



## REGULAR ASSEMBLY MEETING 2026-07 AGENDA

April 6, 2026 at 6:00 PM

Assembly Chambers/Zoom Webinar

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<https://juneau.zoom.us/j/91515424903> or 1-253-215-8782 Webinar ID: 915 1542 4903

Submitted by:

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Katie Koester, City Manager

**A. FLAG SALUTE**

**B. LAND ACKNOWLEDGEMENT**

We would like to acknowledge that the City and Borough of Juneau is on Tlingit land and wish to honor the indigenous people of this land. For more than ten thousand years, Alaska Native people have been and continue to be integral to the well-being of our community. We are grateful to be in this place, a part of this community, and to honor the culture, traditions, and resilience of the Tlingit people. *Gunalchéesh!*

**C. ROLL CALL**

**D. SPECIAL ORDER OF BUSINESS**

1. Proclamation Recognizing Public Service Recognition Week – May 3-9, 2026
2. Proclamation Recognizing National Public Safety Telecommunicators Week - April 12-18, 2026

**E. APPROVAL OF MINUTES**

1. 2026-01-07 Special Assembly Meeting No. 2026-01 Minutes - Draft
2. 2026-03-09 Regular Assembly Meeting No. 2026-05 Minutes - Draft
3. 2026-04-01 Special Assembly Meeting No. 2026-06 Minutes - Draft

**F. MANAGER'S REQUEST FOR AGENDA CHANGES**

**G. PUBLIC PARTICIPATION ON NON-AGENDA ITEMS** (Limited to no more than 20 minutes, with each speaker limited to a length of time set by the Mayor not to exceed three minutes.)

**H. CONSENT AGENDA**

1. Public Request for Consent Agenda Changes Other Than Ordinances for Introduction
2. Assembly Request for Consent Agenda Changes

### 3. Assembly Action

#### A) Ordinances for Introduction

- 1) **Ordinance 2026-17 An Ordinance Authorizing the Manager to Convey Less than 1 Acre of Property with the Legal Description of ASLS 78-171 LT 3A FR on Mendenhall Peninsula Road to Mark Sams for Fair Market Value.**

Applicant requests a Property Disposal Review for the purchase of less than 1 acre of City & Borough of Juneau-owned land (PAD2025 0001).

At the Regular Planning Commission [meeting on January 27, 2026](#), the Planning Commission adopted the Director's analysis and findings and recommended approval of the proposed property disposal to the Assembly, with an additional finding to address drainage. The Director's findings conclude that the proposed land disposal is in general conformity with the 2013 Comprehensive Plan and the 2016 CBJ Land Management Plan, and that the proposal received a motion of support from the Assembly Lands, Housing, and Economic Development (LHED) Committee meeting on [September 29, 2025](#), to proceed to the full Assembly for review.

**The City Manager recommends this ordinance be introduced and set for public hearing at the next regular Assembly meeting.**

- 2) **Ordinance 2026-16 An Ordinance Amending Chapter 20.40, Commercial Passenger Vehicles, to Add an Allowable Fee Related to the Glacier Visitor Center.**

This ordinance updates the Commercial Passenger Vehicle (CPV) code to allow taxicabs operating under a U.S. Forest Service special use permit at the Mendenhall Glacier Recreation Area to add the official daily use fee to their passenger rates, which is paid directly to USFS by taxi operators. Because current CPV regulations do not account for these USFS permit fees, this amendment aligns CBJ code with USFS requirements.

**The City Manager recommends this ordinance be introduced and set for public hearing at the next regular Assembly meeting.**

- 3) **Ordinance 2025-01(b)(AG) An Ordinance Appropriating up to \$558,000 to the Manager for the National Resources Conservation Service View Drive Buyout Program Planning; Funding Provided by General Funds or Restricted Budget Reserves.**

During the [March 9, 2026 Regular Assembly Meeting](#), the Assembly directed staff to enter into an agreement with the U.S. Department of Agriculture's Natural Resource Conservation Service (NRCS) to participate in the Emergency Watershed Protection (EWP) Program, which would buyout private properties on View Drive, located in the Mendenhall Valley. Due to View Drive's unique location along the Mendenhall River,

flood preventative measures, such as HESCO barriers and bank stabilization, would not be effective in protecting private properties from damage caused by glacial lake outburst floods. This appropriation would provide funding to determine cost estimates for the buyout of private properties on View Drive.

