

ASSEMBLY MEETING
THE CITY AND BOROUGH OF JUNEAU, ALASKA
October 26, 2020 – Meeting Minutes

MEETING NO. 2020-44 The Reorganizational Assembly Meeting of the City and Borough of Juneau Assembly was held virtually via Zoom, and was called to order at 7:00 p.m. by Mayor Beth Weldon.

I. FLAG SALUTE

II. SPECIAL ORDER OF BUSINESS

A. Instruction for Public Participation

Anyone wishing to provide public comment during the meeting is asked to call the Municipal Clerk's public testimony request phone line at 586-0215 by 3p.m. the day of the meeting or send an email to City.Clerk@juneau.org providing their name, email address, and phone number they will be calling from. Testimony time will be limited by the Mayor based on the number of participants. The public is encouraged to send comments in advance of the meeting to BoroughAssembly@juneau.org.

If you have not notified the Clerk's Office ahead of time you may still be able to participate. When attending the zoom webinar [login info listed at top of agenda] to speak on an item up for public hearing or a non-agenda item please hit the 'raise hand' button if participating via a computer/tablet; if participating by phone press *9 on your phone; this will place a 'raised hand' icon next to your phone number and will add you to the queue.

B. Proclamation: Honoring Peter Freer – Assemblymember Maria Gladziszewski read the proclamation honoring the memory of Former Assemblymember and former CBJ Planning Manager Peter Freer for all his contributions to our community. His widow, Sharon Gaipman, thanked the Assembly for its recognition of Peter Freer and for the support that Juneau has provided to her and her family following Peter's passing.

III. SPECIAL ORDER OF BUSINESS: ASSEMBLY REORGANIZATION

Mayor Weldon recognized outgoing Assemblymember Rob Edwardson for his extraordinary service to the community of Juneau. Mayor Weldon virtually presented Mr. Edwardson with a copper relief piece of art by Arnie Weimer in commemoration of his service on the Assembly. Each of the Assemblymembers shared personal remembrances and how much they appreciated working with Mr. Edwardson and wished him the best in his future endeavors.

Mr. Edwardson shared remarks about his three years of service on the Assembly. He thanked his wife Sandy Edwardson for all her support. He thanked CBJ staff, especially the Clerks and the staff liaisons to each of the Assembly committees. He thanked all the departments for all their work and recognized how much time and effort the City Manager and Law Department staff puts into every request they receive from Assemblymembers. He recognized Mila Cosgrove in taking

on the Incident Commander position with the EOC and he thanked her and all the EOC members and he said that he felt that Juneau led the state on being proactive with their EOC and he recognized all their efforts. Mr. Edwardson also thanked all the citizens who serve on boards and committees as well as the citizens who take the time to write or speak at Assembly meetings. Finally, Mr. Edwardson noted that he appreciated his opponents. That is what makes democracy work, they bring different things to the table and that is what makes things better is to examine all sides of an issue and coming up with solutions that work better as a result of the opposition and discourse. Lastly, he said when the community elected him, they elected his whole community of family and friends and he attributed much of his success to his wife Sandy.

Mr. Palmer then proceeded to swear in re-elected Assemblymembers Maria Gladziszewski and Alicia Hughes-Skandijs. Newly elected District 2 Assemblymember Christine Woll had been sworn in on Friday, October 23, 2020 by Mr. Palmer and witnessed by Mayor Weldon during her Assembly on board training.

IV. ROLL CALL

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

Assemblymembers Absent: None.

Staff Present: City Manager Rorie Watt, Deputy City Manager Mila Cosgrove, Municipal Attorney Robert Palmer, Municipal Clerk Beth McEwen, Deputy Clerk Diane Cathcart, Library Director Robert Barr, Finance Director Jeff Rogers, Parks and Recreation Director George Schaaf, Airport Manager Patty Wahto, Assistant City Attorney Teresa Bowen, Lands Manager Dan Bleidorn, Parks and Recreation Deputy Director Michele Elfers, Law Office Manager Deb Senn, and CDD Planner Irene Gallion, CDD Planner Lauren Anderson

Following the roll call of the new Assembly, the Assembly then continued with its reorganization procedures.

Election of Deputy Mayor

MOTION by Ms. Gladziszewski to elect Loren Jones to the position of Deputy Mayor and asked for unanimous consent. *Hearing no objection, the motion carried.*

V. APPROVAL OF MINUTES

- A. May 28, 2020, Special Assembly Meeting #2020-28 DRAFT Minutes**
- B. June 1, 2020, Special Assembly Meeting #2020-29 DRAFT Minutes**
- C. September 30, 2020, Special Assembly Meeting #2020-42 DRAFT Minutes**

MOTION by Ms. Hale to approve the minutes of three meetings as presented and asked for unanimous consent. *Hearing no objection, the minutes were approved.*

VI. MANAGER'S REQUEST FOR AGENDA CHANGES

Mr. Watt asked for the removal of Resolution 2898 from the Consent Agenda. Resolution 2898 relates to acquisition of land in Eagle's Edge Subdivision and he noted that will be coming back at the next meeting since it also relates to Ordinance 2020-09(V) which was up for introduction at this meeting and will be coming back for public hearing at the next meeting.

VII. PUBLIC PARTICIPATION ON NON-AGENDA ITEMS

Sara "Sally" Willson living on Glacier Ave. shared her concerns regarding cars that are parked for months on city streets. She said that she is concerned about a vehicle that has been parked in the same place for two months. She said that she has called and emailed JPD and the City Manager repeatedly and was told that they could not cite the vehicle nor could they tow it due to someone living in the vehicle. She said that while she hopes they can find another place to live that is warm and dry, there are two laws that would apply to this scenario: 1) the prohibition of a vehicle to be parked more than 72 hours on city streets and 2) the prohibition of living in a vehicle.

Mr. Smith asked Ms. Wilson asked if Glacier Ave. was a city street or state maintained roadway and he wondered if there was any distinction related to jurisdiction. Ms. Wilson said she thought she resided on a city maintained road.

VIII. CONSENT AGENDA

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

B. Assembly Requests for Consent Agenda Changes

Mr. Smith noted that he has had and continues to have a business relationship with the Alaskan Kush Company, LLC marijuana license and declared a conflict of interest. He noted that while he would be voting on passage of the consent agenda, his vote would exclude consideration on that particular agenda item.

Ms. Triem noted that she works for the State of Alaska Dept. of Fish and Game and with regard to "Resolution 2913 A Resolution of the CBJ Declaring an Economic Disaster due to COVID-19 and Poor Regional Returns of All Salmon Species" she discussed a possible conflict of interested related to with City Attorney Palmer and the State Ethics Officer and both of them noted that she did not have a conflict of interest. The Assembly agreed that Ms. Triem did not have a conflict of interest in that matter.

C. Assembly Action

MOTION by Ms. Gladyszewski to adopt the Consent Agenda, as amended, and asked for unanimous consent. *Hearing no objection, the motion carried.*

1. Ordinances for Introduction

a. Ordinance 2020-53 An Ordinance Authorizing the Manager to Accept the Reconveyance of a Fraction of U.S. Survey 381, Located at 9290 Hurlock Avenue, from Alaska Legacy Partners and Lease the Property to Tlingit Haida Regional Housing Authority for Youth Services.

This ordinance would enable the CBJ to regain title of the Hurlock property at no cost to the CBJ, and then lease the property to Tlingit Haida Regional Housing Authority for less than fair market value for youth services. Upon the CBJ receiving title to the Hurlock property three notable things occur: (1) the CBJ would retain the \$35,000 down payment paid by Alaska Legacy Partners, (2) the debt owed to the CBJ by Alaska Legacy Partners would be extinguished, and (3) the senior assisted living facility condition on Ordinance 2018-42 would terminate.

The City Manager recommends the Assembly introduce this ordinance, refer it to the Committee of the Whole, and set it for public hearing at the next regular Assembly meeting.

b. Ordinance 2020-09(H) An Ordinance Appropriating to the Manager the Sum of \$14,858,227 as Funding for the Juneau International Airport's Terminal Construction Revenue Bond Debt; Funding Provided by the Federal Aviation Administration (FAA) Airport Improvement Program (AIP) Grant.

This ordinance would appropriate \$14,858,227 in FAA grant funding to service the Airport's terminal construction revenue bond debt obligation. Revenue bonds were issued to fund construction costs at the commencement of the project, as federal funding was not available at that time. It was the intent to service the bond debt with Airport Improvement Program (AIP) and Passenger Facility Charge (PFC) revenue. FAA has now awarded two AIP grants for this purpose. The funds appropriated with this ordinance will be reserved to repay the revenue bond debt associated with the capital improvement project. Matching funds are provided by PFC revenue in the amount of \$534,055, which has been previously appropriated with Ordinance 2019-06(G).

