



Agenda

City Council Committee of the Whole

Monday, June 08, 2026 at 5:00 PM

City Hall Cowles Council Chambers In-Person & Via Zoom Webinar

Homer City Hall

491 E. Pioneer Avenue
Homer, Alaska 99603
www.cityofhomer-ak.gov

Zoom Webinar ID: 953 097 829 Password: 234969

<https://cityofhomer.zoom.us>
Dial: 346-248-7799 or 669-900-6833;
(Toll Free) 888-788-0099 or 877-853-5247

CALL TO ORDER, 5:00 P.M.

AGENDA APPROVAL (Only those matters on the noticed agenda may be considered, pursuant to City Council's Operating Manual, pg. 6)

CONSENT AGENDA

REGULAR MEETING AGENDA

DISCUSSION TOPIC(S)

- a. Ordinance 26-30, An Ordinance of the City Council of Homer, Alaska Amending the FY27 Capital Budget by Appropriating \$50,000 from the Homer Accelerated Roads and Trails (HART) Trails Fund for the Purpose of Funding Conceptual Planning for a Looped Trail above Karen Hornaday Park. Davis/Erickson. Recommended dates Introduction June 8, 2026 Public Hearing and Second Reading June 22, 2026.
- b. Resolution 26-041, A Resolution of the City Council of Homer, Alaska Directing the City Manager to Issue a Request for Proposals for Route Identification and Conceptual Planning for a Low-Impact Looped Hiking Trail above Karen Hornaday Park. Davis/Erickson.

Memorandum CC-26-120 from Councilmembers Davis and Erickson as backup.

WORKSESSION AGENDA

- a. Draft Feasibility Report from US Army Corps of Engineers (USACE)

COMMENTS OF THE AUDIENCE

ADJOURNMENT NO LATER THAN 5:50 P.M.

Next Regular Meeting is Monday, June 22, 2026, at 6:00 p.m., Worksession at 4:00 pm., Committee of the whole at 5:00 p.m. All meetings scheduled to be held in the City Hall Cowles Council Chambers located at 491 E. Pioneer Avenue, Homer, Alaska.

**CITY OF HOMER
HOMER, ALASKA**

Davis/Erickson

ORDINANCE 26-30

AN ORDINANCE OF THE CITY COUNCIL OF HOMER, ALASKA AMENDING THE FY27 CAPITAL BUDGET BY APPROPRIATING \$50,000 FROM THE HOMER ACCELERATED ROADS AND TRAILS (HART) TRAILS FUND FOR THE PURPOSE OF FUNDING CONCEPTUAL PLANNING FOR A LOOPED TRAIL ABOVE KAREN HORNADAY PARK.

WHEREAS, The City owns two parcels above Karen Hornaday Park totaling 30 acres; and

WHEREAS, There is strong interest in the community for developing a looped trail system on the properties that will utilize native or lightly improved surfaces, alignment-based drainage, limited excavation, minimized use of imported materials, minimization of tree and shrub removal, and trail alignments responsive to the natural terrain; and

WHEREAS, Council finds that proceeding with a route-focused planning effort is appropriate prior to consideration of more extensive engineering or bid-ready construction design work.

NOW, THEREFORE, THE CITY OF HOMER ORDAINS:

Section 1. The FY27 Capital Budget is hereby amended as follows:

<u>Fund</u>	<u>Description</u>	<u>Amount</u>
165	HART Trails	\$50,000

Section 2. This ordinance is a budget amendment only, is not of a permanent nature and is a non code ordinance.

ENACTED BY THE CITY COUNCIL OF HOMER, ALASKA this ____ day of _____, 2026.

CITY OF HOMER

RACHEL LORD, MAYOR

43 ATTEST:

44

45 _____

46 AMY WOODRUFF, CITY CLERK

47

48 YES:

49 NO:

50 ABSTAIN:

51 ABSENT:

52

53 First Reading:

54 Public Hearing:

55 Second Reading:

56 Effective Date:



MEMORANDUM

Resolution 26-041, A Resolution of the City Council of Homer, Alaska Directing the City Manager to Issue a Request for Proposals for Route Identification and Conceptual Planning for a Low-Impact Looped Hiking Trail above Karen Hornaday Park. Davis/Erickson.

