



REGULAR ASSEMBLY MEETING NO. 2026-05 MINUTES

March 9, 2026 at 6:00 PM

Assembly Chambers/Zoom Webinar

MEETING NO. 2026-05: The Regular Meeting of the City and Borough of Juneau Assembly was called to order at 6:07 p.m. by Mayor Weldon. The meeting was conducted as a hybrid format, allowing for both in-person attendance and virtual participation.

A. FLAG SALUTE - Led by Deputy Mayor Smith

B. LAND ACKNOWLEDGEMENT - Led by Mr. Kelly

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

Assemblymembers Present: Mayor Beth Weldon; Deputy Mayor Smith; Assemblymembers Alicia Hughes-Skandijs, Christine Woll, Paul R. Kelly, Ella Adkison (joined at 6:36 p.m.), Neil Steininger, Maureen Hall, and Nathaniel (Nano) Brooks.

Assemblymembers Absent: *None.*

Staff Present: City Manager Katie Koester; Deputy City Manager Robert Barr; City Attorney Emily Wright; Municipal Clerk Breckan Hendricks; Meeting Tech Kevin Allen; Engineering & Public Works Director Denise Koch; and Fire Chief Thomas Hatley.

D. SPECIAL ORDER OF BUSINESS

1. Siena Farr, Odom Corporation Scholarship Recipient

Mayor Weldon presented a Certificate of Recognition to Siena Farr for being named a 2026 Coca-Cola Scholar, highlighting her leadership, academic achievement, and environmental advocacy.

E. APPROVAL OF MINUTES

1. 2026-02-09 Regular Assembly Meeting No. 2026-03 Minutes - Draft

2. 2026-02-25 Special Assembly Meeting No. 2026-04 Minutes - Draft

MOTION by Mr. Kelly. to approve the listed minutes and asked for unanimous consent. ***Hearing no objection, the minutes were approved by unanimous consent.***

F. MANAGER'S REQUEST FOR AGENDA CHANGES

Manager Koester noted that New Business had been moved earlier in the agenda than normal. She requested two additional agenda adjustments: adding a New Business item to consider rescheduling discussion of the Eaglecrest Board ordinance and removing Resolution 4042 from New Business regarding the Mendenhall Glacier lake outburst mitigation to allow for further information following an upcoming federal visit.

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.)

MOTION by Ms. Hughes-Skandijs to suspend the rules to allow the total Public Participation on Non-Agenda Items to exceed the standard 20-minute limit. *Hearing no objection, the motion was adopted by unanimous consent.*

Amy Miller, a Mendenhall Valley resident, expressed frustration with repeated flooding in the Valley, citing impacts on families and property, and called for urgent, long-term solutions rather than continued studies. She criticized city spending priorities, including Telephone Hill and Eaglecrest, and stated that residents were considering leaving Juneau due to perceived inaction.

Kirsa Hughes-Skandijs, a North Douglas resident, thanked the Assembly and encouraged the public to manage anxiety and frustration constructively, cautioning against venting anger on social media or at public meetings.

Max Rosen, a Downtown Juneau resident, representing Friends of the Juneau Public Libraries, emphasized the importance of libraries as essential community infrastructure supporting literacy, learning, and public access to resources.

Maureen Conerton, an Auke Bay resident, opposed the \$5.5 million discretionary demolition of Telephone Hill, citing the city's budget shortfall and urged that funds be redirected to address municipal needs.

Robyn Marriott Chartrand, a North Douglas resident, criticized CBJ spending on Telephone Hill, raising concerns about bypassing federal historic preservation review and risking federal funding for housing projects. She urged the Assembly to slow down and pursue cost-effective alternatives.

Sean Strauss, a Valley resident, supported downtown housing expansion but opposed the current Telephone Hill plan, highlighting the risks of rushing demolition without committed developers and the potential tens-of-millions-dollar cost to taxpayers.

Robert Reich, an Auke Bay resident, spoke on behalf of Echo Ranch Bible Camp, urging the Assembly to expedite consideration of a Planning Commission exception to rebuild the Diller

Field House, which collapsed during January snowstorms, to prepare for the upcoming camping season serving 2,000 participants.

Dr. Will Jemison, a Valley resident and CEO of JAMI Health and Wellness, highlighted the benefits of past city funding, including the addition of local medical providers and implementation of the EPIC EHR system, and urged continued municipal support for nonprofit health services.

Catherine Fritz, a Highlands resident, criticized the Telephone Hill demolition plan, raising concerns about feasibility, subsidy amounts, and lack of alternative options, and encouraged the Assembly to apply more scrutiny and consider additional options.

Tony Tengs, a Downtown Juneau resident, addressed the cost and subsidy of the Telephone Hill project, expressing concern that the majority of units would be unaffordable, and urged fiscal restraint and careful prioritization of city funds.