**The City Manager recommends this ordinance be introduced and set for public hearing at the next Assembly meeting.**

- 4) Ordinance 2025-01(b)(AJ) An Ordinance Appropriating \$80,000 to the Manager for the Ramp Improvements & Remain Overnight Aircraft Parking Apron Capital Improvement Project; Funding Provided by Airport Capital Reserve Funds.**

This ordinance appropriates \$80,000 from Airport Capital Reserve to the Ramp Improvements & Remain Overnight Aircraft Parking Apron CIP. The funding will provide for grant ineligible expenses and support final project close-out. This project is expected to be completed later this year.

The Airport Board of Directors approved this request at the [March 12, 2026 meeting](#).

**The City Manager recommends this ordinance be introduced and set for public hearing at the next regular Assembly meeting.**

- 5) Ordinance 2025-01(b)(AI) An Ordinance Appropriating up to \$270,000 to the Manager for a Grant to Southeast Childhood Collective for Juneau Summer Childcare Programs; Funding Provided by General Funds.**

This ordinance would appropriate up to \$270,000 of general funds for a grant to Southeast Childhood Collective for summer childcare programs in Juneau. This one-time appropriation is intended to establish a targeted grant program to stabilize the three existing school-age care sites (Auke Bay Elementary School, Harborview Elementary School, Sít' Eetí Shaanáx (Glacier Valley) Elementary School) and support the startup of up to two additional sites. Stabilization funds would cover personnel and program development, updated classroom materials, and scholarships for low-income families while programs are awaiting licensing so they can accept childcare assistance.

**The City Manager recommends this ordinance be introduced and referred to the next Committee of the Whole meeting.**

## **B) Resolutions**

- 1) Resolution 4042 A Resolution in Support of the City and Borough of Juneau's Application to Acquire Tidelands from the State of Alaska for Expansion of the North Douglas Launch Ramp Facility.**

This resolution is required by the Alaska Department of Natural Resources (ADNR) in the application process to acquire "unoccupied tideland" in Fritz Cove necessary for a North Douglas Launch Ramp expansion. It does not bind the City and Borough, nor

does it assume a selected design has been determined. It allows for Docks & Harbors to continue planning, outreach, permitting and design improvements at the North Douglas Launch Ramp facility while ADNR evaluates the suitability of a state tideland conveyance.

The Docks and Harbors Board of Directors approved this resolution at the February 26, 2026 meeting and recommends the Assembly adopt.

**The City Manager recommends the Assembly adopt this Resolution.**

**C) Liquor/Marijuana Licenses**

**1) Liquor/Marijuana Licenses**

These liquor and marijuana license actions are before the Assembly to either protest or waive its right to protest the license actions.

**Liquor License Renewals**

**Licensee: Alaskan Brewing, LLC d/b/a Alaskan Brewing Co.**

License Type: Brewery Manufacturer, License: #2534, Location: 5429 Shaune Dr.

License Type: Brewery Retail, License: #15023, Location: 5429 Shaune Dr.

**Licensee: Alaskan Brewing, LLC d/b/a Alaskan Distilling Co.**

License Type: Distillery Manufacturer, License: #5901, Location: 5366 Commercial Blvd.

License Type: Distillery Retail, License: #15076, Location: 5366 Commercial Blvd.

**Licensee: Alaskan Brewing, LLC d/b/a Alaskan Distilling Co.**

License Type: Distillery Manufacturer, License: #5905, Location: 5433 Shaune Dr.

License Type: Distillery Retail, License: #15072, Location: 5433 Shaune Dr.

