

Session 25-22 a Regular Meeting of the City Council of Homer, Alaska was called to order on Monday, September 8, 2025 by Mayor Rachel Lord at 6:00 p.m. at the City Hall Cowles Council Chambers located at 491 E. Pioneer Avenue, Homer, Alaska, and opened with the Pledge of Allegiance.

**PRESENT:** COUNCILMEMBERS ADERHOLD, VENUTI, PARSONS, DAVIS, HANSEN

**ABSENT:** COUNCILMEMBER ERICKSON (EXCUSED)

**STAFF:** CITY MANAGER JACOBSEN  
CITY CLERK KRAUSE  
PORT DIRECTOR HAWKINS  
HR DIRECTOR BROWNING  
PUBLIC WORKS DIRECTOR KORT  
FINANCE DIRECTOR FISCHER  
INFORMATION TECHNOLOGY OFFICER JIRSA  
SPECIAL PROJECTS & COMMUNICATIONS COORDINATOR CARROLL  
COMMUNITY DEVELOPMENT DIRECTOR ENGBRETSSEN

#### **CALL TO ORDER, PLEDGE OF ALLEGIANCE**

Mayor Lord called the meeting to order and invited everyone present to stand for the Pledge of Allegiance.

City Clerk Krause called attendance, Councilmember Erickson requested excusal and timely notice was provided.

**AGENDA APPROVAL** (Only those matters on the noticed agenda may be considered pursuant to City Council's Operating Manual)

Mayor Lord read the Supplemental Items into the Record as follows: **Under REPORTS** Item f. Planning Commission Report – Written Reports provided by Commissioner Scott Smith and Charles Barnwell **Under CITY MANAGER’S REPORT** Item b. FY25 4<sup>th</sup> Quarter Financial Report. **LAYDOWNS provided** under **REPORTS** item e. Comprehensive Plan and Title 21 Rewrite Update, Memorandum from City Planner and Under **CITY MANAGER’S REPORT** item a. Flyer for Candidate Forum hosted by the Homer Chamber of Commerce

ADERHOLD/VENUTI MOVED TO APPROVE THE AGENDA.

There was no discussion.

VOTE. NON-OBJECTION. UNANIMOUS CONSENT.

Motion carried.

#### **MAYORAL PROCLAMATIONS AND RECOGNITIONS**

#### **PUBLIC COMMENT ON MATTERS ALREADY ON THE AGENDA**

Mayor Lord invited the public to comment on any item on the agenda with the exception of the following:

- a. Ordinance 25-57, Appropriating \$40,000 from the General Fund CARMA Fund for the Purchase of Global Positioning System (GPS) Survey Equipment.

- b. Ordinance 25-58, Appropriating \$20,000 from the Fishing Hole CARMA Fund for the Purpose of Installing a Drywell in Tract 2 of the Fishing Hole Subdivision.
- c. Ordinance 25-59, Accepting and Appropriating a State of Alaska Public Library Assistance Grant for FY26 in the Amount of \$7,000 for Books and Library Materials.

Kate Finn, city resident, expressed concerns on the application before the Corps of Engineers submitted by a private property owner on the Homer Spit wanting a permit to place fill materials for a small parking lot.

Mayor Lord noted the processes that would be required if the property owner was granted a permit by the Corps of Engineers, until then there was no action that could be taken by the city.

## **RECONSIDERATION**

**CONSENT AGENDA** (Items listed below will be enacted by one motion. If a separate discussion is desired on an item, that item may be removed from the Consent Agenda and placed on the Regular Meeting Agenda at the request of a Councilmember.)

- a. Homer City Council Special Meeting Minutes for August 19, 2025 and Regular Meeting Minutes for August 25, 2025. City Clerk. Recommend approval.
- b. Memorandum CC-25-218 from City Clerk re: Liquor License Renewals for Bidarka Best Western/Otter Room and Wild Honey Bistro and Liquor License Transfer for Patel's #2 to Slack Tide. Recommend approval.
- c. Memorandum CC-25-219 from City Clerk re: Confirmation of Election Judges and Canvass Board for the City of Homer Regular Election October 7, 2025. Recommend approval.
- d. Memorandum CC-25-220 from Mayor re: Student Representative Appointments to the Library Advisory Board, Economic Development Advisory Commission and Port & Harbor Advisory Commission. Recommend approval.
- d. Ordinance 25-60, An Ordinance of the City Council of Homer, Alaska, Amending the FY26 Capital Budget by Appropriating \$25,000 Additional Funding from the Port Reserves Fund for the High Mast Light Inspection and Service Project. Port Director/City Manager. Introduction September 8, 2025 Public Hearing and Second Reading September 22, 2025.

