THE CITY AND BOROUGH OF JUNEAU, ALASKA
REGULAR ASSEMBLY MEETING
Meeting Minutes – April 5, 2021

MEETING NO. 2021-08: The Regular Assembly Meeting of the City and Borough of Juneau Assembly was held virtually via Zoom webinar, and called into order by Mayor Beth Weldon at 7:00p.m.

I. ROLL CALL

Assemblymembers Present: Maria Gladziszewski, Loren Jones, Wade Bryson, Carole Triem, Alicia Hughes-Skandijs, Michelle Hale, Christine Woll, Greg Smith, and Mayor Beth Weldon.

Assemblymembers Absent: None.

Staff Present: City Manager Rorie Watt, Deputy City Manager Mila Cosgrove, City Attorney Robert Palmer, Municipal Clerk Beth McEwen, Deputy City Clerk Diane Cathcart, Library Director EOC/PC Robert Barr, Finance Director Jeff Rogers, Lands Manager Dan Bleidorn, Parks and Recreation Director George Schaaf, Assistant City Attorney Sherri Layne

II. SPECIAL ORDER OF BUSINESS

A. Introduction of Exchange Student

Amelia Jenkins noted that usually we have 7-8 exchange students each year that she has the honor of introducing but this past year, we have had one exchange student in Juneau for the entire school year so far. She asked Friederike “Rike” Brandt to introduce herself and to share with the Assembly where she is from and where she attends school. Ms. Brandt said that she is from Berlin, Germany and she is currently a junior attending Juneau-Douglas High School. Mayor Weldon welcomed Ms. Brandt and asked her to share one thing that surprised her about Juneau. Ms. Brandt said that one thing she was surprised by was for a town the size of Juneau how there were so many people from all of the world in the community. Assemblymembers asked Ms. Brandt about her Juneau experience and Ms. Brandt said that she loves Juneau’s snow and skied for the first time when she came here. She thanked the Assembly for having her participate in this meeting.

B. Robert Barr - American Library Association’s Ernest A. DiMattia Award for Innovation and Service to Community and Profession

Mayor Weldon recognized current Library Director, EOC Planning Chief, and soon to be Deputy Manager Robert Barr for receiving the American Library Association’s Ernest A. DiMattia Award for Innovation and Service to Community and Profession. She said that those of us who know Mr. Barr well, know how much he deserves this award and that it is an award equivalent to the Nobel Prize in the Library profession. She recognized that the vaccination clinics are thanks in large part to Mr. Barr’s efforts and the community has had an outpouring of thanks and appreciation for his work in putting these together.

Mr. Barr thanked the Mayor for her kind words and gave recognition to the ECO team and volunteers responsible for putting on the vaccine clinics. He said that after a very trying past year, it is gratifying to be part of this effort and seeing the light at the end of the tunnel.

Mr. Watt thanked Mr. Barr and also thanked the Barr family for sharing Robert so much over the past year. Mr. Watt noted that in addition to the many hats he is currently wearing, Mr. Barr also stepped in and served as interim Engineering/Public Works Director at the end of 2019/beginning of 2020 and has also lead the efforts in Juneau ramping up COVID testing equipment at Bartlett Regional Hospital which was a huge lift.

Ms. Hale shared that she was on a call earlier in the day and she wanted to repeat what had been said on that call. She said that big thanks was expressed for everyone who has been part of the vaccination roll out and that especially to Mr. Barr. She said that Juneau has been setting the standard for the rest of the state in terms of vaccinations and for the country so in terms of vaccination clinics, Juneau is held up as a shining example by many people.

C. Instruction for Public Participation

Municipal Clerk McEwen provided instruction to the listening public on how to participate in the meeting via the Zoom platform.

III. APPROVAL OF MINUTES

A. November 7, 2020 Special Assembly/Retreat Meeting 2020-45 Draft Minutes
B. January 21, 2021 Special Assembly Meeting 2021-03 Draft Minutes
C. February 11, 2021 Regular Assembly Meeting 2021-05 Draft Minutes

MOTION by Ms. Hughes-Skandijs to delay approval of the November 7, 2020 retreat minutes as she has some items that she wanted to discuss with the Clerk. *Hearing no objections, the November 7, 2020 minutes were removed from consideration at this time.*

MOTION by Ms. Hale for the Assembly to approve of the minutes of the January 21, 2021 and February 11, 2021 meetings and asked for unanimous consent. *Hearing no objections, the January 21, 2021 and February 11, 2021 minutes were approved by unanimous consent.*

IV. MANAGER'S REQUEST FOR AGENDA CHANGES

Mr. Watt asked that Resolution 2943 be removed from the agenda and be placed on the April 7, 2021 Special Assembly meeting agenda. It is item 2(c) on the Consent Agenda and it is a resolution providing for interest rates and there is a technical problem with the resolution's title. He said it is in their intent to hold a Special Assembly meeting on Wednesday, April 7 to cure that technical problem. *Hearing no objection, Resolution 2943 was removed from the Consent Agenda and rescheduled to the April 7, 2021 Special Assembly meeting.*

V. PUBLIC PARTICIPATION ON NON-AGENDA ITEMS

Kirby Day, a resident of Tarn Court, wearing his Tourism Best Management Practices (TBMP) hat said that TBMP is celebrating its 25 year in addressing community concerns in Juneau. He said they are very proud of the progress they have made over the past 25 years and they are still very committed to their mission in making Juneau a wonderful place to visit and to live. He said that Ketchikan, Skagway, Wrangell, and Icy Straight Point are now working on implementing TBMP in their communities which he feels demonstrates the value of the program and the great work that has been done here in Juneau. TBMP will be operating this summer, regardless of how many visitors we have. For tour businesses which choose to open as well as the community, the hotline will be active and they will be responding to calls, emails, and community concerns. He said they have the revised 2021 TBMP guidelines finished and published. TBMP has made a difference in this community over the past 25 years and they are committed to continuing that tradition and they support the work of the Visitor Industry Task Force. He thanked the Assembly for its continued support and the thanked the community as well.