The Airport Board approved this request at its October 8, 2020 meeting. The Public Works & Facilities Committee will review this request at its November 9, 2020 meeting.

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

c. Ordinance 2020-09(K) An Ordinance Appropriating \$1,500,000 to the Manager as a Grant to Sealaska Heritage Institute to Construct the Sealaska Heritage Arts Campus; Funding Provided by the General Fund's Fund Balance.

This ordinance would authorize a \$1.5 million grant to Sealaska Heritage Institute (SHI) to construct the Sealaska Heritage Arts Campus. Located downtown, the campus would serve as an attraction for both locals and tourists. The arts campus is the second phase of SHI's vision to make Juneau the Northwest Coast arts capital of the world.

The full cost of the project is estimated at \$13 million. Of this amount, nearly \$11 million has been raised from over 1,000 individuals, businesses, and corporations. Additional anticipated support from Rasmuson Foundation is pending. If approved, funding for this project would be provided from the General Fund's fund balance.

This request was reviewed by the Assembly Finance Committee as a pending list item during the FY21 budget process. Due to CBJ's financial position at the time, SHI chose to withdraw the request in hopes that the Assembly may support future petitions for funding.

The Assembly Finance Committee reviewed this request again at the September 2 and September 30, 2020, meetings, and moved the ordinance to the full Assembly for introduction and public hearing.

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

d. Ordinance 2020-09(Q) An Ordinance Appropriating \$31,047 to the Manager as Funding for Multiple Training Events for the Juneau Police Department; Grant Funding Provided by the United States Department of Justice, Office of Justice Program, FY20 Edward Byrne Memorial Justice Assistance Grant (JAG) Program.

The Juneau Police Department has been awarded \$31,047 in grant funding from the U.S. Department of Justice for various training opportunities.

The JPD Leadership Team has identified the following training opportunities to apply this funding to in FY21: property and evidence management, continuing education for polygraph examiners, missing persons, cultural sensitivity, developing standard operating procedures, crimes stats and National Incident-Based Reporting System (NIBRS), Writing NIBRS reports, NIBRS specialized reporting, retention and destruction for evidence and records, and managing police records and redaction.

No local match is required for this grant.

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

e. Ordinance 2020-09(R) An Ordinance Appropriating up to \$700,000 to the Manager as Partial Funding for the Glacier Highway Sewer - Anka to Walmart Capital

Improvement Project; Funding Provided by the Alaska Department of Transportation and Public Facilities.

The Alaska Department of Transportation and Public Facilities (ADOT) has requested CBJ move the generator building at the Gruening Park Sewer Pump Station on Glacier Highway, across from Renninger Drive. ADOT has identified the building to be in conflict with their new roadway construction plans and have agreed to reimburse the CBJ for the costs to relocate the building out of the right-of-way and on an ADOT provided parcel of land. The construction project for the relocation of the generator building and renovation of the sewer pump station will be a component of the Glacier Highway Sewer – Anka to Walmart CIP, and is ready to advertise for construction bids with the intention of completing the work ahead of ADOT’s project, which is scheduled to begin next summer.

The Public Works and Facilities Committee reviewed this request at the September 14, 2020, meeting and forwarded it to the full Assembly for approval.

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

f. Ordinance 2020-09(S) An Ordinance Appropriating \$160,500 to the Manager for Eaglecrest's Fiscal Year 2021 Supplemental Operating Costs; Funding Provided by the General Fund's Fund Balance.

This ordinance would appropriate \$160,500 for Eaglecrest’s FY21 supplemental operating costs, estimated to be spent in the following categories:

Personnel	\$ 150,000
Black Bear Chair Fuel	\$ 4,200
Propane for Outdoor Seating	<u>\$ 6,300</u>
Total	\$ 160,500

This supplemental funding would enable Eaglecrest to operate the winter season in compliance with the National Ski Areas Association (NSAA) industry best practices developed in accordance with CDC and WHO COVID-19 health guidelines. Operating in compliance with the NSAA best practices will require Eaglecrest to run the Black Bear chair for more days during the season to accommodate social distancing on the mountain, requiring additional personnel to operate the lift and perform more ski patrols. This request also includes propane costs for heated outdoor seating to accommodate social distancing after December 30.

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

The Assembly Finance Committee reviewed this request at the September 30, 2020, meeting and requested staff draft an ordinance for introduction at the next Assembly meeting.

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

g. Ordinance 2020-09(T) An Ordinance Appropriating \$73,100 to the Manager for Eaglecrest's Fiscal Year 2021 COVID-19 Related Costs; Funding Provided by the CARES Act Special Revenue Fund.

This ordinance would appropriate \$73,100 for Eaglecrest's FY21 supplemental operating costs, estimated to be spent in the following categories:

Equipment	\$ 71,200
Propane for Outdoor Seating	<u>\$ 1,900</u>
Total	\$ 73,100

This supplemental funding would enable Eaglecrest to operate the winter season in compliance with the National Ski Areas Association (NSAA) industry best practices developed in accordance with CDC and WHO COVID-19 health guidelines. The request for equipment would fund the purchase of tents, tables, and propane heaters for socially-distant outdoor seating, as well as two WeatherPort ski patrol shelters to ensure the safety and health of ski patrollers. This request also includes propane costs for the outdoor seating area prior to December 30.

Funding for this request would be provided by the CARES Act Special Revenue Fund.

The Assembly Finance Committee reviewed this request at the September 30 meeting and requested staff draft an ordinance for introduction at the next Assembly meeting.

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

h. Ordinance 2020-09(V) An Ordinance Appropriating \$100,000 to the Manager as Partial Funding for the Lemon Creek Park Capital Improvement Project; Funding Provided by Donations from the Eagles Edge Homeowners Association.

This ordinance would appropriate \$100,000 as partial funding for the Lemon Creek Park CIP for park maintenance and upgrades to Lot 16, Block D of the Eagles Edge Subdivision. In 2012, voters approved \$250,000 in temporary sales tax funding for the planning and construction of a neighborhood park in Lemon Creek. This appropriation would supplement this preexisting funding to be utilized for improvements to the park to meet CBJ standards of safety including ADA accessibility and fall protection. The adoption of Resolution 2898 would authorize CBJ to acquire this parcel of land for use as a playground.

Funding for this request is provided by donations from the Eagles Edge Homeowners Association.

The Parks and Recreation Advisory Committee and the Lands and Resources Committee provided motions of support for this request at the March 3 and June 1, 2020 meetings, respectively.

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

i. Ordinance 2020-09(W) An Ordinance Appropriating \$300,000 to the Manager as a Grant to Family Promise of Juneau to Purchase a Building to Support Vulnerable Families During the COVID-19 Pandemic; Funding Provided by the CARES Act Special Revenue Fund.

This ordinance would authorize a \$300,000 grant to Family Promise of Juneau to purchase a building to support vulnerable families during the COVID-19 pandemic. Family Promise's current day center is housed at Chapel by the Lake, in conjunction with their family sheltering space. The purchase of a building would allow the organization to move their day center to an independent location to free up space for sheltering at Chapel by the Lake, while maintaining a stable facility with staff offices to continue providing social service and case management support for children and families experiencing homelessness.

Funding for this grant is provided by the CARES Act Special Revenue Fund.

The City Manager recommends the Assembly introduce this ordinance, refer it to the Assembly Finance Committee, and set it for public hearing at the next Assembly meeting.

j. Ordinance 2020-09(X) An Ordinance Appropriating \$300,000 to the Manager as a Grant to the Alaska Committee to Coordinate and Support Public Accommodations During the 2021 Alaska State Legislative Session; Funding Provided by the General Fund's Fund Balance.

Given the extraordinary circumstances of the pandemic, the Alaska Committee is investigating ways to support the Alaska State Legislature during its 2021 legislative session. This grant will enable the Alaska Committee to coordinate and support all aspects of the Capital City's public accommodations required by visiting legislators and staff.

Funding for this request is provided by the General Fund's Fund Balance.

The Assembly Finance Committee will review this request at the November 4, 2020, meeting.

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

k. Ordinance 2020-09(Y) An Ordinance Appropriating up to \$2,000,000 to the Manager for a COVID-19 Emergency Individual Assistance Program; Funding Provided by the CARES Act Special Revenue Fund.

This ordinance appropriates \$2,000,000 of CARES Act funding for a financial assistance program for individuals residing in Juneau who have been financially harmed by COVID-19. These assistance payments are intended to assist individuals in paying for food, healthcare, nondiscretionary transportation, utilities, and housing from March 1 through December 30, 2020.

The Assembly Finance Committee will review this request at the November 10, 2020, meeting.