Rebecca Bellmore, a Valley resident, representing Southeast Alaska Watershed Coalition, described ongoing Mendenhall watershed restoration projects that align with flood mitigation and habitat protection, and invited the public to a March 19 meeting to discuss salmon habitat and restoration efforts.

Bruce Botelho, a downtown Douglas resident, spoke regarding the process for citizen initiatives and referenda petitions, emphasizing the distinction between insufficient signatures on submission (patent defect) versus invalid signatures discovered during review (latent defect). He recommended clarifying that the 10-day supplement period applies only to petitions initially meeting the 25% threshold, restoring adherence to Charter intent and avoiding future legal challenges.

Meilani Schijvens, a Downtown Juneau resident, supported Mr. Botelho's proposal, noting the broader community impact. She highlighted that clear rules ensure initiatives reflect substantial public support and prevent confusion, misinformation, and divisive campaigns during ballot measures.

Josh Anderson, a North Douglas resident, commented on local project complexity and confusion in city processes. Drawing from his experience on Parks and Recreation and Youth Activities boards, he advocated for simplifying municipal procedures to improve efficiency and public confidence.

Dan Parks, a Lena Point resident and Executive Director of Southeast Alaska Food Bank, thanked the Assembly for prior investments and highlighted increasing demand for services. He urged the Assembly to reconsider potential reductions to the social services block grant, noting rising local needs, reliance on federal programs, and the importance of supporting affordable housing, childcare, and mental health services.

Mariah Thibodeau-Offer, a Downtown Juneau resident, opposed demolition of historic homes on Telephone Hill, emphasizing their irreplaceable cultural and historical value, and the importance of preserving Tlingit heritage, historic structures, and natural resources in the area.

Shawn Kantola, a Valley resident and a local real estate developer and appraisal firm owner, addressed the Juneau Affordable Housing Fund. He recommended a sliding scale for loans based on unit size to better incentivize development of family-sized units and noted that public funding timelines can be slow compared to privately initiated projects.

Skip Gray, a Twin Lakes area resident, testified in opposition to the proposed development on Telephone Hill. He noted inconsistent reports on the number of housing units (100–155) and compared the scale to the Mendenhall Apartments. He urged the Assembly to preserve historic homes and green space and suggested selling houses “as-is” with historic preservation stipulations.

Kim Metcalfe, a Downtown Juneau resident, urged the Assembly to abandon plans for Telephone Hill demolition. She cited a petition with 1,052 signatures against the project and expressed concern over spending at least \$9 million amid other community needs. She emphasized housing alternatives exist and requested the Assembly reclaim credibility by pausing the project.

Tina Rice, a Valley resident, representing Juneau School District counselors, highlighted the importance of HOPE CBJ Social Service Grant funding for student food security. He described programs providing weekend and holiday meals, snacks, and stability for students and warned that a 30% funding reduction would negatively impact students’ well-being and learning.

Shannan Greene, a Valley resident, advocated for alignment of Assembly actions with community priorities. She referenced social media comments on Eaglecrest gondola costs as informal public input reflecting frustration with CBJ spending and leadership. She urged the Assembly to pursue solutions restoring public trust.

Erin Walker-Tolles, the Executive Director of Catholic Community Service, spoke in support of maintaining social services funding. She highlighted challenges for social services with rising demand, reduced workforce, and cost increases. She provided examples of Meals on Wheels and senior services and emphasized long-term cost savings from investing in safety net programs.

Angie Mendbayar, a Downtown Juneau resident, supported recommendations from the Innovation Summit and the CBJ budget survey to preserve Telephone Hill. She cited survey responses indicating community opposition to demolition. She urged the Assembly to redirect the \$5 million demolition budget to urgent fiscal needs and resident retention.

Jacqueline Pata, a Valley resident representing Tlingit and Haida Regional Housing Authority, advocated for youth homeless programs funded by HOPE grants, particularly Shéiyi Xaat Hít. She reported 3,000 bed nights served last year with 90% successful exits to safe housing. She

discussed additional space on leased CBJ property for potential expansion and emphasized the importance of continued funding.

Kaia Quinto, a Valley resident with Juneau Housing First Collaborative (Glory Hall), described services including the emergency shelter, soup kitchen, and care center. She highlighted reliance on SSAB funds to operate 99 housing units, over 60,000 meals annually, and 24/7 support. She urged continued city support to sustain essential programs and federal/state funding.

Morgan Cruz Erisman, a Valley resident with Juneau Housing First Collaborative, emphasized that SSAB funding was critical for safe staffing and operations. She highlighted the impact of funding cuts on meal programs, staffing, and emergency services and urged the Assembly to maintain funding to prevent reduction of essential safety net services.

Aaron Surma, a North Douglas resident with NAMI Juneau & Juneau Suicide Prevention Coalition, discussed challenges of funding reductions, including diversion of staff time to fundraising instead of mission-focused work. He highlighted the use of HOPE funds as a match for grants and risks to advocacy, crisis stabilization, and other community programs if funding was cut.