Starr Parmley, a Captain out of Douglas Harbor and Auke Bay as well as other locations not in Juneau spoke on the proposed Harbor rate increases that may come forward from the Docks and Harbors Board. He said that this is of particular importance to him as he does live in the harbor and is a young professional making ends meet without a problem but a lot of his neighbors aren't quite as lucky as he is. He said that many people find themselves living pay check to pay check and many of the harbor patrons are now being faced with a 100% rate increase and while it may not seem like much to some, for some of the harbor patrons, that is a living expense during a really bad time for such a raise in fees. Mr. Parmley said he would like to have live-a-board members have a more active role in the work of the Docks and Harbors Board and management.

Mr. Smith asked Mr. Parmley if he had a chance to attend the Docks and Harbors Board and provide testimony to them similar to what he spoke on tonight. Mr. Parmley said that he was able to read the minutes of the meeting in March but he was unfortunately out of service when the meeting was held. He said that the testimony that was provided seemed like it did represent some of the points across the spectrum of the rate increase, it didn't seem to really address anything related to the live-a-board situation.

Caitlyn Fleischman, a live-a-board at Fisherman's Bend in Auke Bay, said she was just made aware of the proposed changes to the live-a-board fees and increase in harbor rates. She said that she has lived in Downtown, Statter, and Douglas Harbors and in seeing the differences in the management between the two harbors, she posed a hypothetical question on how this will actually generate much revenue for the proposed purchase of UAS. She said that Statter Harbor management is very much on top of things with respect to managing live-a-boards but Downtown and Douglas are not so she is wondering if they will be hiring more dock workers to enforce that live-a-boards are in fact living aboard their vessels. She said that she also sees that amongst the community of boaters, live-a-boards are a very small percentage of the user group so she doesn't see how that will generate much revenue. She suggested one idea to possibly raise more revenue is to mirror the parking permit fees in Downtown and Douglas that are currently in effect for Statter Harbor, especially in the summer. Increasing revenue that way may be a more dependable way to raise more money. She said that if they do raise the fees for live-a-boards, it may cause a situation similar to what happened at Aurora where live-a-boards weren't able to pay those fees and ultimately the vessels were abandoned causing even more problems for the Harbors Department.

Mr. Smith asked if Ms. Fleischman was familiar with how CBJ live-a-board fees might compare with those charged in other Southeast communities. Ms. Fleischman said she is only aware of how CBJ compares to Sitka. She said that Eliason Harbor in Sitka was comparable with Downtown and Douglas Harbor fees of approximately $150/month and Statter Harbor, with electrical costs, gets closer to $300/month.

Mr. Smith asked for clarification that the rates Ms. Fleischman related were the current live-a-board rates and not the proposed doubling of the rates. Ms. Fleischman said that was correct and that with the proposed rate increase, she would anticipate the Statter Harbor rate to be $400/month, excluding electrical costs, and $300/month in Downtown and Douglas whereas Eliason in Sitka would still be charging $150/month.

Mayor Weldon asked Ms. Fleischman if she has contacted the Docks and Harbors Board with her suggestions regarding the parking. Ms. Fleischman said she had not. She just learned about these changes yesterday and started getting motivated about it today.

VI. CONSENT AGENDA

A. Public Requests for Consent Agenda Changes, Other Than Ordinances for Introduction
None.

B. Assembly Requests for Consent Agenda Changes
None.

C. Assembly Action

Mr. Smith declared a conflict of interest as he periodically does some contract work for the Tree Logic, LLC so when voting on the Consent Agenda, he recused himself from voting on the matter of the Marijuana License #27531 Tree Logic, LLC d/b/a Stoned Salmon Farms.

MOTION by Mr. Jones for the Assembly to approve the Consent Agenda as amended with the removal of Resolution 2943, and asked for unanimous consent. *Hearing no objections, the Consent Agenda was approved as amended by unanimous consent.*

1. Ordinances for Introduction

a. Ordinance 2020-09(AU) An Ordinance Appropriating $425,000 to the Manager as Partial Funding for the Bartlett Regional Hospital Emergency Department Addition

Capital Improvement Project; Funding Provided by Bartlett Regional Hospital Fund's Fund Balance.

This ordinance would appropriate $425,000 to begin design for the Bartlett Regional Hospital Emergency Department Addition CIP (B55- 083). The project will expand the Emergency Department and perform ventilation and related improvements in adjacent areas of the hospital. The entire project is estimated at $7 million and is part of Bartlett’s long-range plan of improvements to the hospital campus.

Funding for this request is provided by Bartlett Regional Hospital Fund’s fund balance.

The Bartlett Regional Hospital Board reviewed and unanimously approved this request at its February 23, 2021 meeting. The Public Works and Facilities Committee reviewed this request at its March 15, 2021 meeting.

