



# CITY AND BOROUGH OF SITKA

ASSEMBLY CHAMBERS  
1332 Seward Ave.  
Room 229  
Sitka, AK  
(907)747-1811

## Minutes - Final

### City and Borough Assembly

*Mayor Mim McConnell*  
*Deputy Mayor Matt Hunter*  
*Vice-Deputy Mayor Benjamin Miyasato*  
*Aaron Swanson, Steven Eisenbeisz*  
*Tristan Guevin, and Bob Potrzuski*

*Municipal Administrator: Mark Gorman*  
*Municipal Attorney: Robin L. Koutchak*  
*Municipal Clerk: Sara Peterson, CMC*

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Tuesday, January 12, 2016

6:00 PM

Assembly Chambers

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#### REGULAR MEETING

#### I. CALL TO ORDER

#### II. FLAG SALUTE

#### III. ROLL CALL

**Present:** 7 - McConnell, Hunter, Swanson, Miyasato, Eisenbeisz, Guevin, and Potrzuski

#### IV. CORRESPONDENCE/AGENDA CHANGES

[16-009](#) Reminders, Calendars and General Correspondence

#### V. CEREMONIAL MATTERS

[16-004](#) Sister City Proclamation

Mayor McConnell read a proclamation celebrating the 40th anniversary of sister city partnership with Nemuro, Japan.

#### VI. SPECIAL REPORTS: Government to Government, Municipal Boards/Commissions/Committees, Sitka Community Hospital, Municipal Departments, School District, Students and Guests (time limits apply)

Robb Farmer, Library Director, reported the library move had commenced. The opening date would be announced in the near future. Tim Fulton, President of the Sitka School Board, provided an update of Board activities.

**VII. PERSONS TO BE HEARD**

None.

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

Administrator - Gorman announced there had been an audit conducted by the State of the Commercial Passenger Excise Tax accounts, reported the University of Alaska Southeast Sitka Campus may be faced with \$300,000 to \$450,000 in budget cuts, and stated IBEW negotiations had been concluded with the current contract extended through June 30, 2016. Additionally, Gorman said the City anticipated an increase in healthcare premiums, possibly as high as 24%. He reported on the recent electrical issues and indicated they had been isolated to Japonski Island. Gorman announced a new ferry schedule had been released which included increased stops for Sitka and ended his report by inviting Sitkans to visit the William Stortz Gallery event at City Hall.

Liaisons - Guevin reported on the recent Health Needs and Human Services Commission meeting, Potrzuski and Eisenbeisz on the work of the Marijuana Advisory Committee, Miyasato on the Library Commission, and Hunter noted agenda items for the next Port and Harbors Commission meeting.

**IX. CONSENT AGENDA**

**A motion was made by Hunter that the Consent Agenda consisting of items A, B, & D be APPROVED. The motion PASSED by the following vote.**

**Yes:** 7 - McConnell, Hunter, Swanson, Miyasato, Eisenbeisz, Guevin, and Potrzuski

**A**     [16-001](#)     Approve the minutes of the December 22, 2015 Assembly meeting

**This item was APPROVED ON THE CONSENT AGENDA.**

**B**     [16-002](#)     Approve liquor license renewal applications for American Legion Post #13, Sea Mountain Restaurant & 19th Hole, Nugget Restaurant, House of Liquor, Ludvig's Bistro, Agave Mexican Restaurant, Larkspur Cafe, and Dove Island Lodge

**This item was APPROVED ON THE CONSENT AGENDA.**

**C**     [16-003](#)     Approve the Sitka Jet, Inc. dba Sitka Hotel as a new liquor licensed premise under the Beverage Dispensary-Tourism designation

Eisenbeisz asked for clarification of the room types that would be available. Brandon Marx, representing the applicant, indicated there would be hotel suites and extended stay units equipped with kitchenettes.