KC Krueger, a South Douglas resident, thanked the Assembly, City Manager, and City Attorney for dropping prior trespassing charges and expressed concerns regarding the Eaglecrest gondola project, stating costs had escalated significantly over time, alleging lack of transparency, and questioning financial planning and deferred maintenance impacts.

Heather Parker, a Downtown Juneau resident, representing Alaska Legal Services, spoke in support of maintaining Juneau HOPE funding, emphasizing the organization's role in providing civil legal assistance to vulnerable residents, including housing stability, protection from abuse, and access to benefits. She noted a positive economic return and community impact.

Page Bridges, a Downtown Juneau resident, spoke in opposition to development on Telephone Hill, emphasizing the importance of preserving beauty, arts, and historic character, and advocating for maintaining the area as a creative and cultural space.

Debbie Pinrose-Fischer, a Valley resident, thanked the Assembly and addressed flooding issues, urging broader consideration of mid- and long-term solutions beyond the lake tap, improved coordination with the U.S. Army Corps of Engineers, and better communication with affected residents.

Dave Ringle, an airport area resident, spoke on behalf of the directors of St. Vincent de Paul. He shared data indicating stabilization in warming shelter usage and attributed improvements to recent housing and service investments, urging continued support for these programs.

John Ingalls, a former Telephone Hill resident, spoke against demolition of historic structures, citing successful ongoing historic restoration projects and cautioned against proceeding with

development based on outdated cost estimates.

Susan Clark, a Downtown Juneau resident, raised concerns regarding spending and contracting related to Telephone Hill, questioning consultant costs, procurement processes, and the necessity of demolition prior to further site analysis.

Bruce Simonson, a Downtown Juneau resident, supported the issuance of an RFQ for Telephone Hill development but urged the Assembly to delay demolition until proposals were reviewed, citing inconsistencies with standard planning and permitting practices.

[The Assembly took an at-ease from 7:47 p.m. to 8:03 p.m.]

H. CONSENT AGENDA

1. **Public Request for Consent Agenda Changes Other Than Ordinances for Introduction** - None
2. **Assembly Request for Consent Agenda Changes** - None
3. **Assembly Action**

MOTION by Deputy Mayor Smith to adopt the Consent Agenda, as presented, and asked for unanimous consent. ***Hearing no objection, the Consent Agenda was adopted.***

A) Ordinances for Introduction

- 1) **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 this ordinance be introduced and set for public hearing at the next regular Assembly meeting.

- 2) **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 obsolete.

- 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 this ordinance be introduced and set for public hearing at the next regular Assembly meeting.

- 3) 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 this ordinance be introduced and set for public hearing at the next regular Assembly meeting.

- 4) 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 this ordinance be introduced and set for public hearing at the next Assembly meeting.

5) 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 this ordinance be introduced and set for public hearing at the next regular Assembly meeting.

6) 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.

The City Manager recommends this ordinance be introduced, referred to the Committee of the Whole, and set for public hearing at the next regular Assembly meeting.

7) 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 this ordinance be introduced and set for public hearing at the next Assembly meeting.

8) 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.

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

B) Resolutions

1) Resolution 4041 A Resolution Deappropriating \$2,445,425 from the Fiscal Year 2026 Operating Budget; Funding Provided by Marine Passenger Fee Fund.

This housekeeping resolution deappropriates \$2,445,425 in previously authorized funds across several programs where expenditures are lower than anticipated or projects are not moving forward, as follows:

- \$1,041,600 is being deappropriated from the Capital Transit Summer Tripper Service due to lower-than-anticipated route operating costs in the prior and current fiscal years.
- \$1,000,000 is being deappropriated from the Clean Technology Revolving Loan Program Assembly Grant, as program implementation has been delayed and is not anticipated to begin until FY28, leaving FY26 funds unexpended.
- \$358,825 is being deappropriated from the FY26 Crossing Guard Program Assembly Grant because unexpended funds from FY20 through FY25 are sufficient to support current year operations.
- \$45,000 is being deappropriated from the Dock Covered Staging Area project, which is not expected to move forward.

Because Marine Passenger Fee revenues are restricted funds, any unused balances will be returned to the Marine Passenger Fee Fund.

The City Manager recommends the Assembly adopt this resolution.

C) Liquor/Marijuana Licenses

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

Liquor License — Renewal

Licensee: Specialty Imports, Inc. d/b/a Specialty Imports

License Type: General Wholesale License: #4943 Location: 540 W. 8th St.

Liquor License — Retail Renewal

Licensee: Amalga Distillery LLC d/b/a Amalga Distillery

License Type: Distillery Retail License: #15180 Location: 134 N. Franklin St

Licensee: Forbidden Peak Brewery LLC d/b/a Forbidden Peak Brewery LLC

License Type: Brewery Retail License: #15061 Location: 11798 Glacier Hwy

Licensee: Devil's Club Brewing LLC d/b/a Devil's Club Brewing Company

License Type: Brewery Retail License: #15038 Location: 100 N. Franklin St.

