and reviewed the status of several Public Works projects.*

*Municipal Clerk Ingman reminded the public absentee voting for the October 5 Municipal Election would begin on Monday, September 20.*

**VIII. CONSENT AGENDA**

**A 10-153** Approve the minutes of the August 20, 24 and 31 Assembly meetings.

**This matter was APPROVED ON THE CONSENT AGENDA**

**B 10-154** Appoint Pat Eliason to an unexpired term on the Sitka Historic Preservation Commission.

**This matter was APPROVED ON THE CONSENT AGENDA**

**C 10-151** Approve acceptance of FEMA Fire Prevention and Safety Grant.

**This matter was APPROVED ON THE CONSENT AGENDA**

**IX. UNFINISHED BUSINESS:**

**D ORD 10-25** Amending Sitka General Code at Title 8, Chapter 4, entitled "Animal Protection and Control," regarding fees and fines.

**A motion was made by McConnell that this Ordinance be APPROVED. The motion PASSED by the following vote:**

**Yes:** 4 - Ozment, Westover, Crews, and McConnell

**X. NEW BUSINESS:**

**E 10-148** Discussion/Direction on Crescent Bay Mitigation Project involving accepting ownership of Lot 8 SJCC Subdivision, selling a conservation easement on some adjoining tidelands and directing the Attorney to prepare an ordinance.

*Southeast Alaska Land Trust Executive Director, Diane Mayer gave an overview of the proposed Crescent Harbor Mitigation Project.*

*Linda Speerstra, representing the Army Corp of Engineers, advised she had worked on this for the last 18 months. All impacted agencies are supportive.*

*Harmon did not have a specific dollar amount regarding the lease with the National Park Service but added the City would receive mitigation credits to bank towards a*

*future project. Harmon clarified CBS would get full market value for the tidelands of \$248,000, and Lot A would be turned over to City. The value of wetland delineation where there is an opportunity for bank credits saves the City a substantial amount of money.*

**A motion was made by Westover that this Item be APPROVED. The motion PASSED by the following vote:**

**Yes:** 4 - Ozment, Westover, Crews, and McConnell

- F 10-156** Board of Adjustment - Approve a Conditional Use Permit with conditions submitted by City and Borough of Sitka for a rock quarry at Sawmill Cove Industrial Park site.

*Several pieces of late correspondence were received that staff did not have sufficient time to review prior to the meeting.*

**This matter was PULLED PRIOR TO THE MEETING.**

- G 10-152** Authorize award to Gilbert Gilkes & Gordon Ltd. for Contract No. 1 Supply of Turbine Generator Equipment for the Blue Lake Expansion Project and obligate project funds.

*Westover thanked Electric Department employees, Dean Orbison and Robert Dryden, for their work.*

**Motion by Westover to award a contract to Gilbert Gilkes and Gordon Ltd. For Contract No. 1 to supply turbine generator equipment for the Blue Lake Expansion project in the amount of \$12,014,297 and authorize a 10% contingency of \$1,201,430 from Capital Project No 90594 for said project.**

**Yes:** 4 - Ozment, Westover, Crews, and McConnell

- H 10-155** Approve an award to Paleo Logics, for archeological analysis and surveys related to Takatz Lake Hydroelectric Project.

*Dean Orbison explained this is a requirement.*

**A motion was made by Westover that this Contract/Agreement be APPROVED. The motion PASSED by the following vote:**

**Yes:** 4 - Ozment, Westover, Crews, and McConnell

- I 10-150** Approve a contract with Chatham Electric Inc. to supplement the Electric Department line crew for distribution and transmission projects.

*Electric Department employee, Robert Dryden, explained there is only one licensed contractor in Southeast. The rates are standard and added CBS will not be charged a mobilization fee. Dryden noted CBS has a great line crew, but there is difficulty in working construction projects into daily operations.*

**A motion was made by McConnell that this Contract/Agreement be APPROVED. The motion PASSED by the following vote:**

**Yes:** 4 - Ozment, Westover, Crews, and McConnell

- J 10-157** Award a sole-source contract to Aggregate Constructors, Inc. to Grind and Repave Wortman Loop Road.

**A motion was made by Westover that this Contract/Agreement be APPROVED. The motion PASSED by the following vote:**

**Yes:** 4 - Ozment, Westover, Crews, and McConnell

- K RES 10-23** Approve Resolution 2010-23: Authorizing the application for a loan from the ADEC under the Alaska Clean Water Fund for 1) Monastery Street Rehabilitation and 2) Japonski Sewer Lift Stations Rehabilitation

*Acting Administrator, Michael Harmon informed these are sewer projects. CBS would be eligible for loan forgiveness.*

**A motion was made by Crews that this Resolution be APPROVED. The motion PASSED by the following vote:**

**Yes:** 4 - Ozment, Westover, Crews, and McConnell

- L RES 10-24** Approve Resolution 2010-24: Authorizing the application for a loan from the ADEC under the Alaska Water Fund for UV Disinfection Facility.

*Harmon remarked this was the drinking water side of the same loan program. There is a mandate to be in compliance by 2017.*

**A motion was made by McConnell that this Resolution be APPROVED. The motion PASSED by the following vote:**

**Yes:** 4 - Ozment, Westover, Crews, and McConnell

- M RES 10-25** Approve Resolution 2010-25: Authorizing a grant application to the Alaska Renewable Energy Fund for the Evaluation and Renewable Energy Sources for Municipal Buildings.

*Harmon pointed to a typographical error in the memo where it stated \$30K, the amount is \$50K as correctly reflected in the resolution.*

**A motion was made by McConnell that this Resolution be APPROVED. The motion PASSED by the following vote:**

**Yes:** 4 - Ozment, Westover, Crews, and McConnell

- N RES 10-26** Approve Resolution 2010-26: To submit an Alaska Energy Authority Renewable Energy Grant for a Ground Source Heat Pump for the purpose of heating the Japonski Island Boathouse.

*Acting Administrator Harmon explained the Sitka Maritime Heritage Society (SMHS) brought this forward and added all of the costs are born by SMHS. Harmon further noted the project was set up as a partnership recognizing CBS owns the building and the property.*

**A motion was made by Westover that this Resolution be APPROVED. The motion PASSED by the following vote:**

**Yes:** 4 - Ozment, Westover, Crews, and McConnell

**XI. PERSONS TO BE HEARD:**

*Michelle Putz invited interested people to her house on Monday. She is holding a gathering to discuss the potential for a grid-tie solar system in Sitka and plans to discuss design, cost, and the feasibility of such a demonstration project.*

**XII. ADJOURNMENT**

Westover moved to adjourn the meeting. The meeting ADJOURNED at 7:30 PM.

ATTEST:

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Colleen Ingman, MMC  
Municipal Clerk