Memorandum CC-25-221 from Port Director as backup.

- e. Resolution 25-076, A Resolution of the City Council of Homer, Alaska, Amending the Homer Public Library's Policy on Overdue Materials. Aderhold. Recommend adoption.

Memorandum CC-25-222 from Library Director as backup.

- g. Resolution 25-077, A Resolution of the City Council of Homer, Alaska, Authorizing the City Manager to Apply for a Loan from the State of Alaska Department of Environmental Conservation (ADEC) under its Alaska Drinking Water Fund Program in an Amount Not To Exceed \$1,331,882 to Finance the A-Frame Transmission Line Replacement Project. City Manager/Public Works Director. Recommend adoption.

Memorandum CC-25-223 from Public Works Director as backup.

- h. Resolution 25-078, A Resolution of the City Council of Homer, Alaska, Authorizing the City Manager to Negotiate and Execute the Appropriate Documents for the Acquisition of Real Property Consisting of 26.5 Acres, More or Less and Designating the Use as Conservation. Community Development Director/City Manager. Recommend adoption.

Memorandum CC-25-224 from Community Development Director as backup.

- i. Resolution 25-079, A Resolution of the City Council of Homer, Alaska Awarding the Contract for the Highland Drive Culvert Replacement Project to East Road Services, Inc., of Homer, Alaska, in the Amount Not to Exceed \$587,990 and Authorize the City Manager to Negotiate and Execute the Appropriate Documents. City Clerk. Recommend adoption.

Memorandum CC-25-225 from City Engineer as backup.

- j. Resolution 25-080, A Resolution of the City Council of Homer, Alaska, Expressing Support for the Homer Port Coastal FREIGHT Project, Endorsing the City's Grant Application to the United States Department of Transportation Maritime Administration's FY2025 Port Infrastructure Development Program (PIDP) and Committing Local Match Funds. City Manager/Port Director. Recommend adoption.

Memorandum CC-25-226 from Special Project & Communications Coordinator as backup.

City Clerk Krause read the Consent Agenda as presented into the record.

ADDERHOLD/VENUTI MOVED TO ADOPT THE CONSENT AGENDA AS READ.

There was no discussion.

VOTE. NON-OBJECTION. UNANIMOUS CONSENT.

Motion carried.

## **VISITORS**

- a. The Ferguson Group - Chris Griffin and Lane Dickson

- i. 2025 Federal Advocacy Strategy
- ii. City of Homer 2025 Federal Legislative Platform

Mayor Lord introduced the item and invited Chris Griffin and Lane Dickson to speak to the Council.

Mr. Dickson and Mr. Griffin presented their presentation providing an overview of the proposed efforts and tasks before The Ferguson Group for the upcoming and previous quarter. They reviewed their efforts on behalf of the City in support of the various projects that may benefit from federal funding opportunities but will also be keeping their eyes open for opportunities for any projects listed in the Capital Improvement Plan.

## **ANNOUNCEMENTS / PRESENTATIONS / REPORTS (5 Minute limit per report)**

- a. Worksession Report

City Manager Jacobsen reported on the presentation of the Capital Improvement Plan development process and tasks requested of Council.

b. Committee of the Whole Report

Councilmember Aderhold reported on the Council discussion on Resolution 25-080, paving of Eric Lane and West Fairview along with pedestrian safety measures, addressing speeding traffic with input from the Public Works Director, Water Quantity Report from the Public Works Director and handling of Karen Hornaday Park boundaries through the Land Allocation Plan to address the newly acquired property.