The City Manager recommends the Assembly introduce this ordinance and set it for public hearing at the next regular Assembly meeting.

b. Ordinance 2021-06 An Ordinance Amending the Land Use Code Relating to Floodplain Regulations.

For private property owners to participate in the National Flood Insurance Program, the CBJ must adopt and enforce a floodplain management ordinance, which includes updated floodplain maps. The CBJ recently adopted the updated floodplain maps with Ordinance 2020-42. This ordinance would update the Title 49 provisions to be consistent with the floodplain maps and policies of the National Flood Insurance Program.

The Community Development Department conducted extensive public review for the flood map revision and associated Title 49 language since 2018. The Planning Commission has received updates and reviewed this matter multiple times.

The City Manager recommends the Assembly introduce this ordinance and refer it to the Lands, Housing, and Economic Development Committee.

c. Ordinance 2021-15 An Ordinance Amending Ordinance Serial No. 2020- 21 Regarding the Proposed Refinancings by the Alaska Municipal Bond Bank of Various General Obligation and Revenue Bonds of the City and Borough Authorized Thereunder.

This ordinance amends Ordinance 2020-21 (adopted May 2020), which authorized CBJ's participation in the Alaska Municipal Bond Bank’s (AMBBA) refunding of multiple bond issues: 2013 Bartlett Hospital Refunding, 2013 GO CIP, and 2015 Cruise Ship Dock Expansion bonds. The refundings authorized by Ordinance 2020-21 were not completed prior to AMBBA discontinuing services in 2020. However, now that AMBBA has reestablished their services, the refundings can move forward by amending the original ordinance.

The current remaining debt service payments (bonds + interest) total approximately $47.5 million dollars. AMBBA is proposing a partial Exchange refunding based on various scheduled maturities that show substantial cost savings. Approximately $18.4 million in debt principal will be refinanced. In March 2021, AMBBA has estimated savings to CBJ of approximately $1.4 million in a partial Exchange refunding.

The bond refunding transaction will not extend the term of the bonds.

The City Manager recommends the Assembly introduce this ordinance and set it for public hearing at the next regular Assembly meeting.

d. Ordinance 2021-08 An Ordinance Appropriating Funds from the Treasury for FY22 City and Borough Operations.

This ordinance appropriates $419,156,600 in expenditure authority for the City and Borough of Juneau's FY22 operating budget, excluding the School District. This ordinance appropriates all transfers between funds that support operations, debt service and capital projects as well as the associated expenditures within the funds themselves.

This ordinance also recognizes $393,024,400 of forecast revenue and transfers-in and decreases fund balances, across all funds, by $22,987,500. The forecast revenue and draw from fund balance are sufficient to fund the budgeted expenditures. Budgeted expenditures and revenues will be reviewed in detail with the Finance Committee during the budget process in April and May.

The Charter requires that a public hearing be held on the FY22 operating budget by May 1, 2021, and the ordinance be adopted by June 15, 2021.

The City Manager recommends the Assembly introduce this ordinance, refer it to the Assembly Finance Committee for further review, and set it for public hearing at the Special Assembly Meeting scheduled for April 21, 2021.

e. Ordinance 2021-09 An Ordinance Appropriating Funds from the Treasury for FY22 School District Operations.

This ordinance will appropriate to the School District an FY22 operating budget of $92,396,600. This is an overall increase in the budget of $838,500 from the FY21 Amended Budget. The FY22 school budget is supported with a combination of funding sources including CBJ local funding of $29,336,100 and state and federal funding of $55,506,800. The local funding consists of $27,264,600 for general operations and $2,071,500 for programs and activities not subject to the state funding cap.

State statute requires the Assembly to determine the total amount of local educational funding support to be provided and provide notification of the support to the School Board within 30 days of the School District's budget submission. The district's budget was submitted April 1, 2021.

To meet this timing provision, it is necessary for the Assembly to determine the amount of funding and provide notice in the month of April. This amount cannot subsequently be reduced, unless the amount exceeds the State funding cap, but it can be increased. If the Assembly does not set the amount and furnish the School Board with notice within 30 days, the amount requested by the School District is automatically approved.

By Charter, the Assembly is required to appropriate the School District's budget no later than May 31, 2021.

On April 21, 2021, a meeting is scheduled for the Assembly to state, by motion, the amount of local funding to be provided to the School District.

The City Manager recommends the Assembly introduce this ordinance, refer it to the Assembly Finance Committee for further review, and set it for public hearing at the Special Assembly Meeting scheduled for April 21, 2021.

f. Ordinance 2021-10 An Ordinance Establishing the Rate of Levy for Property Taxes for Calendar Year 2021 Based Upon the Proposed Budget for Fiscal Year 2022.

This ordinance establishes the mill rates for property taxes for 2021, which funds a significant portion of the City and Borough of Juneau’s FY22 operating budget. The Charter requires the Assembly to adopt, by ordinance, the tax levies necessary to fund the budget before June 15.

The mill levies presented in this ordinance support the Manager’s FY22 Revised Budget as amended by the Assembly Finance Committee (AFC). As part of the budget review process, the AFC reviews, amends and recommends to the Assembly the final mill levies. For FY22, the Manager has followed prior direction from the Assembly Finance Committee to implement a 0.20 increase in mill rate from the FY21 Adopted Budget, resulting in a total mill levy of 10.86 mills; the components of which are:

Operating Mill Rate by Service Area	**Millage**	**Change from FY21 Adopted**
Roaded Service Area	2.45	-
Fire Service Area	0.31	-
Areawide	6.90	0.20
Operating Total	**9.66**	-

Debt Service	**1.20**	**-**
Total	**10.86**	**0.20**

The City Manager recommends the Assembly introduce this ordinance, refer it to the Assembly Finance Committee for further review, and set it for public hearing at the Special Assembly meeting scheduled for April 21, 2021.