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

l. Ordinance 2020-09(U) An Ordinance Appropriating up to \$2,300,000 to the Manager for a COVID-19 Extreme Hardship Business Grant Program; Funding Provided by the CARES Act Special Revenue Fund.

This ordinance appropriates \$2,300,000 of CARES Act funding for a grant program to provide additional financial support to businesses that lost more than 50% of their revenue as a result of COVID-19.

Grant awards are intended to offset eligible business expenses from November 1 through December 30, 2020. This program supplements the COVID-19 Business Sustainability Grant Program, and will be administered by the Juneau Economic Development Council.

The Assembly Finance Committee will review this request at the November 10, 2020, meeting.

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

2. Resolutions

a. Resolution 2898 A Resolution Authorizing the Manager to Acquire Lot 16, Block D Eagles Edge Subdivision by Donation to the City and Borough to Manage as a Park or Other Comparable Land Use Designation.

The Eagles Edge Homeowners Association has offered to donate a 9,000 square foot lot located in Lemon Creek to the City along with \$100,000 to fund upgrades to the park. In 2012 voters

approved \$250,000 in temporary sales tax funding for the planning and construction of a neighborhood park in Lemon Creek. This funding is still available for this use and will be utilized for improvements to the park to meet the CBJ standard of safety including ADA accessibility and fall protection. The Parks and Recreation Advisory Committee reviewed this donation request at its March 3, 2020 meeting and provided a motion of support. The Lands and Resources Committee reviewed this request at its June 1, 2020 meeting and passed a motion of support to the Assembly for the acquisition by donation.

The City Manager recommends the Assembly adopt this resolution. *[This item was removed from the consent agenda and postponed to the November 23 Assembly meeting at the request by Mr. Watt at the beginning of this meeting.]*

b. Resolution 2913 A Resolution of the City and Borough of Juneau Declaring an Economic Disaster Due to COVID-19 and Poor Regional Returns of All Salmon Species.

In March, the Assembly declared an emergency disaster due to anticipated harm to public health and welfare caused by COVID-19. (Resolution 2884). Because of COVID-19, many CBJ residents were unable to be employed in the tourism and tourism dependent industries this year due to the widespread cancellation of cruises to Alaska. In addition, Southeast Alaska is also experiencing one of the worst fishing seasons on record and reduced prices as the COVID-19 pandemic has limited global seafood demand. This resolution would declare an economic disaster related to poor salmon returns and the limited tourism, which may open additional funding sources for the community.

The City Manager recommends the Assembly adopt this resolution.

3. Bid Award

a. Bid No. 21-024 - Term Contract for Janitorial Services for Juneau Public Libraries

This bid is for a five-year term contract for janitorial services for the Juneau Public Libraries. This contract was estimated to be \$188,000 annually. Bids were opened on this project on September 29, 2020. The following bids were received:

Bidder	Total Bid
Northern Lights Janitorial, Inc.	\$155,100.00
C&C Custodial Services, Inc.	\$174,200.00
Pak's Pro Cleaning, Inc.	\$179,020.00

The protest period ended on October 1, 2020.

The City Manager recommends the Assembly award this project to Northern Lights Janitorial, Inc., based on having the lowest responsive and responsible total bid.

4. Other Items for consent

a. Marijuana License Renewals

MARIJUANA LICENSE RENEWALS

License Type: Retail Marijuana Store, License #15246

Licensee: Borealis Mountain, Inc. d/b/a THUNDER CLOUD 9

Location: 5310 Commercial Blvd 2B, Juneau

License Type: Standard Marijuana Cultivation Facility, License #12176

Licensee: Taku Horticulture Company, LLC, d/b/a Taku Horticulture Company, LLC

Location: 1758 Anka St., Juneau

License Type: Retail Marijuana License, License #16213

Licensee: Alaskan Kush Company, LLC d/b/a Alaskan Kush Company

Location: 159 S. Franklin St., Juneau

License Type: Retail Marijuana Store, License #10844

Licensee: Green Elephant, LLC d/b/a Green Elephant, LLC

Location: 101 Mill St. Suite B, Juneau

License Type: Standard Marijuana Cultivation Facility, License #10315

Licensee: Green Elephant, LLC d/b/a Green Elephant, LLC

Location: 101 Mill St. Suite A, Juneau

License Type: Standard Marijuana Cultivation Facility, License #11384

Licensee: Green Elephant, LLC d/b/a Green Elephant, LLC

Location: 8420 Airport Blvd., Building B, Juneau

5. Transfers

a. **Transfer 1030 A Transfer of \$427,000 from Various Capital Improvement Projects to CIP R72-148 Delta Drive Reconstruction and R72-147 Goodwin Road Reconstruction.**

This transfer of \$427,000 to the Delta Drive and Goodwin Road Reconstruction CIPs will provide for the utilities share of the costs for the road replacements and upgrades. The projects are scheduled to be completed during the 2021 construction season. The transfer consists of the following funding:

Project	Water Utility Funds	Wastewater Utility Funds	Total
Delta Drive Reconstruction	\$122,000	\$207,000	\$329,000
Goodwin Road Reconstruction	\$ 24,000	\$ 74,000	\$ 98,000
Transfer Total	\$146,000	\$281,000	\$427,000

The Public Works and Facilities Committee reviewed this request at its September 14, 2020, meeting and forwarded it to the full Assembly for approval.

The City Manager recommends approval of this transfer.

IX. PUBLIC HEARING

A. Ordinance 2020-47 An Ordinance Regarding Disclosure of Real Estate Values in Transactions.

This ordinance would require the sales price of real estate transactions within the City and Borough of Juneau to be disclosed confidentially to the CBJ Assessor's Office. Mandatory price disclosure would increase the information available to the Assessor for the annual assessment process.

Additional information will yield more accurate property assessments, and more accurate property assessments result in more equitable taxation between taxpayers.

If adopted, the required disclosure is not a public record and shall be kept confidential.

The Assembly Finance Committee reviewed this request at its September 2 meeting.

The City Manager recommends the Assembly hold a public hearing on this ordinance then refer it back to the Assembly Finance Committee for further consideration.

Public Comment

Mr. Curtis Francis, a resident of Radcliff Road, spoke on behalf of the Southeast Alaska Board of Realtors. He said that Alaska is a non-disclosure state and this ordinance would be going against the state and the language in this ordinance also talks about the disclosure of the value of personal property and he wanted to know where that information would come from. He said that it seems this ordinance is an open door for future taxation and he was speaking in opposition of this proposal.

Mr. Starr Parmley, a resident of South Douglas, spoke to the same concerns that Mr. Francis raised. He said he wasn't sure what the motivation was for this ordinance to be implemented at this time but he could see potential impacts on the planned finances for people in the community. His support was for the status quo to stay as is for now and recommended the Assembly defer taking any action on this ordinance at this time as passage of this may impact the finances of community members.

Mr. Jones asked Mr. Parmley about his comments suggesting that the passage of this ordinance may impact the finances of community members and he said that he has also hear similar sentiments in emails to the Assembly. Mr. Jones asked Mr. Parmley to explain why disclosing the sale price of a home to the Assessor's office would affect a person who is in a home's finances today.

Mr. Parmley said that his concern comes from certain circumstances where individuals may be asked to sell their homes where they may be outside of what may be considered ordinary. He said that he is not sure about the internal workings of the process, nor has he been an assessor or have intimate knowledge of that process. His concern is that if the internal working of this really increases the tax burden during this difficult time, he would recommend that they defer taking action on this motion for another few months.

Ms. Jacqueline Tupou, a Mendenhall Valley resident, spoke to her concerns primarily regarding the protection of privacy, especially since Alaskans pride themselves in the protection of privacy. She mentioned that as members of the public should not have to disclose their private finances in a public way. Additionally, she felt that this was a bad time to be making this change with so much fluctuation in the market. She said that nationwide, there is almost 1 million people a week losing their jobs and when you talk about the way the market is moving, there are a wide variety of snapshots and she doesn't want to see those snapshots affecting the housing market in Juneau. She said this ordinance would bring about a situation that would increase people's tax load and given the current pandemic, this is not the time to do that. Ms. Hale asked Ms. Tupou if she was aware of the confidentiality requirement in the ordinance that ensures the disclosure of the sale price to the assessor but that information would remain confidential and not shared with the general public. Ms. Tupou said she was aware of the provision but it did not give her confidence. She said that once they put their private information in the public arena, they no longer control what happens with that information.

Assembly Action

MOTION by Mr. Jones to adopt Ordinance 2020-47.

Objection by Mr. Bryson.

MOTION by Mr. Smith to refer Ordinance 2020-47 to the Assembly Finance Committee for further consideration.