**Licensee: GFA Corporation d/b/a Co-Ho Imports AK**

License Type: General Wholesale, License: #5924, Location: 2092 Jordan Ave. Suite 550

**Marijuana License — Renewals**

**Licensee: Top Hat, Inc. d/b/a Top Hat**

License Type: Standard Marijuana Cultivation Facility, License: #10270, Location: 2315 Industrial Blvd. Suite A

**Licensee: Top Hat Concentrates, Inc. d/b/a Top Hat Concentrates**

License Type: Marijuana Concentrate Manufacturing Facility, License: #10271, Location: 2315 Industrial Blvd. Suite B

Staff from the Police, Finance, Fire, Public Works (Utilities) and Community Development Departments reviewed the above licenses and recommended the Assembly waive its right to protest these applications. Copies of the documents associated with these licenses are available in hard copy upon request to the Clerk's Office.

**The City Manager recommends the Assembly waive its right to protest the above-listed liquor and marijuana license actions.**

**D) Bid Awards**

**1) Bid Award - Dock Structural Inspection (RFP DH26-045)**

Requests for Proposals for subject project were received on March 12, 2026. A four-person evaluation committee reviewed two proposals. A posting notice was executed on March 19, 2026, indicating the selection of the [preferred proposal was PND Engineers, Inc.](#). The bid protest period expired at 4:30 p.m. on March 20.

This contract provides professional engineering services to evaluate the condition of the Alaska Steamship timber dock facilities to include: the remaining useful life of the timber structure; whether there are safety risks; and short term maintenance needs.

The Docks and Harbors Board of Directors reviewed and recommended contract award at the regular Board meeting on [March 26, 2026](#).

**The City Manager recommends the Assembly approve DH26-045 (Docks Structural Inspection) award to PND Engineers for \$194,012. Funding is provided by FY26 Marine Passenger Fees.**

**2) Bid Award - BE26-185 North Franklin Reconstruction (2nd to 6th Street)**

This Project consists of reconstruction of North Franklin Street from Second Street to Sixth Street. Work will include replacement of the ductile iron water main and services with high density polyethylene, select sanitary sewer improvements, and replacement of the corrugated metal pipe storm drain system with polyvinyl chloride and corrugate polyethylene. Work will also include reconstruction of the road section with new asphalt pavement, replacement of concrete sidewalks, and new curb and gutter. A raised concrete intersection will be constructed at Fifth Street. The stairways at Fifth Street and Sixth Street will be reconstructed, and minor upgrades and repairs will be made to the lighting system.

**The City Manager recommends award of the North Franklin Reconstruction 2nd to 6th Street project (BE26-185) to Coogan Construction Co., the lowest responsive bidder, for a total contract amount of \$2,524,816.00.**

**E) Transfers**

**1) Transfer Request 2612 A Transfer of \$1,000,000 from CIP H51-132 Statter Harbor Wave Attenuator to CIP H51-138 North Douglas Launch Ramp Expansion.**

This request would transfer \$1,000,000 of general funds from the Statter Harbor Wave Attenuator CIP to the North Douglas Launch Ramp Expansion CIP. These funds would contribute toward the planning and design work for the North Douglas boat ramp expansion project which aims to improve safety and expand boating access . The Statter Harbor Wave Attenuator CIP will retain sufficient funds for remaining project work.

The Docks and Harbors Board of Directors approved this request at the [March 26, 2026 meeting](#).

**The Manager recommends approval of this transfer.**

- 2) Transfer Request 2613 A Transfer of \$144,098 from CIP S02-104 School Roof Replacements to CIP S02-107 Juneau School District Deferred Maintenance and Improvements.**

This request would transfer \$144,098 of general funds from the School Roof Replacements CIP to the Juneau School District Deferred Maintenance and Improvements CIP. Project work on the School Roof Replacements CIP is complete and the project is ready to be closed. Redirecting the remaining balance will help support ongoing School District deferred maintenance needs, which remain a priority and continue to require additional funding.