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

**Yes:** 7 - McConnell, Hunter, Swanson, Miyasato, Eisenbeisz, Guevin, and Potrzuski

**D**     [ORD 16-01](#)     Authorizing the sale of a portion of Lot 1 Dodson-Holzman Subdivision

This item was **APPROVED ON THE CONSENT AGENDA - first reading.**

**X.     BOARD, COMMISSION, COMMITTEE APPOINTMENTS**

**E**     [16-006](#)     Reappoint Peter Gorman to a term on the Historic Preservation Commission and appoint 1) Dorik Mechau to a term on the Library Commission, 2) Matthew Turner to an unexpired term on the Tree and Landscape Committee, 3) Lindsay Evans to an unexpired term on the Marijuana Advisory Committee, 4) Brian Richardson to an unexpired term on the Health Needs and Human Services Commission, and 5) James Mellema to a term on the Police and Fire Commission

Lindsay Evans expressed her desire to serve on the Marijuana Advisory Committee.

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

**Yes:** 7 - McConnell, Hunter, Swanson, Miyasato, Eisenbeisz, Guevin, and Potrzuski

**F**     [16-007](#)     Appoint Connie Sipe, Bryan Bertacchi, Steve Gage, David Lam, Mary Ann Hall and Mike Middleton (non-voting, ex-officio member) to the Sitka Community Hospital Board

**A motion was made by Miyasato to appoint Mike Middleton to the Sitka Community Hospital Board under the category of City and Borough of Sitka standing board member, a non-voting, ex-officio seat. The motion PASSED by the following vote.**

**Yes:** 7 - McConnell, Hunter, Swanson, Miyasato, Eisenbeisz, Guevin, and Potrzuski

**Swanson to nominated Connie Sipe and Bryan Bertacchi to serve on the Sitka Community Hospital Board under the category of Professional Financial Experience. A vote of the Assembly was taken and Connie Sipe was appointed to fill the seat of Professional Financial Experience.**

David Lam summarized his experience and thanked the Assembly for their consideration.

**Hunter nominated Steve Gage and David Lam to serve on the Sitka Community Hospital Board under the category of Professional Healthcare Experience. A vote of the Assembly was taken and David Lam was appointed to fill the seat of**

**Professional Healthcare Experience.**

**A motion was made by Guevin to appoint Mary Ann Hall, Bryan Bertacchi, and Steve Gage to the Sitka Community Hospital Board under the category of At-Large. The motion PASSED by the following vote.**

**Yes:** 7 - McConnell, Hunter, Swanson, Miyasato, Eisenbeisz, Guevin, and Potrzuski

**XI. UNFINISHED BUSINESS:**

- G**     [ORD 15-59](#)     Amending Title 15 of the Sitka General Code to establish new solid waste disposal policies, clarify existing policies, and change rates and fees for solid waste disposal services at section 15.06.020 entitled "Solid Waste Disposal Policy and Rates", and section 15.06.035 entitled "Rates for Treatment and Collection"; to combine solid waste disposal policies previously set forth in section 15.06.025 into one comprehensive section 15.06.020; to establish definitions applicable to solid waste disposal policy in a new section 15.06.070, and to make clarifying edits

**A motion was made by Hunter that this Ordinance be APPROVED on second and final reading. The motion PASSED by the following vote.**

**Yes:** 7 - McConnell, Hunter, Swanson, Miyasato, Eisenbeisz, Guevin, and Potrzuski

**XII. NEW BUSINESS:**

- H**     [RES 16-01](#)     Requesting the State Department of Law revise the 500 foot set-back provision in 3 AAC 306.010 (first and final reading)

Levi Albertson, Chair of the Marijuana Advisory Committee, and newly appointed member, Lindsay Evans, spoke in support of the resolution.

Mayor McConnell noted this resolution spoke to the state level and reminded decisions in the future would need to be made at the local level. Eisenbeisz added this resolution, if passed by the state, would allow for flexibility of business locations.

Potrzuski stated he was opposed to reducing the buffer zones and voiced concern that reducing the zones would be in conflict with the state drug free zone around schools of 500 feet. Although the 2014 ballot measure passed in Sitka by a 70% vote, there were individuals not in support of having marijuana dispensaries in downtown Sitka. Further, Potrzuski noted Aaron Bean, who had expressed interest in opening a marijuana business, and who had followed the state regulation process closely, was opposed to reducing the buffer zone citing a number of concessions had been made for the marijuana industry.