Mayor Weldon noted that there was already a motion on the floor and that Mr. Smith can object to the current motion on the floor and ask that it be referred back to the Assembly Finance Committee but that there was currently a motion on the floor.

Mr. Smith asked for a point of order and said that he believes his motion is in order even though it seems to be interrupting the previous motion on the floor.

Mayor Weldon asked Mr. Palmer to provide parliamentary guidance. Mr. Palmer noted that Mr. Smith's motion to refer the ordinance to committee would be in order. He stated that if Mr. Smith's motion fails, then the action would revert back to Mr. Jones' original motion. Mayor Weldon thanked Mr. Palmer for that clarification and she asked Mr. Smith to restate his motion.

Mr. Smith stated that he did wish to refer Ordinance 2020-47 to the Assembly Finance Committee. He said that he feels they have heard this in two Finance Committee meetings, both in very conceptual ways, and he said there had not been very much detail or analysis, had a chance to ask questions or hear from the Assessor about this change. He said he would like more information and needs to think about how this will affect Juneau families, city staff and the process and he would like to refer it to the Finance Committee for additional consideration.

Objection by Ms. Gladziszewski and Mr. Jones.

Ms. Gladziszewski spoke to her objection stating that they've considered this in at least two committee meetings and they have some very good memos in the packet, they have discussed it, there is analysis from legislative research as well as analysis from our staff. She said that to her, it is quite simple and she has all the information that she needs. She said that there have been numerous concerns raised about privacy and she feels the language in the ordinance addresses those privacy concerns so unless Mr. Smith or others can point to specific issues related to privacy that she might be missing, she has all the information that she needs to make her decision at this time.

Ms. Triem also spoke in opposition to the motion to refer this back to committee. She said it is just kicking the can down the road and they would still need to vote on it eventually and she feels she has received plenty of information on it and she didn't think any additional information would change the ultimate outcome.

Mr. Jones also spoke in opposition to the motion to refer the ordinance to committee and that was why he made that motion that he did. He said that they have the ordinance before them, it is relatively simple and straightforward. He said that he read all the emails that were sent to the Assembly and he was surprised to see that there weren't more members of the community testifying during the meeting. He said that as Mr. Edwardson noted earlier, it is sometimes daunting to testify in public, especially via Zoom and he can appreciate that. He noted that as Ms. Gladziszewski noted, the Assembly has already received a lot of information and none of the comments that came in the emails addressed the information that the Assembly has already received about all the other states that have this same provision. He said that people have said that they will just move out of Juneau if this is implemented. He noted that there are very few states that they could move to that don't already have these disclosure laws in place. He said he

doesn't see that as a reason to move out of Juneau. He said he would like to just see this voted up or down tonight and be done with it.

Mr. Smith stated that when they have previously had this ordinance before them, he felt it would be an exaggeration to say that they discussed it in committee, rather, he would characterize it as hearing about it in concept. He said that he would not have any clue how the Assessor's office would use this information and whether the rest of the Assembly would as well. He said he was concerned about impacts on property tax. He said that he felt there is a lot more to this and there may be aspects that they have not yet grasped and he felt that something of this magnitude needs a lot more discussion. I urged support of his motion to refer the ordinance back to Finance Committee for additional evaluation.

Mr. Bryson said that he would agree with Mr. Smith that there are a lot of unknown questions about this. He said that all the information that he has about this ordinance at this time is that it is a horrible proposal but if it goes back to the Finance Committee and they can get more of those questions answered, he may think differently. He said one of those questions that Mr. Smith brought up was what exactly the Assessor would be doing with this information since it states that the Assessor would not be using this information to assess properties. He said that he would consider it an invasion of privacy if the Assessor will not be using it to value property. He said that there is so much complexity to this issue that they have not had sufficient opportunity to discuss it in detail. He said that in light of the amount of public comment the Assembly has received in opposition to this ordinance, it warrants further study if it is to pass at all.

Ms. Hughes-Skandijs spoke in opposition to the motion to refer this back to Finance Committee. She said they did far more than hear about it conceptually. They considered it conceptually when they asked staff to research it and to draft the ordinance initially. Since that time, her reality is that they had substantial conversation around this ordinance. She said that she realizes that some members are in favor of passage of the ordinance while others are not and that they were not in full agreement to move it out of committee at the time that it was moved forward from Finance Committee.

Ms. Hale said that they had a good discussion at the September 2 meeting and that there was quite a bit of information in that meeting packet that described why a change like this would be advantageous. It helps the Assessor determine the value of properties which is one of the things the Assessor is required to do. She said that one of the most compelling pieces of information that was in that packet was the information that said that lower value and middle value homes, the value is more often reported to the Assessor. She went on to say that higher value and commercial property sales are less often reported to the Assessor so there tends to be a lot of guess work done by the Assessor for those higher and commercial properties. She said that in turn puts a greater tax burden on the lower and middle valued home owners. She said that is one of the most compelling reasons to her to move this forward so she supports taking action on the ordinance tonight and not referring it back to committee.

Ms. Triem noted that they are starting to get into discussion of the ordinance itself and she asked that they vote on Mr. Smith's motion.

ROLL CALL VOTE on the motion to refer Ordinance 2020-47 to the Assembly Finance Committee.

Ayes: Smith, Bryson

Nays: Jones, Gladziszewski, Hale, Triem, Hughes-Skandijs, Woll, and Weldon

Motion Failed. Two (2) Ayes: Seven (7) Nays

Mayor Weldon noted that Ordinance 2020-47 was back before the Assembly for further discussion and she asked if Mr. Bryson wanted to speak to his objection.

Mr. Bryson spoke to his objection. He said that he opposed this the moment heard about it. He has extensive experience with purchasing and managing real estate and it is one of his professions. He said that he has gone through this process more times than he can count. The current method that CBJ uses is the fairest, most sterile way of doing assessments. He said that it removes the bias out of assessments and that if they switched to the disclosure, the people with the lowest amount of income and the least amount of experience will be the ones to pay the steepest price in this. He said that this could create a further burden to home ownership and it discourages investment in property in Juneau by outside property investors. If Juneau is the only disclosure city within the state of Alaska, that could dissuade investors from investing in Juneau. He said that the economic activity that is created by even one home sale, would probably cost more money than what this ordinance would account for. He stated that the Assembly already said no to this. He said that the Assembly had an opportunity to raise property taxes last year during the budget cycle and the Assembly said no to raising property taxes. He said that this is a back handed method of raising the property tax. He said that if they want to raise property tax, when it comes time during the budget cycle to raise property taxes, than they should raise their hands then and vote to raise property taxes but not do it using secondary processes.

Mr. Bryson went on to say that this ordinance also increases deferred maintenance. He spoke to the disincentive it causes to not fix up a house for sale. He said the rule of unintended consequences says that whole idea is to raise property taxes but the best way to do that is to build more property. He said that going in and trying to make a few extra dollars on current property by doing this, it is short sighted and if approved, there will be less money to spend in future years.

Ms. Gladziszewski said that the Assembly has received numerous emails about this ordinance. She summarized some of the main points and provided the reasons that she supports passage of the ordinance. Many of the emails raised concerns about privacy and she said that the government already collects a wide range of private information that is not disclosed such as sales tax, income taxes and this would be the same. The information would only be going to the Assessor. The second concern that had been raised is that it will have some impact on property

values and somehow that will increase property values which would then result in higher property taxes. She said that they have not seen anything that would prove that point. She said the purpose in implementing this law is to assist the Assessor in establishing the true and correct value of a piece of property. The state law says that the Assessor must assess the full true and correct value of a property. She said that it is not simply the sales price of a property that goes into that valuation. She said that doesn't mean that someone who wants to purchase a piece of property won't pay much more for it just so they can get that property, they recently saw that occur with a recent purchase of waterfront property downtown. She said sometimes people pay less for a piece of property because the seller was needing to move out of town. That happens all the time and there are ways to take those circumstances into consideration. She said that this would be one tool to give the Assessor the ability to ensure the property is assessed at the full and true value. She said that all but six states already do this. This isn't a back door attempt to collect more or less property tax, this is only a means to get more information to the Assessor to enable them to help them make an informed decision.

Amendment #1 by Ms. Hughes-Skandijs to packet page 80, Section B. in the Disclosure Exemption section to strike the current #5 and replace it with the following language:

(5) A transfer with only nominal consideration between immediate family members. Immediate family members are defined as mother, father, brother, sister, son, daughter, spouse, grandparent, grandchild, brother- or sister-in-law, son- or daughter-in-law, father- or mother-in-law, step-father, step-mother, step-sister, step-brother, step-son, and step-daughter.