**The Manager recommends approval of this transfer.**

- 3) Transfer Request 2614 A Transfer of \$18,908 from CIP B55-080 Crisis Stabilization to CIP B55-086 Bartlett Regional Hospital Deferred Maintenance.**

This request would transfer \$18,908 of hospital funds from the Crisis Stabilization CIP to the Bartlett Regional Hospital Deferred Maintenance CIP. Project work on the Crisis Stabilization CIP is complete and the project is ready to be closed. Redirecting the remaining balance will help support ongoing Hospital deferred maintenance needs.

**The Manager recommends approval of this transfer.**

- 4) Transfer Request 2615 A Transfer of \$18,418 from CIP P44-086 Augustus Brown Pool Short Term Repairs to CIP P44-091 Parks and Recreation Deferred Building Maintenance.**

This request would transfer \$18,418 of general funds from the Augustus Brown Pool Short Term Repairs CIP to the Parks and Recreation Deferred Building Maintenance CIP. Project work on the August Brown Pool Short Term Repairs CIP is complete and the project is ready to be closed. Redirecting the remaining balance will help support ongoing CBJ deferred maintenance needs, which remain a priority and continue to require additional funding.

**The Manager recommends approval of this transfer.**

## **I. PUBLIC HEARING**

- 1. Ordinance 2025-01(b)(AF) An Ordinance Appropriating \$208,487 to the Manager to Extend Emergency Sheltering Services at 1325 Eastaugh Way from April 15 to June 30, 2026; Funding Provided by General Funds.**

Staff and social service providers have been working over the winter to identify a location and an operator to provide emergency sheltering services as an alternative to

dispersed camping. CBJ as a community currently provides a significant number of housing options for its unsheltered population; however, the existing number of units is both insufficient for the number of individuals without housing, and a small proportion of the unhoused population is not yet able to be successful in non-congregate housing for varied reasons.

Dispersed camping is a solution of last resort - in past years, CBJ and its partners have not been able to identify a suitable location - either a suitable campground or facility - or an operator with capacity to provide emergency sheltering services. CBJ staff and partner agencies have identified a single option to provide emergency sheltering year-round rather than only during the winter months: extending operations at the 1325 Eastaugh Way and continuing to work with our existing provider in that space, St. Vincent de Paul. If this ordinance is adopted, staff will take that as direction to enforce existing camping code, preventing widespread dispersed camping given a suitable alternative will exist.

This ordinance was introduced at the [March 9, 2026, Regular Assembly meeting](#) and referred to the Assembly Committee of the Whole (COW). The COW reviewed the ordinance at its [March 16, 2026 meeting](#) and has returned it to the full Assembly for public hearing.

**The City Manager recommends the Assembly take public testimony and adopt this ordinance.**

**2. Ordinance 2026-15 An Ordinance Authorizing the Manager to Dispose of 155 Heritage Way (City Hall).**

This ordinance authorizes the Manager to sell the City Hall property at 155 Heritage Way, following the City's decision to consolidate CBJ downtown office space at 801 W. 10th Street (known as the 'Burns building'). Proceeds will help replenish the general fund for the cost of purchase and renovation of two floors of the building.

This ordinance was introduced at the [March 9, 2026, Regular Assembly meeting](#) and referred to the Assembly Committee of the Whole (COW). The COW reviewed the ordinance at its [March 16, 2026 meeting](#) and has returned it to the full Assembly for public hearing before it is referred back to the COW.

**The City Manager recommends the Assembly take public testimony and refer this ordinance back to the Committee of the Whole.**

**3. Ordinance 2026-11 An Ordinance Amending CBJC 42.30.010, Resisting or Interfering with an Officer, to Include Interferences with Fire Department Services.**

This ordinance adds fire department personnel to existing code that prohibits interfering with public safety personnel when they are discharging their official duties. It specifically prohibits interference or tampering with apparatus, hydrants,

equipment, or objects being used by department staff, during the extinguishment of fires, or while staff are responding to an accident or medical emergency. This legislation does not restrict or limit an individual's constitutional rights to record, observe, and/or protest civic action.