Licensee: Devil's Club Brewing LLC d/b/a Devil's Club Brewing Company

License Type: Winery Retail License: #15039 Location: 100 N. Franklin St.

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 license actions.

D) Bid Awards

1) Bid Award - DH26-015 Little Rock Dump – Secure Storage

Bids opened for the subject project on February 24, 2026. The bid protest period expired at 4:30 p.m. on February 25th. Results of the bid opening are:

BIDDERS	BASE BID	ALTERNATE NO. 1	TOTAL BID
<i>Island Contractors, Inc.</i>	<i>\$294,750 .00</i>	<i>\$124 ,000 .00</i>	<i>\$418,750 .00</i>
Admiralty Construction, Inc.	\$341,050.00	\$120,000.00	\$461,050.00
Coogan Construction Co.	\$370,800.00	\$100,000.00	\$470,800.00
Henricksen Constructors, Inc.	\$416,345.00	\$133,600.00	\$549,945.00
North40 Construction Corp.	\$450,750.00	\$125,000.00	\$575,750.00

Engineer's Estimate	\$337,310.00	\$202,522.00	\$539,832.00
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This contract provides clearing, grading and fencing 1/3 of an acre at the CBJ owned Little Rock Dump to provide secure storage for commercial patrons of Docks & Harbors. The work includes an additive item for security lighting.

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

The City Manager recommends the Assembly approve DH26-015 (Little Rock Dump – Secure Storage) award to Island Contractors, Inc for \$418,750. Funding is provided by Harbors Enterprise.

E) Transfers

1) Transfer Request 2608 A Transfer of \$173,996 from CIP H51-133 Statter Harbor Roof Repairs to CIP H51-136 Secure Storage - Little Rock Dump.

This housekeeping request would transfer the remaining \$173,996 from the Statter Harbor Roof Repairs CIP to the Secure Storage – Little Rock Dump CIP. These funds would contribute toward the award of the Secure Storage – Little Rock Dump CIP. The Statter Harbor Roof Repairs CIP is ready to be closed and remaining funds are not needed.

The Docks and Harbors Board of Directors approved this request at the [January 29, 2026 meeting](#).

The City Manager recommends approval of this transfer.

2) Transfer Request 2609 A Transfer of \$370,000 from CIP R72-165 Dudley Street (Loop Rd. to End) to R72-187 Blackerby Subdivision Reconstruction.

This request would transfer \$370,000 from the Dudley Street (Loop Rd. to End) CIP to the Blackerby Subdivision Reconstruction CIP. During the design investigation, unforeseen drainage issues, culvert replacements, and fire hydrant requirements were identified. This transfer would provide for the remaining funds needed to bid and construct the project. The Dudley Street CIP will retain sufficient funds for currently planned work.

The Public Works and Facilities Committee reviewed this request at the [February 23, 2026 meeting](#).

The City Manager recommends approval of this transfer.

3) Transfer Request 2610 A Transfer of \$180,000 from CIP R72-165 Dudley Street (Loop Rd. to End) to R72-186 Bear Creek Culvert - 1st Douglas.

This request would transfer \$180,000 from the Dudley Street (Loop Rd. to End) CIP to the Bear Creek Culvert – 1st Douglas CIP. During the design research, it

was determined that additional funds are required to complete the project due to the extent of the work. The Dudley Street CIP will retain sufficient funds for currently planned work.

The Public Works and Facilities Committee reviewed this request at the [February 23, 2026 meeting](#).

The City Manager recommends approval of this transfer.

4) Transfer Request 2611 A Transfer of \$80,000 from CIP H51-125 Aurora Harbor Improvements to CIP H51-136 Secure Storage - Little Rock Dump.

This request would transfer the remaining \$80,000 from the Aurora Harbor Improvements CIP to the Secure Storage – Little Rock Dump CIP. These funds would contribute toward construction contingency, construction inspection and purchase of storage containers envisioned for this project. The Aurora Harbor Improvements CIP will retain sufficient funds for currently planned work.

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

The Manager recommends approval of this transfer.

F) City/State Project Review

1) CSP25-02 Replacement of Water Utility Pump Station at Cope Park, Upgrades to Underground Piping and Valves, and Installation of New Curb, Gutter, and Pavement.

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 pump station replacement to the Assembly. The Director’s Findings conclude that the project complies with Title 49 of the CBJ Land Use Code and is in general conformity with adopted plans, including the 2013 Comprehensive Plan.

The City Manager recommends that the Assembly adopt the Planning Commission’s recommendation and approve the replacement of the pump station.

I. NEW BUSINESS

1. Resolution 4042 A Resolution of the City and Borough of Juneau in Support of the Development of an Enduring Lake Tap Mitigation System to Reduce Mendenhall Glacial Lake Outburst Flood (GLOF) Hazards.