2. Resolutions

a. Resolution 2937 A Resolution Adopting the City and Borough Capital Improvement Program for Fiscal Years 2022 through 2027, and Establishing the Capital Improvement Project Priorities for Fiscal Year 2022.

This resolution would adopt the Capital Improvement Program (CIP) for Fiscal Years 2022 through 2027, as required by Charter Section 9.4, and lists the capital projects that will be initially appropriated by ordinance in FY22.

The Planning Commission reviewed the preliminary CIP at its February 23, 2021 meeting. The Public Works and Facilities Committee (PWFC) reviewed the preliminary CIP at its March 15, 2021 meeting and forwarded the plan to the Assembly.
The City Manager recommends the Assembly introduce this resolution, refer it to the Assembly Finance Committee for further review, and set it for public hearing at the special Assembly meeting scheduled for April 21, 2021.

b. Resolution 2945 A Resolution Approving the Annual Export Manufacturing Tax Exemptions.

The CBJ provides a property tax exemption for real and business personal property of certain export manufacturing businesses. Consistent with CBJC 69.10.020(10), three businesses applied for this exemption for 2021. See Exhibit A to Resolution 2945.

On March 10, 2021, the Assembly Finance Committee reviewed and recommended the Assembly approve the three applications consistent with the CBJ Assessor's analysis in Exhibit A.
The City Manager recommends the Assembly adopt this resolution.

c. Resolution 2943 A Resolution Providing For Interest Rates For The General Obligation Bond Being Issued By the City and Borough of Juneau.

On or about April 14, 2021 CBJ is scheduled to sell approximately $17.6 million in general obligation bonds approved by voters in the October 1, 2019 and October 6, 2020 municipal elections.

The issuance of bonds was authorized by the Assembly in Ordinance 2021-02 adopted March 1, 2021. The final Assembly action, per CBJ Charter, related to these bonds is to “prescribe” (set/accept) by resolution the interest rates and annual principal maturity payment dollar amounts.

CBJ legal counsel, K&L Gates, has prepared Resolution 2943 to adopt the interest rates, via delegation to the City Manager, and set other final bond sale terms. Schedule A of the resolution list the years and amounts when the bonds will mature and sets the maximum interest rates authorized. The aggregate interest cost for all the bonds is estimated to be near 2.0%.

The City Manager recommends the Assembly adopt this resolution.

[Clerk’s Note: Resolution 2943 was pulled from the agenda under Manager’s Request for Agenda changes and rescheduled for public hearing at the April 7, 2021 Special Assembly Meeting.]

3. Liquor License

a. Liquor License Renewals for Licenses: 313, 662, 4543, 3720 & 5524

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

Liquor License Renewal

License Type: Beverage Dispensary-Tourism, License #313
Licensee: Juneau Hospitality LLC, d/b/a Ramada by Wyndham Juneau & TK Maguires
Location: 375 Whittier St., Juneau

License Type: Package Store, License #662
Licensee: Breeze-In Corporation d/b/a Douglas Island Breeze-In
Location: 3370 Douglas Highway, Juneau

License Type: Package Store, License #4543
Licensee: Breeze-In Corporation d/b/a Breeze-In
Location: 5711 Concrete Way, Juneau

License Type: Beverage Dispensary-Seasonal, License #3720
Licensee: Goldbelt Aerial Tramway LLC, d/b/a Timberline Bar & Grill
Location: 490 S. Franklin St 1800 ft. level, Juneau

License Type: Brewery, License #5524
Licensee: Barnaby Brewing Company LLC, d/b/a Barnaby Brewing Company
Location: 165 Shattuck Way, Juneau

Staff from the Police, Finance, Fire, Public Works/Utilities and Community Development departments have reviewed the above licenses and recommend the Assembly waive its right to protest the applications. Copies of the documents associated with these licenses are available upon request to the Clerk's Office.

The City Manager recommends the Assembly waive its right to protest the above listed liquor license renewals.

4. Other Items for consent

a. CSP2021-0001 Capital School Park

At its regular meeting on March 23, 2021 the Planning Commission recommended approval of "Capital School Park: Retaining structure replacement, site grading, and new equipment." Additional landscape and electrical work is possible if funding is available. One public commenter recommended providing an electric vehicle (EV) charging station at the park. That proposal was not supported for two reasons. One: The priority for the two spaces is to provide ADA access to what is otherwise a walkable neighborhood park. Two: Engineering and Public Works is working on a systemic plan for EV charging, and is expected to brief the Assembly's Public Works and Facilities Committee in April or May. The March 23 Planning Commission meeting materials are located at: https://packet.cbjak.org/CoverSheet.aspx?ItemID=9669&MeetingID=1462

The City Manager recommends the Assembly adopt the Planning Commission's recommendation related to Capital School Park.

b. New Standard Marijuana Cultivation Facility License #27531

CBJ received notice of the following new Alcohol Marijuana Control Office (AMCO) marijuana license application *[Copies of all documents relating to a license are available upon request from the Municipal Clerk's Office]*:

New Marijuana License

License Type: Standard Marijuana Cultivation Facility License: #27531
Licensee: Tree Logic LLC, d/b/a Stoned Salmon Farms
Location: 5763 Glacier Highway, Juneau
(60-day comment period for local governing body action expires Tuesday, May 4, 2021)

CBJ staff from the Police, Fire, Finance, Public Works/Utilities and Community Development departments reviewed this application for compliance with CBJ laws and regulations and recommends the Assembly waive its right to protest the issuance of this license.