Ms. Hale objected for purposes of a question. She asked if this language came from some other state, because, if this did not come from some other jurisdiction, the broadening of the scope makes her quite uncomfortable with this amendment.

Ms. Hughes-Skandijs said that she asked Mr. Palmer for language to use and this was what he provided to her when she asked him about expanding this section.

Mr. Palmer said that he did not pull this language from any other jurisdiction. He had not looked to see if other states have that language or not.

Mr. Smith asked why transactions between these family members would be exempted in the first place.

Mr. Palmer said that he recalls when he was working on this for the Finance Committee, one of the common themes they saw from other states was to exempt nominal gift transfers between parents and children or between siblings. He said he thinks that was a reflection of some of the traditional ways that property has exchanged between family members. He said that in his conversation with Ms. Hughes-Skandijs, there was a concern that in Alaska, it isn't just between children and parents that this might happen but that it may be more likely between grandparents and grandchildren because of some of the multigenerational families that are raised in Alaska with some of the multi-generational/single family scenarios that occur frequently here. Mr.

Palmer said he would refer any policy questions to Mr. Watt. Mr. Watt said that Ms. Hughes-Skandijs' amendment is expanding the concept of family for this ordinance in particular and is in line with our current times.

ROLL CALL VOTE ON AMENDMENT #1

Ayes: Smith, Bryson, Woll, Triem, Hughes-Skandijs, and Weldon

Nays: Gladziszewski, Hale, Jones

Motion carried: Six (6) Ayes, Three (3) Nays

Mr. Jones said that many of the emails they received tried to tell the Assembly that the real sale price is never known. Despite the HUD settlement statement and despite the fact that on the Recorder's Office there is a sale price that is recorded, that information is given out to prospective buyers, to assessors, to real estate agents, but that none of those are the real sales price. He said that some of the emails also said that there would be a bias in that we wouldn't know the real price because people would hide it. Mr. Jones noted that Mr. Bryson said there was a bias and that if the Assessor was to be in a sterile environment, which is the language that was in many of the emails he read. He asked why there would be a bias if a true sales price was reported. He asked Mr. Bryson to explain why there might be a bias. He said that no bank will loan on an assessment, they will only loan on an appraisal. He said that assessments always seem to be different than appraisals and appraisals always seem to be higher than the tax assessment unless there is damage to the property. He asked Mr. Bryson if he could enlighten them in where this bias seems to be coming from.

Mr. Bryson thanked Mr. Jones for asking those questions. Mr. Bryson said that the simpler the transactions are, the easier it is going to be. Mr. Bryson said that a simple housing transaction would be easy but included with this ordinance are commercial transactions. He said that when they get into commercial transactions, it becomes a far more complicated item and the bias comes from the price that is paid. He said they could take a building that somebody bought and look to see if they paid substantially above market value or substantially below market value. He said that is unfortunately where the bias comes from, and the Assessor does not have the information on so when they start putting in the price that was paid rather than that sterile picture that makes everything equal, it becomes more complex and unequal. As an example, he gave an instance for what it would look like for a multi-family dwelling for which some but not all the units were in need of repairs that would make a significant difference. This is why he agreed with Mr. Smith that this should go back to Finance to be able to answer some of these questions.

Additional discussion took place regarding appraisals vs. assessments and how the Assessor determines the true market value which is set as of January 1.

Ms. Hale noted that Mr. Bryson and others said this ordinance was a way to raise taxes and she said that it is the Assembly who sets the mil rate each year and the taxes can go up or down based on what mil rate they set but this ordinance does not raise the taxes. She spoke in favor of the ordinance and stressed that this ordinance does not have any back door way of raising taxes.

Mr. Smith said he still feels this needs additional work and he looked back at the September 2 Assembly Finance Committee and it was just a memo they were discussing and they had not seen the ordinance at this time. He said if this acted on tonight, he will be voting against it.

Mayor Weldon spoke against the ordinance and that the sale amount is not necessarily always the true and correct value of the property and gave two examples of how that was not the case. One instance was up the Taku River in which more than just the house and property were sold and the other was the recent purchase by Norwegian Cruise Line of waterfront property. She said that we are living in a time where property values are fluctuating depending on when you actually purchase your property and that may be a disadvantage to one side or the other depending on whether it was purchased prior to January 1 or after that date. She said that while she understands this could be a tool for the Assessors in doing their assessments, it is a tool they don't really need as they have been doing assessments for many, many years. She thanked the public for all the comments that they have sent. She said that some members of the community view this as an invasion of privacy and they have heard from realtors who do not support this ordinance and in light of those considerations, she will not be supporting this ordinance.

Mr. Bryson spoke to Ms. Hale's comment that doing this ordinance would level the playing field. He said that right now, they have the fairest, most level playing field but that if this ordinance is adopted, they are giving the rich guy the greatest advantage.

ROLL CALL VOTE ON ORDINANCE 2020-47 AS AMENDED

Ayes: Jones, Hale, Gladziszewski, Hughes-Skandijs, Triem, Woll

Nays: Bryson, Smith, Weldon

Motion carried: Six (6) Ayes, Three (3) Nays

The Assembly took a brief recess and reconvened at 8:30p.m.

B. Ordinance 2020-48 An Ordinance Amending the Uniform Sales Tax Code to Repeal a Tax Exemption for the Sale of Goods aboard Cruise Ships.

This ordinance would repeal the tax exemption on the sale of goods and services aboard cruise ships within the City and Borough of Juneau. This exemption reduces municipal revenue, which effectively shifts the tax burden to other taxpayers. This exemption may also be a disincentive for cruise passengers to purchase similar goods and services from local small businesses. If adopted, the effective date of this ordinance would be delayed to January 1, 2022.

The Assembly Finance Committee reviewed this request at its September 2 meeting.

Mr. Watt explained that if there were amendments done to this ordinance that it had to meet legal standards. He suggested that if the Assembly did wish to make amendment, he recommended they refer the ordinance back to committee for amendment work.

The City Manager recommended the Assembly adopt this ordinance as is or to refer it to committee for purposes of amendment.

Mr. Watt also noted that packet pages 83-84 contained a memo from Mr. Palmer and Mr. Rogers that should be taken into consideration if the Assembly decided to make any amendments to the ordinance as it has to be both legally correct and practical for both sides of the equation.

Public Comment

Mr. Craig Dahl, Executive Director of the Chamber of Commerce and said the Chamber has already sent in a letter about this ordinance. He said it is their understanding that the cruise industry was in negotiations with the city on a compromise to this ordinance and that process on the compromise has not been completed and it was still in process. While the Chamber agrees the City should be looking for additional revenue funds, they are not in agreement with this ordinance at this time. He asked that the Assembly send it back to committee for additional work.

Mr. Jones asked Mr. Dahl about the negotiations that he mentioned as this was the first he'd heard about it. Mr. Dahl said he thought it was the City Manager and/or City Attorney but would defer to them. Mr. Watt clarified that when the Assembly referred this from the Finance Committee, cruise ship industry members reached out to him wanting to discuss possibly different rules, ranging from a possible exemption to no exemption. Mr. Watt said that he asked Mr. Palmer and Mr. Rogers to work on a legal/policy memo so that in case there were any amendments, they wouldn't end up with something that was not legally correct or could not be practically administrated. He told CLIA that a memo was forthcoming and they had been patiently waiting and due to everything that has been going on, that memo did not come out until the packet was completed on Friday. He said there has not been any negotiations yet at this point, just discussions about what the sidebars would be if this ordinance was passed.

Mayor Weldon thanked Mr. Watt for his clarification. She asked if anyone else from the public wished to testify.

Mr. Starr Parmley, a resident of South Douglas, spoke in favor of this ordinance and said that competition is fair and healthy and any corporation should be competing on the same footing as our local business owners. He encouraged them to adopt the ordinance at this time.

Assembly Action

MOTION by Ms. Gladziszewski to adoption Ordinance 2020-48 and asked to open it for discussion.

Ms. Gladziszewski said that this is the first the Assembly has heard about negotiations and would like to hear more about that.

Ms. Hale said she objected for purposes of discussion. She said that since the ordinance, as written, has an effective date of January 2022, she thought it might be best to refer it back to committee for additional work. Mayor Weldon asked Ms. Hale if she was wanting to do what Mr. Smith attempted to do earlier and make a motion to refer the matter back to the Assembly Finance Committee.

MOTION by Ms. Hale to refer Ordinance 2020-48 back to the Assembly Finance Committee and asked for unanimous consent.

Ms. Gladziszewski said that she supports Ms. Hale's motion. She clarified that since this has already been introduced, if it is amended at AFC, it would not have to be reintroduced unless it was substantially changed. Mr. Palmer confirmed that would be accurate.

Additional discussion took place about the purposes of referring it back to AFC.