This resolution expresses the Assembly’s support for the development of a practical and affordable long-term lake tap mitigation system to reduce the risk of glacial lake outburst flooding (GLOF) from Suicide Basin. The resolution acknowledges the increasing frequency and severity of recent flood events and the limitations of temporary flood-fighting measures.

The City Manager recommends the Assembly adopt this Resolution.

[Clerk's Note: Resolution 4042 was removed during Manager's Request for Agenda Changes]

2. View Drive Neighborhood Meeting

Mr. Barr reported on a March 3, 2026, meeting with View Drive residents attended by the Mayor and Assemblymembers Kelly and Hall. He stated additional residents expressed interest in the NRCS buyout program beyond those identified in a prior informal survey, and residents requested more detailed information, particularly regarding potential property values, before making participation decisions.

Mr. Barr outlined the proposed process, including entering into a formal agreement with NRCS, completing appraisals at pre-2024 values, estimating demolition and restoration costs, and negotiating voluntary buyouts. He noted the program requires a 25% non-federal cost share and that CBJ would incur additional costs not eligible for reimbursement. An appropriation of up to \$558,000 was proposed to cover initial appraisals and cost estimating, with final costs dependent on participation levels.

Public Comment: None

Assembly Action:

Mr. Kelly stated the meeting was productive, noting that direct conversations with staff and a federal representative helped clarify misunderstandings.

Ms. Hall expressed appreciation for staff organizing the meeting and noted that residents were grateful for the opportunity to engage.

Mayor Weldon concurred that residents appreciated the meeting and emphasized that attendees were informed about potential financial responsibilities, including the 25% cost share and possible additional costs.

Ms. Woll asked for clarification on costs not eligible for NRCS cost share. Mr. Barr explained that non-reimbursable costs include items such as permitting and portions of technical assistance, and that these costs could be significant.

Ms. Hughes-Skandijs asked for clarification regarding financial obligations if no homeowners ultimately participated and whether the Assembly could opt out of the process. Mr. Barr confirmed that some costs would still be incurred even if no homeowners participate, though most would be shared with NRCS, and that total initial costs would not exceed \$558,000.

MOTION by Deputy Mayor Smith that CBJ enter into a formal agreement with NRCS to participate in the View Drive buyout and to direct staff to draft an appropriating ordinance up to \$558,000 for appraisals and total project cost estimating. **OBJECTION** by Mr. Kelly for the purpose of an amendment.

AMENDMENT #1 by Mr. Kelly to allow flexibility in drafting the ordinance so that funding could come from either general funds or emergency reserve.

OBJECTIONS by Ms. Adkison and Mayor Weldon. Ms. Adkison objected, citing concern about further use of general reserves. Mayor Weldon also objected, expressing concern about committing funds before all options are explored.

Roll Call Vote on Amendment #1

Yeas: Kelly, Brooks, Steininger, Hughes-Skandijs, Woll, Smith, Weldon

Nays: Adkison, Hall

Motion passed: 7 Yeas: 2 Nays.

Hearing no further objection, the main motion as amended was adopted by unanimous consent.

****An Ordinance Establishing the City and Borough Eaglecrest Recreation Area Department and Recreation and Ski Area Advisory Board.***

Manager Koester explained the item was before the Assembly for scheduling purposes and that any change to the previously set March 16 Committee of the Whole discussion should be made publicly. She requested direction to postpone the ordinance to a date certain, suggesting September 28, 2026.

Public Comment: None

Assembly Action:

[Mayor Weldon passed the gavel to Deputy Mayor Smith]

MOTION by Mayor Weldon to postpone consideration of the ordinance to the September 28, 2026 Committee of the Whole, citing ongoing work with the Eaglecrest Board and related issues.

OBJECTION by Ms. Woll. She asked about the timeline for hiring a new General Manager and expressed concern that delaying action could impact recruitment. Manager Koester stated the Board is proceeding with recruitment and reviewing applications.

Mr. Brooks asked about coordination with Goldbelt Inc. and the timing of future discussions. Manager Koester stated staff recently met with Goldbelt and would bring additional information to the April 1 Finance Committee.

Ms. Adkison asked about prior staff involvement in hiring processes. Manager Koester noted staff previously served in an advisory role in the airport manager hiring process.

Mr. Steininger spoke in support of the postponement, noting upcoming decisions could inform the issue and confirming the item could be brought back earlier if needed.

Attorney Wright confirmed the Assembly could revisit the item sooner by motion and that no substantive action could be taken without public notice.

Roll Call Vote on Postponement of the Eaglecrest Board Ordinance

Yeas: Weldon, Brooks, Hall, Adkison, Steininger, Hughes-Skandijs, Deputy Mayor Smith

Nays: Kelly, Woll

Motion passed: 7 Yeas, 2 Nays.