**The City Manager recommends the Assembly take public testimony and adopt this ordinance.**

**4. Ordinance 2026-14 An Ordinance Amending Title 85 Code Relating to the Board, Definitions, Harbor Administration, and Boat Harbor Regulations.**

These Title 85 changes are largely administrative and align code with updated Assembly decisions, definitions, and ongoing procedures.

- Regarding the Docks & Harbors Board General Powers, it removes Board responsibility for determining pay for harbor employees.
- Regarding Port Dues, it deletes this fee, which has been replaced with passenger fees and is obsolescent.
- Regarding Employee Relations, it removes the responsibility for the Board to approve collective bargaining agreements.
- Regarding definitions, it clarifies words and terms.
- Regarding vehicle parking, it expands Statter Harbor to include Auke Bay Marine Station and the Auke Bay Commercial Loading Facility. As well as replacing “parking payment boxes” with “parking payment kiosks.”
- Regarding disposition of impounded boat, it allows for the minimum acceptable bid to be greater than the CBJ charges against the vessel and allows for vessels which pose a health hazard to be summarily destroyed without sale.
- Regarding overtime moorage penalties, it corrects the proper terminology for a vessel secured to a float.

The Docks & Harbors Board of Directors reviewed and forwarded this ordinance at its [February 26, 2026 meeting](#).

**The City Manager recommends the Assembly take public testimony and adopt this ordinance.**

**5. Ordinance 2025-02(b)(A) An Ordinance Transferring \$1,050,000 of Unspent RALLY Funds from the Juneau School District to the City and Borough of Juneau; Funding Provided by the RALLY Special Revenue Fund.**

This ordinance would transfer a total of \$1,050,000 from the Juneau School District to the City and Borough of Juneau. These funds were previously appropriated to the School District as restricted funds for after school child care. The RALLY Afterschool Child Care Program ceased operations in summer 2025. This ordinance returns the program’s remaining unspent balance to the CBJ General Fund.

The Juneau School District Board of Education approved this request at the February 10, 2026 meeting.

**The City Manager recommends the Assembly take public testimony and adopt this ordinance.**

**6. Ordinance 2025-01(b)(AC) An Ordinance Appropriating \$14,240 to the Manager for the Ramp Improvements & Remain Overnight Aircraft Parking Apron Capital Improvement Project; Funding Provided by Airport Capital Reserve Funds.**

This ordinance appropriates \$14,240 from Airport Capital Reserve to the Ramp Improvements & Remain Overnight Aircraft Parking Apron CIP. The funding will remove failed motion sensors on recently installed apron light poles. The lights will be converted to operate without motion sensors while leaving the existing mounting hardware and internal wiring in place.

The Airport Board of Directors approved this request at the [February 12, 2026 meeting](#).

**The City Manager recommends the Assembly take public testimony and adopt this ordinance.**

**7. Ordinance 2025-01(b)(AD) An Ordinance Appropriating \$898,000 to the Manager for the Purchase of Eight Paratransit Buses; Funding Provided by the United States Department of Transportation, Federal Transit Administration.**

This ordinance appropriates \$898,000 of grant funds for the purchase of eight ADA paratransit buses. These funds would contribute toward the replacement of ageing Capital Transit buses which provide ADA paratransit services to qualified riders. The local match requirement will be met with previously appropriated funds in Transit's Fleet and Equipment Reserve account.

**The City Manager recommends the Assembly take public testimony and adopt this ordinance.**

**8. Ordinance 2025-01(b)(AE) An Ordinance Appropriating \$654,819 to the Manager and Deappropriating \$1,444,278 from the Manager for the Terminal Construction Capital Improvement Project; Funding Provided by Airport Funds.**

This ordinance appropriates \$654,819 of Airport Funds to the Terminal Construction CIP and deappropriates \$1,444,278 from various funding sources within the Terminal Construction CIP. The deappropriation returns funds to their respective funding sources and ensures that all project expenditures are properly allocated and accounted for in compliance with applicable budgeting and financial management requirements.

Project work is complete, and the project is ready for closeout.