There being no further objection, Ordinance 2020-48 was referred to the Assembly Finance Committee for additional work.

C. Ordinance 2020-09(J) An Ordinance Appropriating \$1,100,000 to the Manager as a Grant to United Human Services of SE Alaska to Construct the Southeast Community Services Center; Funding Provided by the General Fund's Fund Balance.

This ordinance would authorize a grant of \$1,100,000 to United Human Services. The introduction of this ordinance has been moved up so that in the event the Assembly approves this ordinance, site work for UHS can proceed in concert with the Glory Hall facility.

The City Manager recommends the Assembly adopt this ordinance.

Public Comment

Dave Ringle, a resident in the airport neighborhood, he is the General Manager at St. Vincent de Paul and he spoke in favor of the ordinance. As an agency, they work with the homeless and they provide housing and shelter services and their goal is to make homelessness rare, brief, and non-reoccurring. He said that just putting a roof over people's heads is just one part of the solution. He said that a unified working relationship with other agencies that will provide a strong campus to help address those issues that keep people from finding permanent housing.

Joe Parrish, a resident on the Back Loop Road, said that he was leading an effort 13 years ago in tandem with United Way to try to identify a way to organize a unified effort for providing human services in our community. After 13 years of continuous efforts, this has culminated in finding the land, funding, and unified efforts to bring a campus to fruition. He spoke in favor of this ordinance as it will help leverage additional funding from other services to provide for a one stop campus where services can be offered and received.

Paul Douglas, a resident of West Juneau, emphasized that the \$1.1 million request is important now as they hope to leverage these funds to be able to tap into \$4 million in other funding sources in Alaska. He said that it is also important to have the money soon to help them save money by combining some of their construction costs with the Glory Hall project.

Marla Berg, a resident of downtown Juneau, serves as the Chair of the Glory Hall Board. She thanked CBJ for partnering with Glory Hall on the new campus in the valley. She said that the Glory Hall Board sent a letter of support to the Assembly for the UHS full funding proposal. This is a non-profit center that will be a game changer for our community and will be able to

create an asset to the new neighborhood and the whole community. UHS needs the upfront funding support from CBJ to make this happen.

Norton Gregory, a resident of Douglas, spoke in favor of the ordinance. He said that UHS is a non-profit dedicated to creating efficiencies in the non-profit sector and when this facility is constructed, it will provide a place for 8 other non-profit agencies.

Amy Skilbred, Executive Director of Juneau Community Foundation said that she and the JCF supports United Human Services and were in support of this ordinance for all the same reasons the previous speakers noted. JCF has created a project fund for this project to be able to collect donations from the community and others towards this project.

Starr Parmley, a South Douglas resident, spoke in favor of the ordinance.

Assembly Action

MOTION by Ms. Triem to adopt Ordinance 2020-09(J) and asked for unanimous consent.

Hearing no objection, the motion passed by unanimous consent.

Ms. Gladziszewski thanked all the people who have worked so hard for so long to try to bring this project to life.

D. Emergency Appropriation Resolution 2915 An Emergency Appropriation Resolution Appropriating \$70,000 to the Manager as a Grant to Shepherd of the Valley Lutheran Church for Three Drop-In Distance Learning Centers for School-Age Youth During the COVID-19 Pandemic; Funding Provided by the CARES Act Special Revenue Fund.

This emergency appropriation resolution would authorize a \$70,000 grant to Shepherd of the Valley Lutheran Church to administer funds for three drop-in distance learning centers for school-age youth during the COVID-19 pandemic. The learning centers, operated by Shepherd of the Valley, Resurrection Lutheran Church, and Juneau Christian Center, would provide students with internet access for distance learning, printers for homework, tutors, and supervision, allowing parents to return to normal working schedules. Shepherd of the Valley has coordinated with the Juneau School District to have free meals delivered to the facilities for eligible students.

This request would be funded by the CARES Act Special Revenue Fund.

Funding for this request is needed as soon as possible to allow the organizations to establish center operations prior to the December 30, 2020 CARES Act funding expenditure deadline. For this reason, this is an emergency resolution.

The City Manager recommends the Assembly adopt this emergency resolution.

Public Comment

None.

Assembly Action

MOTION by Ms. Hale to adopt Emergency Appropriation Resolution 2915 and asked for unanimous consent.

Objection by Ms. Hughes-Skandijs for purposes of a question. She asked about the COVID-19 safety plans they have for the program.

Pastor Stage-Harvey answered questions from Ms. Hughes-Skandijs regarding the COVID Safety plans in place. There is a great need for kids to have a place to be kids and do their school work. She did provide one clarification regarding the fact that they are providing food as well. She said that is was not included in the packet information. Ms. Hughes-Skandijs removed her objection.

Hearing no further objection, the motion passed by unanimous consent.

E. Emergency Appropriation Resolution 2916 An Emergency Appropriation Resolution Appropriating up to \$79,300 to the Manager as a Grant to Southeast Alaska Food Bank to Address Food Security Needs Among Vulnerable Populations During the COVID-19 Pandemic; Funding Provided by the CARES Act Special Revenue Fund.

This emergency appropriation resolution would authorize a \$79,300 grant to Southeast Alaska Food Bank (SEAFB) to address food security needs among vulnerable populations during the COVID-19 pandemic. The public health emergency has severely impacted Juneau's vulnerable population and their need for secure food sources, which has led to an increase in demand at the local food bank. If approved, this grant would reimburse SEAFB for the cost of food and other COVID-19 related costs from March 1 through December 30, 2020.

This request would be funded by the CARES Act Special Revenue Fund.

Funding for this request is needed as soon as possible to allow SEAFB to continue addressing food security needs through the eligible CARES Act expenditure period. For this reason, this is an emergency resolution.

The City Manager recommends the Assembly adopt this emergency resolution.

Public Comment

None.

Assembly Action

MOTION by Mr. Bryson to adopt Emergency Appropriation Resolution 2916 and asked for unanimous consent.

Ms. Hale said there were a number of Emergency Appropriation Resolutions on the agenda and the pie chart was not part of the packet so she asked if Mr. Watt could provide them with information regarding the amounts of the remaining CARES Act funds that have not yet been allocated. Mr. Watt said there is at least \$5.6 million remaining after all expenditures before this on this agenda were approved. He said that the pie chart would again be provided at the Nov. 4 AFC meeting.

Hearing no further objection, the motion passed by unanimous consent.

F. Emergency Appropriation Resolution 2917 An Emergency Appropriation Resolution Appropriating up to \$85,000 to the Manager as a Grant to St. Vincent de Paul for

COVID-19 Related Costs for Sheltering, Food, and Support to Vulnerable Populations; Funding Provided by the CARES Act Special Revenue Fund.

This emergency appropriation resolution would authorize an \$85,000 grant to St. Vincent de Paul for COVID-19 related costs for sheltering, food, and support to vulnerable populations during the pandemic. The public health emergency has severely impacted Juneau's vulnerable population and their need for secure food sources and safe, socially-distant sheltering. If approved, this grant would reimburse St. Vincent de Paul for COVID-19 related costs incurred from March 1 through December 30, 2020, up to \$85,000.

This request would be funded by the CARES Act Special Revenue Fund.

Funding for this request is needed as soon as possible to allow St. Vincent de Paul to continue addressing sheltering and food security needs for Juneau's vulnerable population through the eligible expenditure period. For this reason, this is an emergency resolution.

The City Manager recommends the Assembly adopt this emergency resolution.

Public Comment

None.

Assembly Action

MOTION by Ms. Hughes-Skandijs to adopt Emergency Appropriation Resolution 2917 and asked for unanimous consent.

Hearing no further objection, the motion passed by unanimous consent.

G. Ordinance 2019-06(AN) An Ordinance Appropriating to the Manager the Sum of \$8,350,000 as Funding for the City and Borough of Juneau's Fiscal Year 2020 COVID-19 Related Costs; Funding Provided by Federal Revenue and State Revenue.

This ordinance would appropriate \$8,350,000 for the City and Borough of Juneau's FY2020 COVID-19 related costs. Funding is provided by federal and state revenue. State revenue from the Department of Health and Social Services (DHSS) is provided to cover COVID-19 screening costs at the Juneau International Airport. Federal revenue is comprised of CARES Act and FEMA funding, and is estimated to be allocated as per the following table:

	CBJ CARES	FEMA	Alaska DHSS	Total
Personnel	\$ 7,246,353	\$ 0	\$ 115,330	\$7,361,683
Commodities/Serv	\$ 588,234	\$393,000	\$ 7,083	\$ 988,317
Total	\$ 7,834,587	\$393,000	\$ 122,413	\$8,350,000

The Assembly Finance Committee reviewed this request at its September 2, 2020 meeting.