**[Clerk's Note: Eaglecrest Board Ordinance added during Manager's Request for Agenda Changes]*

3. Hardship and Senior Citizen/Disabled Veteran Late-Filed Real Property Tax Exemption Applications

There are 2 property owners that have requested the Assembly authorize the Assessor to consider a late-filed exemption for their property assessment. The Assembly should consider each request separately and determine whether the property owner was unable to comply with the April 30 filing requirement. A.S. 29.45.030(f); CBJC 69.10.021(d). The burden of proof is upon the property owner to show the inability to file a timely exemption request. If the Assembly decides to accept one or more late-filed exemption requests, those applications will be referred to the Assessor for review and action.

Clerk's Note: Due to the personal nature of the back-up documents, those will be provided to the Assemblymembers only.

The City Manager recommends the Assembly act on each of these applications individually.

Public Comment: None

Assembly Action:

MOTION by Ms. Hughes-Skandijs that the Assembly has received and considered individually the applicants for late-filed property tax exemptions and moves to forward the list of applicants to the Assessor's Office for processing; and asked for unanimous consent. ***Hearing no objection, the motion was adopted by unanimous consent.***

J. PUBLIC HEARING

- 1. Ordinance 2025-01(b)(AB) An Ordinance Appropriating \$493,000 to the Manager for the Dzantik'i Heeni Playground Capital Improvement Project; Funding Provided by Juneau School District Funds.**

This ordinance appropriates \$493,000 to the Dzantik'i Heeni Playground CIP. These funds would provide for the purchase and installation of playground equipment. Funding for this appropriation will be provided by the Juneau School District's fund balance.

This appropriation will supplement previously appropriated funds totaling \$845,000 for a total project cost of \$1,338,000.

The Juneau School District Board of Education approved this request at the January 15, 2026 meeting. The Systemic Racism Review Committee reviewed this ordinance at its [February 24, 2026 meeting](#).

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

Public Comment: None

Assembly Action:

MOTION by Ms. Woll to adopt Ordinance 2025-01(b)(AB) An Ordinance Appropriating \$493,000 to the Manager for the Dzantik'i Heeni Playground Capital Improvement Project; Funding Provided by Juneau School District Funds. ***Hearing no objection, the motion was adopted by unanimous consent.***

2. Ordinance 2026-10 An Ordinance Amending Title 1, General Provisions, to Add a Definition of Newspaper of General Circulation.

Ordinance 2026-10 amends Title 1 of the CBJ Code to add a definition of "newspaper of general circulation." The purpose of this amendment is to improve public notice for CBJ meetings, ensuring that public notices reach the community effectively while using City resources responsibly. The print media environment has changed locally and nationally – printing frequency has been reduced, printing has moved out-of-state, traditional newspapers have sharply reduced their staffing, and the public's consumption of media has shifted from print to online. These changes have reduced the public's access to public notices in traditional print media. They have also increased the difficulty and risk of timely and accurate publication of public notices. This amendment does not supersede requirements under Alaska law, rather, it modernizes how CBJ issues public notices through a change in definition. Similar clarifying definitions or updated notice practices have been adopted by other municipalities within and outside of Alaska.

This ordinance was reviewed by the Assembly [Committee of the Whole on January 26, 2026](#). The Systemic Racism Review Committee reviewed this ordinance at its [February 24, 2026 meeting](#).

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

Public Comment: None

Assembly Action:

MOTION by Mr. Brooks to adopt Ordinance 2026-10 An Ordinance Amending Title 1, General Provisions, to Add a Definition of Newspaper of General Circulation. *Hearing no objection, the motion was adopted by unanimous consent.*

3. Ordinance 2026-08 An Ordinance Amending the Uniform Sales Tax of the City and Borough of Juneau.

This housekeeping ordinance includes residential composting as a service that is exempted from sales tax. It supports the ongoing pursuit of diverting waste from the landfill and aligns composting with other essential, residential, solely non-commercial utilities that are exempted from sales tax. This ordinance was referred for introduction at the [January 7, 2026 Assembly Finance Committee](#).

The Systemic Racism Review Committee reviewed this ordinance at its [February 24, 2026 meeting](#).

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

Public Comment: None

Assembly Action:

MOTION by Mr. Kelly to adopt Ordinance 2026-08 An Ordinance Amending the Uniform Sales Tax of the City and Borough of Juneau.

OBJECTION by Mayor Weldon, stating that a sales tax exemption would be regressive and inconsistent with broader efforts to reduce exemptions.

Ms. Woll spoke in support, noting the exemption would make composting more affordable and encourage its use.

Roll Call Vote on adoption of Ordinance 2026-08

Yeas: Kelly, Adkison, Steininger, Hall, Brooks, Hughes-Skandjis, Woll,

Nays: Smith, Weldon

Motion passed: 7 Yeas, 2 Nays.