As noted by Community Development Department staff during review, although Tree Logic LLC, d/b/a Stoned Salmon Farms, does not yet have a local CBJ license or conditional use permit, CDD recommends allowing the applicant to move forward to obtain a state license. However, the licensee will not be allowed to operate in the borough until city requirements are met.

The City Manager recommends the Assembly waive its right to protest the issuance of marijuana license 27531.

VII. PUBLIC HEARING

A. Ordinance 2021-12 An Ordinance Amending the Uniform Alaska Remote Seller Sales Tax Code.

The Alaska Remote Seller Sales Tax Commission adopted revisions to the Uniform Remote Seller Sales Tax Code at its February 24, 2021 meeting. In accordance with the intergovernmental agreement that established the Commission, all member municipalities must adopt the revised Uniform Code within 120 days to remain a member in good standing. This ordinance implements a number of clerical and technical clarifications to the Uniform Code, and it also clarifies that all services are subject to sales tax at their destination jurisdiction. This change to the Uniform Code will induce a corresponding adjustment to Juneau's local sales tax code in a separate forthcoming ordinance.

The Assembly Finance Committee reviewed this request at the February 23, 2021 meeting.

The City Manager recommends the Assembly adopt this ordinance.

Public Comment:
None.

Assembly Action:
MOTION by Ms. Woll to adopt Ordinance 2021-12 and asked for unanimous consent. *Hearing no objection, the motion passed by unanimous consent.*

B. Ordinance 2020-09(AR) An Ordinance Appropriating $17,000 to the Manager as Funding for a COVID-19 Economic Impacts and Recovery Plan; Funding Provided by the General Fund's Fund Balance.

This ordinance would appropriate $17,000 for a COVID-19 Economic Impacts and Recovery Plan, as proposed by McKinley Research Group, LLC. This plan would provide an overview of economic impacts in Juneau as a result of the pandemic, outlook for economic recovery by sector, and recommendations for pandemic- related economic recovery initiatives.

Funding for this request would be provided by the General Fund’s fund balance.

The Assembly Finance Committee reviewed this request at the March 3, 2021 meeting.

The City Manager recommends the Assembly adopt this ordinance.

Public Comment:
None.

Assembly Action:
MOTION by Mr. Smith to adopt Ordinance 2020-09(AR) and asked for unanimous consent.

Objection by Ms. Hughes-Skandijs and by Ms. Gladziszewski.

Ms. Hughes-Skandijs said that she objected to this at the Finance Committee meeting and she is objecting now for the same reasons. She said that she doesn't think this is a bad idea but she does think that now is not the right time. She said that she didn't expect that we would be where we are now with the pandemic and situations continue to change at a rapid pace. She said that given we currently have an Economic Plan, she would like to wait until the pandemic has stabilized more before coming up with this type of plan review.

Ms. Gladziszewski said she objected for reasons similar to Ms. Hughes-Skandijs. She said she feels the scope of work is ill defined and it is not the right time to do this. She said that while it is not a lot of money, normally they don't listen to a consultant and ask them if they should do this type of review, naturally they would say yes because they would be the ones doing it.

Mr. Bryson said that he supports this ordinance and for the small amount of money involved, the more information the Assembly can receive to accurately tell us what is happening in Juneau's economy can help inform them when making decisions. He said it is important to know where the community is hurting and where it is doing well.

Mayor Weldon agreed with Mr. Bryson's comments and that while it is still a dynamic situation, she would prefer to get out in front of the issues of concern rather than chasing after them and this will help identify those area of concern.

Roll call vote on Ordinance 2020-09(AR)
Yeas: Woll, Bryson, Hale, Triem, Jones, Weldon
Nays: Smith, Hughes-Skandijs, Gladziszewski
Motion passed 6 Yeas: 3 Nays

C. Ordinance 2020-09(AS) An Ordinance Appropriating $203,028 to the Manager as Funding for the Taxiway A&E Rehabilitation Capital Improvement Project; Funding Provided by Airport CARES Act Funding.

This ordinance would appropriate $203,028 to the Taxiway A&E Rehabilitation CIP (A50-098). This funding will be used for airfield lighting regulator upgrades. These upgrades are considered maintenance-related and are therefore eligible under the Airport's CARES Act grant.

The Airport Board approved this request at the March 17, 2021 special meeting.

The City Manager recommends the Assembly adopt this ordinance.

Public Comment:
None.

Mayor Weldon noted that Ms. Wahto was available to answer any questions the Assembly may have.

Assembly Action:
MOTION by Mr. Bryson to adopt Ordinance 2020-09(AS) and asked for unanimous consent.
Hearing no objection, the motion passed by unanimous consent.

D. Ordinance 2020-09(AT) An Ordinance Appropriating $21,624,000 to the Manager as Funding for the Planning, Design, and Construction of Bond-Funded Capital Improvement Projects; Funding Provided by General Obligation Bond Proceeds.

This ordinance would appropriate $21,624,000 for the planning, design, and construction of bond-funded capital improvement projects.