c. Mayor's Report

Mayor Lord acknowledged the errors in her newsletter, will have a special election focused newsletter, meeting the new Homer High School principal and encouraging him to speak to Council with any concerns or comments, attending a ribbon cutting ceremony for the new entrance approach at the High School, Homecoming Week, moving the recreation center project forward and asking staff to include the 2022 proposed conceptual design and town center information for review and scheduling an All Hands Worksession for November 3, 2025 on how to communicate effectively with Council and attending a Congressional Staff Meeting on September 18<sup>th</sup> while Mayor pro Tem Aderhold will be welcoming Tandem Bike Riders to Homer.

d. Borough Report

Kelly Cooper, Assemblyperson reported on two propositions that will be affecting Homer voters on the Borough Ballot Amending the Election date to November and Hand Counting Ballots explaining the impacts to the Borough and City. She addressed the status of the Transfer Station being closed due to staffing issues and provided clarification on the impacts to the hand counting of ballots and moving elections to November.

e. Comprehensive Plan and Title 21 Status Update

Ryan Foster, City Planner provided a written report as a laydown and spoke to his report. He noted that the draft of Title 21 is expected to be presented to the Planning Commission.

f. Planning Commission

Scott Smith, Chair and Charles Barnwell, Vice Chair provided written reports for the Supplemental packet.

Commissioner Barnwell provided a verbal summary of his written report noting the action items that Commissioner Smith summarized in his written report. He then provided commentary on the Comprehensive Plan and that the Commission voted not to recommend Council approve Ordinance 25-54 due to concerns regarding existing businesses are required to perform such as hooking up to water and sewer, noise impacts if they used generators, and parking.

g. Port and Harbor Advisory Commission

There was no report provided.

**PUBLIC HEARING(S)**

- a. Ordinance 25-57, An Ordinance of the City Council of Homer, Alaska, Amending the FY26 Capital Budget by Appropriating \$40,000 from the General Fund Capital Asset Repair and Maintenance Allowance (CARMA) Fund for the Purchase of Global Positioning System (GPS) Survey Equipment. Public Works

Director/City Manager. Introduction August 25, 2025 Public Hearing and Second Reading September 8, 2025.

Memorandum CC-25-209 from Public Works Director as backup.

Mayor Lord introduced the item by reading of the title and opened the public hearing.

There was no public testimony.

Mayor Lord closed the public hearing and requested a motion.

ADERHOLD /VENUTI MOVED TO ADOPT ORDINANCE 25-57 BY READING OF THE TITLE ONLY FOR SECOND AND FINAL READING.

There was no discussion.

VOTE. NON-OBJECTION. UNANIMOUS CONSENT.

Motion carried.

- b. Ordinance 25-58, An Ordinance of the City Council of Homer, Alaska, Amending the FY26 Capital Budget by Appropriating \$20,000 from the Fishing Hole Capital Asset Repair and Maintenance Allowance (CARMA) Fund for the Purpose of Installing a Drywell in Tract 2 of the Fishing Hole Subdivision. City Manager/Port Director. Introduction August 25, 2025 Public Hearing and Second Reading September 8, 2025.

Memorandum CC-25-212 from Port Director as backup.

Mayor Lord introduced the item by reading of the title and opened the public hearing.

There was no public testimony.

Mayor Lord closed the public hearing and requested a motion.

ADERHOLD/VENUTI MOVED TO ADOPT ORDINANCE 25-58 BY READING OF TITLE ONLY FOR SECOND AND FINAL READING.

There was no discussion.

VOTE. NON-OBJECTION. UNANIMOUS CONSENT.

Motion carried.

- c. Ordinance 25-59, An Ordinance of the City Council of Homer, Alaska, Amending the FY26 Capital Budget by Accepting and Appropriating a State of Alaska Public Library Assistance Grant for FY26 in the Amount of \$7,000 for Books and Library Materials. City Manager/Library Director. Introduction August 25, 2025 Public Hearing and Second Reading September 8, 2025.

Memorandum CC-25-213 from Library Director as backup.

Mayor Lord introduced the item by reading of the title and opened the public hearing.

There was no public testimony.

Mayor Lord closed the public hearing and requested a motion.

ADERHOLD/VENUTI MOVED TO ADOPT ORDINANCE 25-59 BY READING OF TITLE ONLY FOR SECOND AND FINAL READING.