4. Ordinance 2025-01(b)(U) An Ordinance Appropriating \$150,000 to the Manager as a Grant to Society of St. Vincent de Paul, St. Therese Conference, Inc. (SVdP) for Long-Term Maintenance; Funds Provided by Juneau Affordable Housing Fund.

During the Fall 2025 Round Five competition of the Juneau Affordable Housing Fund (JAHF), five projects were awarded funding through a competitive funding

round. The awards were announced at the [November 3, 2025](#), Lands Housing and Economic Development Committee meeting. This ordinance appropriates \$150,000 to Society of St. Vincent de Paul, St. Therese Conference, Inc. (SVdP) for long-term maintenance of their facilities.

This project meets the intent of the JAHF award guidelines document and the 2016 Housing Action Plan.

This ordinance was first introduced at the [January 12, 2026 Regular Assembly meeting](#) and reintroduced at the [February 9, 2026 meeting](#) with a revised agenda title to better align with the official ordinance title. The Systemic Racism Review Committee reviewed this ordinance at its [January 13, 2026 meeting](#). **The City Manager recommends the Assembly take public testimony and adopt this ordinance.**

Public Comment: None

Assembly Action:

MOTION by Ms. Adkison to adopt Ordinance 2025-01(b)(U) An Ordinance Appropriating \$150,000 to the Manager as a Grant to Society of St. Vincent de Paul, St. Therese Conference, Inc. (SVdP) for Long-Term Maintenance; Funds Provided by Juneau Affordable Housing Fund. Ms. Adkison objected for the purpose of a staff amendment.

AMENDMENT #1 by Ms. Adkison to amend Ordinance 2025-01(b)(U) to revise a WHEREAS clause by striking the phrase “for the Teal Street facilities” and asked for unanimous consent. **Hearing no objection, the amendment was adopted by unanimous consent.**

Ms. Hall and Mr. Steininger each disclosed their affiliations with St. Vincent de Paul and confirmed, following prior consultation with the City Attorney, that they did not have a conflict of interest. No objections were raised.

Hearing no further objection, the motion as amended was adopted by unanimous consent.

5. Ordinance 2025-01(b)(Z) An Ordinance Appropriating \$2,000,000 to the Deferred Building Maintenance Capital Improvement Project; Funding Provided by the General Fund.

Transfer Request 2606, approved on [January 12, 2026](#) transferred \$2,000,000 of Sales Tax funds from the Deferred Building Maintenance CIP to the Municipal Building CIP. At the [January 7, 2026 Assembly Finance Committee meeting](#), the Assembly directed staff to draft an ordinance appropriating \$2,000,000 in general funds to replace the transferred amount and ensure CBJ’s deferred building maintenance projects remain adequately funded.

The Systemic Racism Review Committee reviewed this ordinance at its [February 24, 2026 meeting](#).

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

Public Comment: None

Assembly Action:

MOTION by Mr. Steininger to adopt Ordinance 2025-01(b)(Z) An Ordinance Appropriating \$2,000,000 to the Deferred Building Maintenance Capital Improvement Project; Funding Provided by the General Fund. **Hearing no objection, the motion was adopted by unanimous consent.**

6. Ordinance 2026-07 An Ordinance Exempting the 2026 Fireworks Display Purchase from Compliance with the Procurement Code.

At the [December 1, 2025](#), Assembly Finance Committee meeting, the Assembly was presented with several options regarding the July 4th fireworks program. The Assembly asked the City Manager's Office to maintain the status quo fireworks show for 2026, including an exemption ordinance, and to increase CBJ involvement and oversight of the annual CBJ fireworks display.

The Systemic Racism Review Committee reviewed this ordinance at its [February 24, 2026 meeting](#).

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

Public Comment: None

Assembly Action:

MOTION by Ms. Hall to adopt Ordinance 2026-07 An Ordinance Exempting the 2026 Fireworks Display Purchase from Compliance with the Procurement Code. **Hearing no objection, the motion was adopted by unanimous consent.**

K. UNFINISHED BUSINESS - None

L. STAFF REPORTS

1. 2026 Municipal Election Overview and Deadlines

Clerk Hendricks provided the Assembly with the 2026 Municipal Election overview and deadlines for informational purposes. Assemblymembers asked questions about ballot mailing and petition deadlines, and Attorney Wright explained the 30- versus 40-day petition interpretation, noting that while legislation could adjust the timeline if desired, Assemblymembers should be mindful of the tight schedule.

M. ASSEMBLY REPORTS

1. Mayor's Report

Mayor Weldon reported attending the Women of Distinction event, where former Deputy Mayor Maria Gladziszewski was honored and gave a speech.

2. Committee, Liaison Reports, Assemblymember Comments and Questions

Committee Reports:

Ms. Woll noted that the Finance Committee met last week, with the next meeting scheduled as a special assembly session with Docks & Harbors and the School Board on March 18.