This appropriation of project funding is consistent with the intent of the $15 million general obligation bond package approved by voters in the October 6, 2020 municipal election and the $7 million general obligation bond package approved by voters in the October 1, 2019 municipal election.

Funding for this request would be provided by General Obligation Bond Proceeds.

The Public Works & Facilities Committee reviewed this request at its November 9, 2020 meeting. The Assembly Finance Committee reviewed this request at its December 9, 2020 meeting.

The City Manager recommends the Assembly adopt this ordinance.
Public Comment:
None.

Assembly Action:
MOTION by Ms. Hughes-Skandijs to adopt Ordinance 2020-09(AT) and asked for unanimous consent.

Ms. Gladziszewski objected for purposes of a question. Ms. Gladziszewski said that she went back to the Assembly Finance Committee meeting on the 9th to refresh her memory on this list and the minutes are not very robust for that meeting. She said that she doesn't recall discussing the $500,000 for the Eagle Valley Center and she asked if someone could tell her how that project ranked high enough to make into the $5,000,000 amount for Parks.

Mr. Watt said he would answer but also call on Ms. Koester or Mr. Schaaf if more information was needed. He said that the recommended approach for the bond projects was to have Parks projects, School roof projects, and they were looking to do energy efficiency upgrades. The Eagle Valley Center is replacing the heating system with heat pumps, adding insulation, replacing some of the windows and rot towards the energy efficiency focus. He said there was a second category which also qualified and that was work on drainage and site work for the expanding the parking lot so that is how those two parts got included in this ordinance for the nearly $500,000 amount.

Ms. Gladziszewski, said that during the priority based budgeting, the Eagle Valley Center got ranked towards the bottom. She said that there was mention that it may be paying for itself so she asked if they could share how much use it gets and how much it is rented out, etc…

Mr. Watt said that when they took over the Eagle Valley Center, it was with the understanding that over time, they would be able to cover operating costs with the rental charges. He said that it is an old building and that likely none of our facilities would be able to cover building maintenance costs. He said that it did rank low on the priority budget discussion but they have never decided to stop running the facility. He asked Mr. Schaaf might be able to provide additional details on how it made the list and that Ms. Hale may also be able to provide additional information from the discussion during PWFC.

Mr. Schaaf said that Mr. Watt summarized it very well. He said that they do have a process by which they evaluate all city facilities for building maintenance concerns as well as energy efficiencies and those are two factors that figure highly into their building maintenance review. The Eagle Valley Center scored high for both those criteria. He said that while nothing Parks and Recreation does has a full cost recovery or break even proposition. The Eagle Valley Center has a high cost recovery compared to other Parks and Recreation operations. He said that they have seen a dramatic increase in use of the facility and the entire month of August has been completely booked as well as every weekend this summer. Given that there is a fairly low overhead with a part-time employee who takes care of reservations and site work, the operation as a whole is very economically sustainable. He said that the capital costs and long term repair costs are not able to be budgeted for on an annual basis and they do rely on the CIP process to pay for those large improvements and repairs which is what this project is.

Ms. Gladziszewski thanked staff for the additional information and she removed her objection.

Hearing no objection, the motion passed by unanimous consent.

VIII. UNFINISHED BUSINESS

None.

IX. NEW BUSINESS

None.

X. STAFF REPORTS

None.

XI. ASSEMBLY REPORTS

A. **Mayor's Report**

Mayor Weldon said that she hoped everyone had a great Easter weekend. She said that she received her second vaccine shot on Friday and the only side effect she experienced was a slight headache on Saturday. She reminded everyone that there is a monetary drawing for those who sign up to receive their first vaccines at either the Centennial Hall clinic, Ron's Apothecary, or Fred Meyer, they will be entered into a drawing with first prize $500 and second prize of $250 courtesy of the Juneau Emergency Medical Associates (JEMA). She thanked JEMA for donating the prize money for that vaccine incentive.

Mayor Weldon reported that she was able to cut the ribbon at the Lovely Loo at the Jensen-Olsen Arboretum. She said that was the first time she'd been out to the arboretum but now that there is a lovely loo, she will likely be visiting more often.

Mayor Weldon said she welcomed the first meeting of the Systemic Racism Review Committee. She also gave a shout out to the Finance and other CBJ staff for CBJ's AA+ credit rating which was better than the state's credit rating right now. She gave kudos to past and present staff for working so hard to achieve that credit rating.

B. **Committee Reports, Liaison Reports, Assembly Comments and Questions**

Committee of the Whole (COW) Chair Jones shared that the COW has not met since the last Assembly meeting. The next COW meeting is scheduled for next Monday, April 12.

Assembly Finance Committee (AFC) Chair Triem reported that the Finance Committee has not met since their last Assembly meeting but the next AFC meeting will be held on Wednesday, April 7, right after the Special Assembly meeting. Mayor Weldon noted that April 7 AFC meeting will be the beginning of the budget season/review cycle.

Lands, Housing, and Economic Development Committee (LHEDC) Chair Gladziszewski reported that the LHEDC has not met since the Assembly meeting two weeks ago and the next meeting of the committee will be held on Monday, April 12.

Public Works and Facilities Committee (PWFC) Chair Hale reported that the PWFC has also not met since the last Assembly meeting and will meet next on Monday, April 12.

Human Resources Committee (HRC) Chair Bryson shared that the HRC due to only having one agenda item, they cancelled the HRC meeting originally scheduled for this evening and their next meeting will be held just prior to the next regular Assembly meeting.

Mayor Weldon asked members to provide their Liaison Reports, Comments, and Questions.