**The City Manager recommends the Assembly take public testimony and adopt this ordinance.**

**J. UNFINISHED BUSINESS**

**K. NEW BUSINESS**

**1. Regulation Amendments - JNU Airport Title 07 Rates & Fees Updates FY2027**

In response to a projected budget deficit for FY27 and beyond, the Airport has adjusted its rates and fees to help offset the shortfall. Rates and fees are established through the Airport's financial model.

Rate increases are proposed in Airlines Security Screening Fees, Terminal Leases, Fuel Flowage Fees, and Landing Fees. The anticipated increase to annual revenues for FY27 is \$1,262,100. A detailed description of the rates and fees regulation changes is provided in the fiscal note and accompanying draft regulation.

The Airport received no public comments during the comment period from February 12, 2026 through March 6, 2026. At the [March 12, 2026 Airport Board meeting](#), the Airport Board approved the proposed Rates and Fees Regulation, as presented to the Assembly. The Airline Fee for Airport Security Screening, large air carrier fuel flowage fees, non-signatory fuel flowage fees, large air carrier landing fees and non-signatory landing fees are scheduled to increase May 1, 2026, with the remainder of the Airport Rates and Fees Regulation changes scheduled to take effect July 1, 2026.

**The City Manager recommends the Assembly approve this change to regulation.**

**2. Regulation Amendments - Docks and Harbors Title 05 Omnibus Updates 2026**

These Title 05 omnibus changes are recommended to provide greater clarity to patrons, update definitions, and align current procedures.

The Docks & Harbors Board of Directors reviewed and forwarded these changes at its [February 26, 2026 meeting](#). After a requisite 21-day public notice with outreach at the CBJ Libraries, Facebook, posting at harbor offices and harbor bulletin boards, a public hearing was held on March 26<sup>th</sup>. Changes made by the Board following the public hearing are incorporated into the presented Regulation Amendment.

**The City Manager recommends the Assembly approve this change to regulation.**

**3. Airport Board Request - ARFF (Aircraft Rescue and Firefighting) Truck Lease Funding**

On March 12, 2026, the Airport Board approved the following motion to be sent to the Assembly for consideration.

"Motion to request from the Assembly the \$162,000.00 from the reimbursement of the

sales tax back to the Airport for the purposes of this lease [ARFF] for up to 6 months."

**L. STAFF REPORTS**

**M. ASSEMBLY REPORTS**

1. **Mayor's Report**
2. **Committee, Liaison Reports, Assemblymember Comments and Questions**
3. **Presiding Officer Reports**

**N. CONTINUATION OF PUBLIC PARTICIPATION ON NON-AGENDA ITEMS**

**O. EXECUTIVE SESSION**

**1. Executive Session - Update on Collective Bargaining (IAFF)**

The City Manager recommends the Assembly recess into executive session to discuss an update to collective bargaining negotiations, the immediate knowledge of which would adversely affect the finances of the municipality.

***Suggested Motion:*** *I move that the Assembly enter into Executive Session to discuss collective bargaining negotiations, the immediate knowledge of which would adversely affect the finances of the municipality and ask for unanimous consent.*

**P. SUPPLEMENTAL MATERIALS**

**Q. INSTRUCTION FOR PUBLIC PARTICIPATION**

The public may participate in person or via Zoom webinar. Testimony time will be limited by the Mayor based on the number of participants. **Members of the public that want to provide oral testimony via remote participation must notify the Municipal Clerk prior to 4pm the day of the meeting by calling 907-586-5278 and indicating the topic(s) upon which they wish to testify.** For in-person participation at the meeting, a sign-up sheet will be made available at the back of the Chambers and advance sign-up is not required. Members of the public are encouraged to send their comments in advance of the meeting to [BoroughAssembly@juneau.gov](mailto:BoroughAssembly@juneau.gov).

**R. ADJOURNMENT**

ADA accommodations available upon request: Please contact the Clerk's Office 36 hours prior to any meeting so arrangements can be made for closed captioning or sign language interpreter services depending on the meeting format. The Clerk's Office telephone number is (907) 586-5278, e-mail: [city.clerk@juneau.gov](mailto:city.clerk@juneau.gov).