The City Manager recommends the Assembly adopt this ordinance.

Public Comment

None.

Assembly Action

MOTION by Ms. Woll to adopt Ordinance 2019-06(AN) and asked for unanimous consent.

Hearing no objection, the motion passed by unanimous consent.

H. Ordinance 2019-07(B) An Ordinance Appropriating \$1,015,700 from the Treasury for the Juneau School District's Fiscal Year 2020 COVID-19 Related Costs, Funding Provided by Federal Revenue and Miscellaneous Donations.

This ordinance would appropriate \$1,015,700 for the Juneau School District's FY2020 COVID-19 related costs. Funding is provided by federal revenue and miscellaneous donations. Federal revenue is comprised of pass-through funding from the Department of Education and Early Development (DEED) for contact tracing costs, the Department of Health and Social Services (DHSS) for childcare costs, JSD CARES Act funding, and CBJ CARES Act and FEMA funding, estimated to be allocated as per the following table:

	JSD CARES	CBJ CARES/ FEMA	Alaska DEED	Alaska DHSS	Misc. Donations	Total
Personnel	\$ 27,900	\$ 299,700	\$ 2,000	\$ 550,000	\$ 36,600	\$ 916,200
Comms/Services	\$ 56,800	\$ 6,500	\$ 0	\$ 0	\$ 36,200	\$ 99,500
Total	\$ 84,700	\$ 306,200	\$ 2,000	\$ 550,000	\$ 72,800	\$1,015,700

This request was approved at the School Board's September 8, 2020 meeting. The Assembly Finance Committee reviewed this request at its September 2 meeting.

The City Manager recommends the Assembly adopt this ordinance.

Public Comment

None.

Assembly Action

MOTION by Mr. Smith to adopt Ordinance 2019-07(B) and asked for unanimous consent.

Hearing no objection, the motion passed by unanimous consent.

I. Ordinance 2020-10(A) An Ordinance Appropriating \$949,000 from the Treasury for the Juneau School District's Fiscal Year 2021 COVID-19 Related Costs; Funding Provided by Federal Revenue.

This ordinance would appropriate \$949,000 for the Juneau School District's FY2021 COVID-19 related costs. Funding is provided by federal revenue comprised of JSD CARES Act funding and pass-through funding from the Department of Education and Early Development (DEED) for contact tracing costs, allocated as per the following table:

	JSD CARES	Alaska DEED	Total
Personnel	\$ 187,400	\$ 24,000	\$ 211,400
Commodities/Serv.	\$ 737,600	\$ 0	\$ 737,600
Total	\$ 925,000	\$ 24,000	\$949,000

The Assembly Finance Committee reviewed this request at its September 2 meeting.

The City Manager recommends the Assembly adopt this ordinance.

Public Comment

None.

Assembly Action

MOTION by Mr. Jones to adopt Ordinance 2019-10(A) and asked for unanimous consent.

Hearing no further objection, the motion passed by unanimous consent.

J. Ordinance 2019-06(AM) An Ordinance Appropriating to the Manager the Sum of \$5,583,367 to Fund the City and Borough of Juneau and Bartlett Regional Hospital's Fiscal Year 2020 Public Employees' Retirement System (PERS) Contribution; Funding Provided by the Alaska Department of Administration.

This ordinance would appropriate \$5,583,367 for the State of Alaska's FY2020 6.62% PERS benefit rate paid on-behalf of the CBJ and BRH, distributed as follows:

City and Borough of Juneau \$2,865,909

Bartlett Regional Hospital \$2,717,458

Funding is provided by the Alaska Department of Administration, authorized by passage of HB39 during the 2019 legislative session.

This is a housekeeping ordinance to properly account for these on-behalf payments and has no impact on the CBJ or BRH's finances.

The City Manager recommends the Assembly adopt this ordinance.

Public Comment

None.

Assembly Action

MOTION by Ms. Gladziszewski to adopt Ordinance 2019-06(AM) and asked for unanimous consent.

Hearing no objection, the motion passed by unanimous consent.

K. Ordinance 2020-52 An Emergency Ordinance Amending the City and Borough of Juneau COVID-19 Mitigation Strategies and Providing for a Penalty.

The CBJ adopted the COVID-19 Risk Mitigation strategies with Ordinance 2020-46. Over the last month, the CBJ Emergency Operations Center proposed amendments to the mitigation strategies to better protect the public health related to bars and restaurants and related to travel. This ordinance makes those amendments in Exhibit A otherwise the text of this ordinance is the same as Ordinance 2020-46.

The City Manager recommends the Assembly adopt this emergency ordinance.

Mayor Weldon reminded members that an Emergency Ordinance requires the vote of six members to pass.

Public Comment

None.

Assembly Action

MOTION By Ms. Triem to adopt Ordinance 2020-52 for purposes of a question.

Ms. Triem asked Ms. Cosgrove if she could provide information on the changes since it was hard to read in the packet materials. Ms. Cosgrove provided an explanation of the primary changes, those being related to clearing up some of the confusion related to bars and restaurants as well as some changes that resulted from the state's recent travel changes.

Ms. Gladziszewski asked about the "intrastate" travel and the quarantine being crossed out. There are more cases now than when this was initially adopted. Ms. Cosgrove said that the red line version has the wording to reflect the "strict social distancing" language in the new travel mandate 10.

Additional discussion took place about trying to make the definition of strict social distancing clear in our messaging as the definition is buried in the state travel mandate.

Hearing no objection, the motion passed by unanimous consent.

Mr. Jones served Notice of Reconsideration on Ordinance 2020-47 for reconsideration at the next Assembly meeting.

X. UNFINISHED BUSINESS

None.

XI. NEW BUSINESS

A. Dimond Park Field House

Mr. Watt said that the packet had a memo in it and he will be working with committee chairs on bringing an ordinance for the City to take over the Dimond Park Field House through the committees. Mr. Bryson said that he attended the PRAC meeting at which this was discussed and the key question he asked during that meeting was if there was any amount of money that CBJ might try to come up with to help the Dimond Park Field House solvent and they were told there was not.

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

There are four property owners that are requesting that the Assembly authorize the Assessor to consider a late-filed exemption request for their property assessment. The action required by the Assembly is to determine whether or not the late-filed exemption requests will be heard. Evidence on the assessment itself or the merit of the request is not relevant. The Assembly should consider each request separately and determine whether or not the property owner was unable to comply with the 30-day filing requirement.

The burden of proof is upon the property owner to show the inability to file a timely exemption request. In this context, the word “unable” does not include situations in which a property owner forgot about, or overlooked, the assessment notice, was out of town during the period for filing an exemption, or similar situations. Rather, it covers situations that are beyond the property owner’s control and would prevent a property owner from recognizing what is at stake and dealing with it. Examples of this would include physical or mental disability serious enough to prevent a person from dealing rationally with their private affairs. Disagreeing with the amount of the assessment does not constitute inability to submit a timely exemption request, nor does a notice of assessment being sent to a wrong address. The property owner is responsible for keeping a current, correct address on file with the assessor’s office.

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.

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

Assembly Action

MOTION by Ms. Gladziszewski to consider the two Late File Hardship Exemption applications and the one Senior Citizen Late Filed Exemption individually and that they approve each of those applications for filing and asked for unanimous consent. *Hearing no objection, the motion passed by unanimous consent.*

Ms. Gladziszewski asked about the non-profit exemption late filed application. She said that she didn’t recall seeing that before and she asked the City Attorney to provide some additional information on that. Mr. Palmer said these are rarely seen by the Assembly but the code does provide for a community purpose or charitable purpose exemption and there is a process for late filed applications to come before the Assembly.

MOTION by Ms. Gladziszewski for the Assembly to accept the late filed application for Perseverance Theater.

Ms. Hale objected for purposes of a question. She asked Mr. Palmer that this is something that CBJ does routinely for non-profits. Mr. Palmer said his recollection is that a community purpose exemption has to be applied for every year. He said that a charitable purpose exemption, once granted is in existence for a while until circumstances may change. He said that Perseverance likely applied for the community purpose exemption last year but was late in filing their paperwork this year. Ms. Hale removed her objection. *Hearing no further objection, the motion passed by unanimous consent.*

XII. STAFF REPORTS

A. COVID-19 Legislation Update re Public Health Items – Mr. Palmer provided a memo in the packet that addressed legislation that is coming up for expiration and also an idea of the calendar dates involved with each. He said that there have been a few changes based on the Assembly action at tonight’s meeting. He drew their attention to the November 10 AFC meeting, which may be a new meeting to some as it was not previously scheduled that meeting will address the CARES Act funding for the items introduced tonight. The other meeting he highlighted was a Special Assembly meeting now scheduled for November 16 which had not previously been scheduled and that was to address any issues related to the expiration of the Governor’s Emergency Declaration.