Ms. Hughes-Skandijs reported that the Lands, Housing, and Economic Development Committee discussed a land trade near the Juneau-Douglas Bridge, the City Hall disposal ordinance, peer-to-peer car licensing fees, and reviewed materials related to short-term rental regulations.

Ms. Adkison updated the Assembly on the Public Works and Facilities Committee, which addressed failing water mains, downtown waterfront improvements, an update on the recycling center, solid waste planning, and deferred discussion on microtransit. She also provided an update on the Visitor Industry Task Force, including discussions on downtown congestion and an upcoming meeting on Thursday.

Mr. Kelly reported that the Human Resources Committee forwarded a draft resolution from the Human Rights Commission to the Committee of the Whole to increase engagement in committees and commissions. The committee also reviewed a resolution from Mr. Brooks on Assembly rules and held discussions regarding board members serving past their term end.

MOTION by Mr. Kelly to reappoint Nadine Lefebvre and appointment of Miguel Rohrbacher both to the Labor Representative Seats on the Personnel Board for full terms beginning immediately and ending January 31, 2029, and asked for unanimous consent. ***Hearing no objection, the motion was adopted by unanimous consent.***

Comments and Questions:

Ms. Hughes-Skandijs raised a question regarding the potential for an Assembly resolution on Cascade Point, noting that while it can be useful to take a pulse on issues, she generally believes the Assembly should focus its resolutions on matters over which it has control. Mayor Weldon acknowledged that the Assembly typically does not take positions on matters outside its direct influence and invited members to share their perspectives. Ms. Woll, Mr. Brooks, Ms. Adkison, Mr. Steininger, and Ms. Hall all expressed that while the issue is important, taking a formal position would likely be ineffective and not a productive use of Assembly time. Mr. Kelly indicated he was more flexible and open to a resolution. Deputy Mayor Smith and Mayor Weldon both agreed that it would be better to reserve Assembly action for issues with a more direct impact on the city. Ms. Hughes-Skandijs acknowledged that most members had already engaged through other mechanisms and appreciated the discussion as a check-in, noting that state representation often limits the Assembly's influence.

Ms. Hughes-Skandijs also noted that Assemblymembers received a memo-style communication from the Chair of JCOS (Juneau Commission on Sustainability) regarding mining and smelting

activities. The memo explored potential mechanisms for the community to capture revenue from these operations in a way that is more sustainable and consistent, rather than subject to boom-and-bust cycles.

Liaison Reports:

Ms. Hughes-Skandijs shared that the Juneau Chamber was meeting and was following childcare with concern for the summer.

Ms. Woll reporting that the Parks and Recreation Advisory Committee would tour the Dimond Park Aquatics Center on Thursday.

Mr. Brooks noted that the School Board continued to refine budgets, pay packages, and internal procedures, and highlighted local emergency preparedness efforts.

Mr. Steininger reported that the CBJ JSD Facilities Committee would meet on March 31 to review maintenance funding and bond lists. He also noted the Systemic Racism Review Committee's work on recruitment practices and Eaglecrest board updates, including spring season pass pricing and board member expectations.

Ms. Hall summarized Docks & Harbors updates, including ongoing harbor projects and an upcoming budget presentation, and JEDC activities related to the Innovation Summit, summer career programs, Rural Health Transformation Funding, youth camps, and easement requests.

Mr. Kelly reported on the Juneau Commission on Aging and noted no new updates from SEASWA (Southeast Alaska Solid Waste Authority) or the Downtown Business Association.

Deputy Mayor Smith highlighted the upcoming Title 49 Advisory Ad Hoc Committee meeting on March 17.

3. Presiding Officer Reports

Mayor Weldon formally introduced the new Fire Chief, Chief Hatley. She encouraged members to take a moment to welcome him and urged the Assembly to attend the remaining Public Works budget works sessions to stay informed on ongoing discussions.

N. CONTINUATION OF PUBLIC PARTICIPATION ON NON-AGENDA ITEMS - None

O. EXECUTIVE SESSION - None

1. Executive Session - Update on Collective Bargaining

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.*

MOTION by Deputy Mayor Smith for the Assembly to enter into Executive Session to discuss collective bargaining negotiations, the immediate knowledge of which would adversely affect the finances of the municipality and asked for unanimous consent. **Hearing no objection, the Assembly entered into Executive Session at 9:28 p.m., ended Executive Session at 9:53 p.m., and adjourned at 9:53 p.m.**

P. SUPPLEMENTAL MATERIALS

1. 2026-02-09 Regular Assembly Meeting No. 2026-03 Minutes - Draft
2. 2026-02-25 Special Assembly Meeting No. 2026-04 Minutes - Draft

Q. INSTRUCTION FOR PUBLIC PARTICIPATION

R. ADJOURNMENT

With no further business in public session, the Assembly adjourned at 9:53 p.m. from Executive Session.

Signed: _____
*Breckan L. Hendricks,
Municipal Clerk*

Signed: _____
*Beth A. Weldon
Mayor*