Hunter reminded approving the resolution did not change City policy. He offered at some point it would be important to look at the affects of marijuana compared to

other drugs like alcohol and questioned if marijuana should be treated the same as alcohol.

Attorney, Robin Koutchak, stated this resolution was about local control and providing flexibility to island communities.

**A motion was made by Miyasato that this Resolution be APPROVED on first and final reading. The motion PASSED by the following vote.**

**Yes:** 5 - McConnell, Hunter, Swanson, Eisenbeisz, and Guevin

**No:** 2 - Miyasato, and Potrzuski

I [16-008](#)

**Approve a staff facilitated, community oriented new Comprehensive Plan**

Maegan Bosak, Planning and Community Development Director, provided an overview of the comprehensive plan revision process, including timeline, Sitka's previous plans and what other municipalities have done. Bosak reported the Planning Commission at their January 5th Commission meeting unanimously recommended a staff facilitated, community oriented new comprehensive plan. Despite budget limitations, Bosak was confident a strong framework that set the generalized vision for the coming years, was achievable. The revision process scheduled to begin in March was anticipated to be complete in spring 2017. Bosak noted public participation from all perspectives of the community was extremely important and shared some ideas for engaging the community: public workshops, website information, an interactive mapping program, surveys, mailings, and school activities. Administrator Gorman stated there may be an opportunity to include an additional \$30,000 in the FY2017 budget for the comprehensive plan revision process.

**Assembly Discussion:**

Eisenbeisz spoke in support of the plan and encouraged public participation. He wondered, due to budget limitations, what expectations would not be met with the current budget of \$30,000. Bosak responded the plan would primarily focus on planning issues and land use issues. Ideally a comprehensive plan would focus on the municipality as a whole. She reiterated a concrete framework was achievable with the allotted budget and recommended from this point forward the comprehensive plan be revised every five years. Eisenbeisz agreed. Potrzuski spoke in support of the plan and looked forward to the end result of having a living document the Assembly could refer to. Hunter thanked the Planning Commission for their work on this project. Guevin spoke in support of the plan. He voiced support for adding an additional \$30,000 to the FY2017 budget emphasizing that spending additional resources now would serve Sitka better in the future. Guevin expressed a need for the public to be engaged and for a dialogue to be had. He wished to see the comprehensive plan expanded beyond land use issues and to be a document that could be used by the public as a whole. Miyasato stated a comprehensive plan provided continuity for future Assemblies.

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

**Yes:** 7 - McConnell, Hunter, Swanson, Miyasato, Eisenbeisz, Guevin, and Potrzuski

**J**     [16-005](#)

Approve sending the Mayor to the Seatrade Cruise Global event in March to promote Sitka to the cruise industry

Potrzuski wondered if this might be an event the Chamber/Visitors Bureau should attend instead. Mayor McConnell noted she had attended this event for the past few years and clarified she did not attend the Conference but rather was a presence at the Alaska booth and felt the opportunity to network was invaluable. Eisenbeisz spoke in opposition and noted due to budget challenges there were better uses for funds from the Visitor Activities Enhancement Fund. Miyasato spoke in support of sending the Mayor to promote Sitka.

Mayor McConnell recused herself from voting.

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

**Yes:** 4 - Hunter, Miyasato, Guevin, and Potrzuski

**No:** 2 - Swanson, and Eisenbeisz

**Recused:** 1 - McConnell

#### **XIII. PERSONS TO BE HEARD:**

Travis Vaughan clarified the comments he made previously at an Assembly meeting in which he thanked staff for their help with the sales of Sitka Hotel and Aspen Hotel. Again, he thanked staff and the Assembly for their continued work and stated the City was headed in the right direction.

#### **XIV. EXECUTIVE SESSION**

None.

#### **XV. ADJOURNMENT**

**A motion was made by Miyasato to ADJOURN. Hearing no objections, the meeting ADJOURNED at 7:40pm.**

**ATTEST:** \_\_\_\_\_

**Sara Peterson, CMC  
Municipal Clerk**