Ms. Woll reported that Travel Juneau and Downtown Business Association have not met since the last Assembly meeting. The Juneau Commission on Aging met and are working on the final touches on their senior survey report and they plan on presenting it to an upcoming Assembly COW meeting. Ms. Woll reported that the Systemic Racism Review Committee (SRRC) met for the first time and they elected a Lisa Worl as Chair and Grace Lee as Vice Chair. She said that the SRRC's first task will be to develop criteria by which to review legislation. She said they will be working on those with the goal to have those developed by June so they are ready to meet with the Assembly about what those criteria are prior to the committee beginning its work reviewing legislation. She said they have set up an aggressive schedule to meet those deadlines. She also reported that the SRRC will be assigning committee members to sit in on the various Assembly Standing Committees to follow along while any legislation is going through the various committee cycles.

Mr. Smith reported that the Juneau Chamber of Commerce, Airport Board, and Local Emergency Planning Committee have not me since the last Assembly meeting. They will be meeting over the next week or two. He said that he will be getting his second vaccine shot later in the week which is very exciting. Mr. Smith wanted to alert the community to the following items coming up: The Juneau Off-Road Association has proposed a trail out at Montana Creek and it is on State land but the public can comment on it until April 21. He said the Glacier Valley Rotary Club is selling bricks at the 9-11 Memorial and is a chance for people to be a part of that. He said that he appreciated those who called in to testify about the live-a-board fees. He said that Docks & Harbors has some hard decisions to make and live-a-boards provide a housing option in town and he plans on looking further into that issue. He wished Happy Easter, Happy Passover, and Happy Ramadan to everyone who celebrates those holidays.

Ms. Hughes-Skandijs said she received her second vaccine shot on Saturday and it was exciting as they had a blue grass band playing while she was at Centennial Hall and she said that was the closest thing she'll be able to get to Folk Fest this year so she was very excited. She said that Folk Fest will be happening virtually and people can experience it by going to AKFolkFest.org to check out the details. She echoed Mr. Smith's wishes for happy belated Easter and Passover and Happy Ramadan upcoming.

Ms. Hughes-Skandijs reported that the Docks and Harbors Board met and as heard from the public testimony, the vast amount of public testimony at that meeting was from live-a-board patrons. The Docks and Harbors Board did vote to raise the rates by 100% after receiving a presentation from the staff. She said that when the Assembly Finance Committee looks at the Docks and Harbors Budget, the board has a lot of moving pieces so the Assemblymembers should be looking closely at those. She noted that the regulations should be coming to the Assembly in the future and they are in a similar position to where the Utility Advisory Board (UAB) was at a while ago in that their rates had not been raised in many years. She said whether or not that is the right thing to do, the Assembly can look at that when it come up in the AFC.

Ms. Hughes-Skandijs reported that the University Campus Council met at noon and 14 of the 50 applicants moved onto the next stage in the search for the next Arts and Sciences Dean. She said there was a flood in the MRS building. She said that it seems like every time they meet, there is another flood they are dealing with. She noted that this time it wasn't as bad as the previous flood. Summer registration is up across the board which is good news. She said that the Alumni Association will be doing an online silent auction April 21-23 and then a live auction will be held on April 24. Ms. Hughes-Skandijs said that the Juneau Commission will not be meeting on Wednesday as they do not have any agenda items and that concludes her report.

Mr. Bryson reported that the Eaglecrest Board met and they were talking about ways in which they might honor long-time volunteer Craig Lindh who was one of the founders of Eaglecrest. There was discussion about winter tourism. Their Planning Committee is exploring a public development company so Eaglecrest can have a public/private partnership so Eaglecrest can pursue some private investment into Eaglecrest for various activities.

Mr. Bryson reported that he participated in a study from the university that is being conducted by Jim Powell encompassing five cities to try to get a matrix of tourism impacts on cities. *Mr. Bryson's internet froze at this point and he was not able to make the remainder of his report.*

Ms. Hale reported that Bartlett Regional Hospital Board met on March 23 and discussed recruitment in the mental health unit which has seen a lot of increase in the need and use of the behavioral health unit over the past year. Ms. Hale noted that Rose Lawhorne has begun her work as the new BRH CEO. Ms. Hale said that the most recent BRH newsletter had a good picture of Senator Murkowski vising the new testing lab and a good article about it. She said that in reference to the testing lab, they have been ramping up and reaching out to increase private clients such as the mines, the schools, and others. She said that as of today, at least 46% of Juneau residents have had at least one dose of the vaccine which is a really good rate considering that none of our children are able to get a vaccine yet. She said that is where the glowing comment about Mr. Barr came up that Juneau is leading the charge for Alaska on vaccinations.

Ms. Triem said she has had a very busy two weeks since we are running out of time with Mr. Jones on the Assembly, she has been attending a lot of meetings so she can be like him when she grows up. She attended the Docks and Harbors meeting where they discussed the fee increases. She said that since that is something that is going to be coming to the Assembly in the form of regulations and is more controversial than the usual regulation changes, she encouraged members to go back and review the minutes and/or watch the meeting recording. Ms. Triem reported that she attended the March Alaska Municipal Climate Action Cohort where they heard about Anchorage's CPACE (Commercial Property Assessed Clean Energy) financing program. She said that they also had an expert on grants and network building. It was mostly focused on how municipalities could pursue grant funding for those issues.

