



# CITY AND BOROUGH OF SITKA

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

## Meeting Agenda

### City and Borough Assembly

*Mayor Steven Eisenbeisz  
Deputy Mayor Thor Christianson,  
Vice Deputy Mayor Valorie Nelson,  
Kevin Knox, Kevin Mosher, Crystal Duncan, Rebecca Himschoot*

*Municipal Administrator: John Leach  
Municipal Attorney: Brian Hanson  
Municipal Clerk: Sara Peterson*

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Tuesday, August 24, 2021

6:00 PM

Assembly Chambers

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#### **REGULAR MEETING**

**I CALL TO ORDER**

**II. FLAG SALUTE**

**III. ROLL CALL**

**IV. CORRESPONDENCE/AGENDA CHANGES**

[21-133](#) Reminders, Calendars, and General Correspondence

**Attachments:** [Calendars Reminders](#)  
[Service Award Dittmar](#)

**V. CEREMONIAL MATTERS**

*None.*

**VI. SPECIAL REPORTS: Government to Government, Municipal Boards/Commissions/Committees, Municipal Departments, School District, Students and Guests (five minute time limit)**

**VII. PERSONS TO BE HEARD**

*Public participation on any item off the agenda. All public testimony is not to exceed 3 minutes for any individual, unless the mayor imposes other time constraints at the beginning of the agenda item.*

**VIII. CONSENT AGENDA**

*All matters under Item VIII Consent Agenda are considered to be routine and will be enacted by one motion. There will be no separate discussion of these items. If discussion is desired, that item will be removed from the Consent Agenda and will be considered separately.*

- A**      [21-134](#)      Approve the minutes of the August 10 Assembly meeting

**Attachments:** [Consent and Minutes](#)

- B**      [21-135](#)      Approve a retail marijuana store license renewal application for AKO Farms, LLC dba AKO Farms Direct at 1210 Beardslee Way

**Attachments:** [01 Motion and Memos](#)

[02 19898 Sitka City-Borough Renewal Local Government Notice](#)

[03 19898 Online Application original\\_Redacted](#)

[04 19898 POPPP\\_Redacted](#)

[05 19898 Entity Documents corrected](#)

[06 19898 MJ-20](#)

**IX. BOARD, COMMISSION, COMMITTEE APPOINTMENTS**

- C**      [21-136](#)      Appoint Catherine Mohn to an unexpired term on the Health Needs and Human Services Commission

**Attachments:** [Motion and Mohn Application Roster](#)

**X. UNFINISHED BUSINESS:**

- D**      [ORD 21-24](#)      Requiring use of a face covering in certain indoor settings and providing a penalty (extending expiration date)

**Attachments:** [01 Motion Ord 2021-24](#)

[02 Ord 2021-24 Extended](#)

- E**      [ORD 21-20](#)      Authorizing the lease of 4951 Halibut Point Road, a 17 acre portion of Lot 1, U.S. Survey 3670

**Attachments:** [01 Motion Ord 2021-20](#)

[Memo 4951 HPR Lease](#)

[Ord 2021-20](#)

[LEASE AGREEMENT 4951 HPR](#)

**XI. NEW BUSINESS:****New Business First Reading**

- F**      [ORD 21-29](#)      Authorizing the sale of the former Sitka Community Hospital Site located at 209 Moller Drive, 202 Brady Street and 302 Gavan Street to the Southeast Alaska Regional Health Consortium (SEARHC) (possible executive session)

**Attachments:**   [01 Motion Ord 2021-29](#)  
                         [02 Memo Sale of Former SCH Site](#)  
                         [03 Sale of Former SCH Site Attachments](#)  
                         [04 Ord 2021-29](#)

- G**      [ORD 21-30](#)      Authorizing the transfer/sale of a portion of City and Borough of Sitka's "Old City Shops" property located at 1410 and 1414 Halibut Point Road to the Sitka Community Land Trust (SCLT) for an affordable housing project that is not subject to competitive bid and is available to all regardless of ethnicity (possible executive session)

**Attachments:**   [01 Motion Ord 2021-30](#)  
                         [02 Memo Transfer of 1410 and 1414 HPR to SCLT](#)  
                         [03 Transfer of 1410 and 1414 HPR to SCLT Attachments](#)  
                         [04 Ord 2021-30](#)

- H**      [ORD 21-27](#)      Amending Title 22 "Zoning" of the Sitka General Code by modifying Chapter 22.16 "District Regulations" for the Recreation District

**Attachments:**   [01 Motion Ord 2021-27](#)  
                         [02 Memo Recreation Zoning Text Amendment](#)  
                         [03 Ord 2021-27](#)

- I**      [ORD 21-28](#)      Amending the official Sitka Zoning Map to rezone 4951 Halibut Point Road from Single-Family and Duplex Residential (R-1) to Recreation District (R)

**Attachments:**   [01 Motion Ord 2021-28](#)  
                         [02 Memo 4951 HPR Rezone](#)  
                         [03 Ord 2021-28 and Exhibit A](#)

**XII.      PERSONS TO BE HEARD:**

*Public participation on any item on or off the agenda. Not to exceed 3 minutes for any individual.*

**XIII.      REPORTS**

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

**XIV.      EXECUTIVE SESSION**

**XV. ADJOURNMENT**

*Note: Detailed information on these agenda items can be found on the City website at <https://sitka.legistar.com/Calendar.aspx> or by contacting the Municipal Clerk's Office at City Hall, 100 Lincoln Street or 747-1811. A hard copy of the Assembly packet is available at the Sitka Public Library. Regular Assembly meetings are livestreamed through the City's website, aired live on KCAW FM 104.7, and broadcast live on local television channel 11. To receive Assembly agenda notifications, sign up with GovDelivery on the City website.*

*Sara Peterson, MMC, Municipal Clerk  
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