Mr. Smith asked if there are things that CBJ is doing that are funded by the state that will expire if the Governor's action expires as scheduled. Mr. Jones provided information about the November 10 AFC meeting and how that fits in with the state timing. Ms. Hale said that if the emergency declaration is not renewed by the Governor the medical community will be hurting.

Additional discussion took place regarding the dates on Mr. Palmer's memo.

Ms. Hale asked if it would be possible to have the minutes excerpt from the section of this meeting at the next meeting when Ordinance 2020-47 comes back under reconsideration.

XIII. ASSEMBLY REPORTS

A. Mayor's Report

Mayor Weldon noted that she asked the Clerk to email out the Assembly Committee/Liaison list during one of the breaks.

MOTION by Mr. Jones to approve the list as sent out.

Mayor Weldon noted that the Assembly Retreat will be starting at 8:30a.m. on November 7. She said that Ms. Cosgrove has secured the Elizabeth Peratrovich Hall for the retreat. The plan is to have a boxed light breakfast/snack, and boxed lunch and that we will be practicing strict social distancing to make this happen in person. She said she was making assumptions that Assembly would not be changing any of the goals from last year but, rather, will work on the objectives and implementing actions under those goals. She asked Assemblymembers, if they had any changes, to be sure to send them to her by this Friday. She said that many of the Assembly goals got waylaid due to COVID.

Ms. Gladziszewski asked about the agenda for the retreat. Mayor Weldon said they have a draft agenda but it has not been sent out yet.

Ms. Woll said when she was on the JCOS they had prepared a letter ahead of the Assembly retreat and asked how agencies letters to the Assembly. Mayor Weldon said that many boards/agencies prepare and send letters to the Assembly in advance of the retreat.

Mayor Weldon gave a brief synopsis of the proposed retreat schedule start at 8:30 a.m. and end by 4:30 p.m.:

- Economic Update by Brian Holst from JEDC
- Financial/Budget Update by Jeff Rogers
- Work on Goals
- Lunch
- First Alaskans Institute Dialogue
- Committee alignment
- Housekeeping items

Ms. Hale suggested fellow Assemblymembers take "ownership" of particular goals.

Mayor Weldon asked Assemblymembers what they wanted to do about taking an Assembly photo. The options are: 1) Wait until summer, 2) take a picture with masks, 3) take a Brady

Bunch Zoom view, or 4) take a socially distant outdoor picture, 5) take photos at individual Assembly Chamber seats with the photos photo shopped together for one master picture, or anything else creative they may want to do.

Members discussed options and the Clerk's office will poll the members to come up a final plan.

The Mayor's additionally reported the she toured the Rainforest Recovery unit and she looks forward to them opening up. She also toured Centennial Hall with Mr. Ciambor on Sunday.

B. Committee and Liaison Reports

Committee of the Whole (COW) Ms. Gladziszewski reported that there hasn't been a COW meeting since the last Assembly meeting.

Assembly Finance Committee (AFC) The last meeting was held on September 30 and dealt with many of those items on tonight's agenda under public hearing and introduction. At the November 4 meeting Mr. Rogers will review the current status of finances for moving forward so that they are best prepared to provide budget direction at the November 7 Assembly Retreat. They didn't want to bog it down with CARES finances, therefore there will be another AFC meeting on November 10 to deal with CARES matters.

Public Works and Facilities Committee (PWFC) – there hasn't been a PWFC meeting since the last Assembly meeting.

Human Resources Committee (HRC) there hasn't been an HRC meeting since the last Assembly meeting. The next HRC meeting will be on November 23.

Lands Committee there hasn't been a Lands Committee meeting since the last Assembly meeting.

XIV. ASSEMBLY COMMENTS AND QUESTIONS

Mr. Jones reported that the Juneau School District met on October 21 and due to election certification on October 20 they swore in new members and said good bye to outgoing member Jeff Short. The new School Board officers are President Ebett Siddon, Vice President Kevin Allen, and Clerk Paul Kelly. The JSD Retreat is being held on October 24 from 8:30a.m.-12:30p.m. They discussed board organization, committee assignments and plan to restart schools and the steps they need to take to bringing younger kids first into the schools. He wanted to reiterate what the Superintendent has reported that there are kids in the schools with labs, band, and athletics. They have study centers in the some of the gyms, especially for kids who don't have internet access at home. There has been public comment and questions about schools on Wednesdays and even Eaglecrest has said they would be open on Wednesday since there isn't school on Wednesdays. He said that is not accurate, there IS school on Wednesdays. The next JSD meeting is scheduled for November 10 with a work session followed by a board meeting.

Mr. Jones commented that he listened in on Planning Commission meeting of October 13 re: the Youth Housing project at Hurlock Property. Mr. Jones said he has been talking to the attorney and with the Clerk's office about the Systemic Racism Review Committee and the Clerk's office will begin recruiting. Mr. Bryson will have to schedule a Full Assembly as HRC for BRH and PC and Systemic Racism Review Committee sometime in December. Mr. Bryson provided additional information on the HRC piece.

Ms. Gladziszewski said that the Mayor mentioned the Lands Committee charge discussion at the

retreat. She said there are three standing committees other than the Committee of the Whole and the idea is to look at all the standing committees and how best to make use of the committees.

Ms. Triem said that at the Aquatics Board meeting, they discussed the commercial use fees as well as a new fee schedule. She said that they are providing operational updates at each meeting. She said that currently pools are open with reservations. She also reported that at the last Travel Juneau meeting, they received an update from Mr. Watt on the Centennial Hall budget. She went to the last Chamber meeting and she provided updates to them on Assembly action.

Ms. Hale said there is a Hospital Board meeting tomorrow. She has been attending the meetings regarding the testing equipment and it has been interesting and evolving rapidly.

Mr. Bryson reported that the Parks & Recreation Advisory Committee (PRAC) met at the beginning of the month and they discussed the Dimond Park Field House. He said that was the longest PRAC meeting he's attended. They discussed Montana Creek and the request to the City from the Nordic Ski Group to not allow off road vehicles during the winter. The PRAC decided not to grant the closure request from the Nordic Ski Group to prohibit snow machines for that piece of land.

Mr. Bryson reported that the Homelessness Ad Hoc Committee has met twice, and they have one more meeting to go with recommendations to be brought forward. He said they discussed grant money received from Mental Health Trust. Mr. Bryson said that he met with Congressman Don Young when he was in town and they discussed mining issues as well as Southeast Alaska trash issues.

Ms. Hughes-Skandijs reported that the Juneau Commission on Sustainability (JCOS) met on October 22 for a work session and they are working on a letter in advance of the Assembly retreat. She reported that the Docks and Harbors board had an Operations Committee held a meeting on October 21. They were working to amend the ordinance pertaining to skateboards, roller skating, skating activities around the docks and that was a hot button issue with at least 2 dozen testifiers. She said it was exciting to see young individuals engaging in the process and the heartfelt testimony.

Mr. Smith reported that the Planning Commission has been meeting, and on September 22 they held a COW where they discussed the PC planning priorities. After the COW, they had a regular meeting and they approved Alternative Development Overlay District permit. The Title 49 Committee met a couple of weeks ago. The PC met on October 13 and approved the Hurlock property Conditional Use Permit. They have a meeting tomorrow which includes consideration of a multifamily housing development.

Mr. Smith commented that he attended the Evening at Egan about making Juneau a model sustainable community but we have a long way to go to get to 2045. He remarked on the great turnout with voter participate in a By Mail election and thanked the Clerk's for a smooth election. He reminded everyone to vote next week in the State General Election. He also encouraged members to help spread the word about the housing grant funds which will have applications available tomorrow morning on their website at www.ccsak.org.

Ms. Woll reported that the Blueprint Downtown Committee has been working for approximately 2 years and their packet will be going out for public comment sometime after the holidays.

C. Presiding Officer Reports

None.

XV. CONTINUATION OF PUBLIC PARTICIPATION ON NON-AGENDA ITEMS

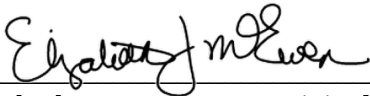
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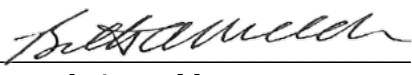
XVI. EXECUTIVE SESSION

XVII. SUPPLEMENTAL MATERIALS

XVIII. ADJOURNMENT

There being no further business to come before the Assembly, the meeting was adjourned at 10:27 p.m.

Signed: 
Elizabeth J. McEwen, Municipal Clerk

Signed: 
Beth A. Weldon, Mayor