Councilmember Venuti expressed comments regarding appreciation for the staff applying for grants and the inherent benefits to the Library.

VOTE. NON-OBJECTION. UNANIMOUS CONSENT.

Motion carried.

## **ORDINANCE(S)**

### **CITY MANAGER'S REPORT**

- a. City Manager's Report
- b. FY25 4<sup>th</sup> Quarter Report                      Refer to Supplemental Packet

Mayor Lord introduced the topic and deferred to City Manager.

City Manager Jacobsen reviewed her report and facilitated discussion on the following:

- Proposed amendment to the procurement policy to allow for a set dollar amount over authorized budget amount authorized by Department Director and City Manager.
  - Preference expressed that Council approves all amounts.
  - Staff Standard Operating Procedures for developing estimates or costs
    - Having consistency across departments.
- HERC Toxin Report
- Links in the Mayor's Newsletter to the City Manager's Report very valuable to the public
- HEA Land update for the next meeting
- Annual Toddler Swap Homer High School Commons
- National Diaper Awareness Week

## **PENDING BUSINESS**

## **NEW BUSINESS**

## **RESOLUTIONS**

## **COMMENTS OF THE AUDIENCE**

Mike Jones, City Resident and Candidate for City Council expressed comments on the Mayor's Newsletter and the process and information provided.

## **COMMENTS OF THE CITY ATTORNEY**

City Attorney Gatti commented it was a very good meeting.

## **COMMENTS OF THE CITY CLERK**

City Clerk Krause did not have any comments.

### **COMMENTS OF THE CITY MANAGER**

City Manager Jacobsen stated that interviews for the Fire Chief position will start this week with a staff panel first and she will look forward to their recommendations upon her return. She then announced the open positions within the city and encouraged interested persons to visit the city website to find out more about the positions available with the City.

### **COMMENTS OF THE MAYOR**

Mayor Lord expressed a big shout out of appreciation to the new student representatives on the Commissions and Board. Noting that there were three appointed tonight, and also to all the election workers who signed up. We have a really strong roster of election workers this year, so thanks to the folks who stepped forward for that. It takes a community.

### **COMMENTS OF THE CITY COUNCIL**

Councilmember Venuti expressed her appreciation to the students that stepped up and noted the interesting comments they wrote on why they wanted to serve. She then recognized the work of the Advisory Bodies expressing appreciation for their hard work and announced the following events: Peony Celebration meeting of the year, Putting on the Ritz in October, Food Bank Empty Bowl Event in November.

Councilmember Parsons expressed his appreciation for the Clerk's Office Staff, the wonderful summer with everything going smoothly and it's all due to how hard the staff is working, with direction from the City Manager and expressing congratulations to the community on a wonderful summer joy to watch and participate in, the student representatives are cool and it is proof that they are invested in the community and want to be involved.

Councilmember Aderhold reported attending a random seminar on marine invasive species at the college and it was interesting to see that ballast water from ships, boats is no longer a major concern but the bad news is that the hulls of vessels still bring invasive species into the waters of Cook Inlet and Kachemak Bay, recommending that they keep that in mind as it has huge economic impacts.

Councilmember Davis expressed appreciation for the summer like day and wrapping up the meeting to enjoy the last couple of hours and he will not be attending the September 22<sup>nd</sup> meeting announcing the various Candidate Forums that will be held on the 16<sup>th</sup> at the College, Homer Public Library on the 18<sup>th</sup> and 24<sup>th</sup>.

Councilmember Hansen commented that it was good meeting and noted that her children were growing up so fast and her mom growing older, so she appreciated being able to get the meetings done early to be able to spend the time with her family.

### **ADJOURNMENT**

Mayor Lord adjourned the meeting at 7:23 p.m. stating the next Regular Meeting is Monday, September 22, 2025 at 6:00 p.m., Committee of the Whole at 5:00 p.m. A Special Meeting at 3:30 p.m. All meetings are scheduled to be held in the City Hall Cowles Council Chambers located at 491 E. Pioneer Avenue, Homer, Alaska.

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RENEE KRAUSE, MMC, CITY CLERK

APPROVED: \_\_\_\_\_