Ms. Triem reported that she listed to the Utility Advisory Board (UAB) meeting on March 31 and she said she feels the UAB is the most underrated board CBJ has. They received a presentation on water and wastewater and the history of the UAB and discussed their annual report.

Ms. Triem said that she also participated in one of Jim Powell's focus groups on the cruise ship study. She noted that as Mr. Bryson mentioned, Juneau is one of five cities across the world that they are looking at the impacts from tourism in this study.

Ms. Triem reported that the Aquatics Board met last Tuesday. They began talking about the commercial use regulations which had begun about a year ago but it had become derailed due to the pandemic. They took comment on those regulations and discussed them but they have not yet made any decisions. It is likely they will be modifying what the staff's recommended changes are. They will be discussing those again at their next meeting next month.

Ms. Gladziszewski said that the committees she follows have not met since the last Assembly meeting. She wished everyone happy spring holidays. She said she celebrated Easter yesterday and hosted her first fully vaccinated human being party yesterday which is the first time she has had other human beings at her home outside of her usual family pod since COVID began. She gave thanks to all the vaccination clinics for making this possible. She had a question of the City Manager about the errors that occurred in the assessment mailing that she saw in the press release yesterday and asked how those errors happened.

Mr. Watt explained that was a good question and he wanted to answer two essential questions: 1) what happened, and 2) given the enormity of tasks involved, is there a good system in place for catching and correcting errors and disputes about values.

1) What happened is that they have a mass appraisal system. The Assessor, by state law, has to put out notices to everyone an assessed value as of January 1 of each year. They are compiling data throughout the fall trying to figure out adjustments to make trying to stay current with the market. He said that in one particular neighborhood, one of those adjustments was miss-keyed so there were approximately 105 homes that should be assessed somewhere in the range of $290,000-$300,000 that received assessment notices that showed their value at $1.5-$1.7 million. He said that in essence, it was an error that magnified greatly. He said that not surprisingly, a lot of people immediately let CBJ know upon receiving their cards and so the press release was sent out on Saturday and posted to social media.

2) Do we have a good system in place? He said that he thinks we do have a good system in place. The public communicated very quickly with staff about the error and it was fixed and there is also a process in which individual property owners can contest that their assessments are off and approximately 90% of those get resolved at the consultation stage with Assessor staff. After that, there is the Board of Equalization (BOE) process if it has to raise to that level. He said that we have approximately 8,000 properties in the borough and last year only about three of them ended up going to the BOE. He said that he thinks that shows they do have a good system in place and sometimes errors do happen but overall, they get caught and resolved and the system works as it was intended.

Ms. Gladziszewski asked to clarify that the error occurred due to a parameter that had been entered for a specific neighborhood. So anyone within that neighborhood's assessment was affected. Mr. Watt said that was correct for one particular neighborhood.

Mr. Bryson asked if it would be possible to get a presentation on what the assessor does to determine assessments. Mr. Watt said that was a good suggestion and they could definitely give a presentation on that information, likely in a Finance Committee meeting after the budget cycle. He said that it is a core function of what we do and is important for the Assembly to understand and it would be a good way to inform the public as well since the public often watches those meetings.

Mr. Jones reported that the Planning Commission met on March 23 and the Assembly took up the Capital Park item the PC discussed on tonight's Consent Agenda. He said that the Title 49 Committee met on April 1 and is in the final stages of reviewing the parking portions of Title 49. He said that will be scheduled for a PC public hearing and then a worksession with the PC so the Assembly will not be seeing it for at least another month or month and half. Their next meeting is on April 13. There will be a PC COW meeting at 6pm and a regular PC meeting at 7pm that night. Mr. Jones said that he also attended the Downtown Blueprint meeting last week and they are wordsmithing and rearranging chapters and it will take a couple of more months before they are ready to finalize and take it to the PC.

He said that on March 23, he attended the BRH Board meeting but left early to be able to attend the PC meeting. He said he will be attending the official ceremony for the electric bus at noon on Thursday, April 8 and he said that he hopes everyone has signed up for one of the time slots. He said that there are two other conflicting appointments that same time – Juneau Chamber Off-Road Association presentation to the Juneau Chamber of Commerce, and Tlingit Haida Central Council will be holding a Native Issues Forum on State recognition of tribes.

Mayor Weldon noted that there were no Presiding Officer reports. She also stated that in reference to the Board of Equalization that Mr. Watt mentioned, there are currently vacant seats that need volunteers to serve and she encouraged any public members who may be interested to go to our website and submit an application to serve on the BOE.

XII. CONTINUATION OF PUBLIC PARTICIPATION ON NON-AGENDA ITEMS

Ms. Monika Kunnat, a Douglas resident said that she has called some of the Assemblymembers about this issue and she was directed to JCOS. She said she feels that it is important, as a community, that we start working on banning single use plastics. She said that it is something that requires immediate action and the only way to solve the problem is not through individual actions but through regulation and that the people who have power to make laws and regulations because it doesn't work on an individual level. She referenced a recent John Oliver show that highlighted this issue. She shared that it is important that since they are on Tlingit land and the land of the Aak'w Kw'aan that we be good stewards and not trash this land. She asked that the Assembly look at imposing bans and look into offering compostable resources because there are alternative materials out there that aren't that much more expensive.

XIII. ADJOURNMENT

There being no further business to come before the Assembly, the meeting was adjourned at 8:14p.m.

Signed: ____________________________	Signed: __________________________
Elizabeth J. McEwen	Beth A. Weldon
Municipal Clerk	Mayor