Item Type: Backup Memorandum
Prepared For: Mayor Lord and Homer City Council
Date: June 3, 2026
From: Councilmembers Davis and Erickson

In our May 26 meeting, Council considered Ordinance 26-29 appropriating \$389,000 for professional services associated with planning and design of a proposed loop trail above Karen Hornaday Park.

The proposed contract resulted from a Request for Proposals (RFP) that included geotechnical investigation, engineering assessment, drainage analysis, slope stabilization, and development of bid-ready design plans for a trail. The scope placed significant emphasis on evaluation and improvement of the existing switchback roadbed trail.

Following discussion, the ordinance failed to receive sufficient support for approval.

This resolution proposes a different approach.

Rather than beginning with extensive engineering analysis and preparation of 100% construction-ready plans, it directs the city manager to issue a more limited RFP focused on identifying the most feasible route for the as-yet unconstructed return segment needed to create a looped hiking trail. The intent is to determine whether a scenic, low-impact trail alignment can be identified before undertaking more extensive engineering and design work.

The resolution reflects several themes repeatedly expressed during public testimony and Council discussion:

- Preference for a hiking trail rather than a multi-use trail intended to accommodate bicycles or motorized vehicles;
- Preference for a low-impact trail design utilizing native surfaces, limited excavation, minimal imported materials, and trail alignments responsive to the natural terrain;
- Avoidance of wet areas, erosion-prone terrain, and unnecessary vegetation removal where feasible;

- Recognition that any future work involving significant vegetation removal, grading, or development on steep slopes may require additional engineering review under Homer City Code; and
- Recognition that future study of drainage, stabilization, scenic overlooks, or other improvements to the existing switchback roadbed may be advisable, but is not the primary purpose of this planning effort.

The resolution specifically directs that the route identification effort be conducted using the City's Level 1 (Backcountry Trail) standards. This designation is generally characterized by narrow native-surface trails, limited grading, and minimal infrastructure, and is therefore more consistent with the low-impact trail concept than higher-level trail classifications incorporating wider corridors and multiple user groups.

The goal of this resolution is not to determine final trail design, construction methods, or future capital expenditures. Rather, it is to identify the most feasible and attractive route for a looped hiking trail and to identify any locations where additional engineering or permitting may later be required.

RECOMMENDATION: Adopt Resolution 26-041

1 **CITY OF HOMER**
2 **HOMER, ALASKA**

3 Davis/Erickson

4 **RESOLUTION 26-041**

5
6 A RESOLUTION OF THE CITY COUNCIL OF HOMER, ALASKA,
7 DIRECTING THE CITY MANAGER TO ISSUE A REQUEST FOR
8 PROPOSALS FOR ROUTE IDENTIFICATION AND CONCEPTUAL
9 PLANNING FOR A LOW-IMPACT LOOPED HIKING TRAIL ABOVE
10 KAREN HORNADAY PARK.

11
12 WHEREAS, The City of Homer owns land above Karen Hornaday Park containing an
13 existing primitive switchback roadbed, and surrounding terrain including meadows and
14 forested ridges with scenic views overlooking Kachemak Bay; and

15
16 WHEREAS, For decades the existing roadbed has been used informally by hikers and
17 other members of the public for out-and-back hiking; and

18
19 WHEREAS, The Homer City Council previously expressed interest in development of a
20 looped hiking trail utilizing portions of the existing primitive roadbed together with a new
21 return trail segment; and

22
23 WHEREAS, Resolution 26-010(A) emphasized trail concepts utilizing native or lightly
24 improved surfaces, alignment-based drainage, limited excavation, minimized use of imported
25 materials, minimization of tree and shrub removal, and trail alignments responsive to the
26 natural terrain; and

27
28 WHEREAS, City staff subsequently issued a Request for Proposals utilizing a
29 substantially broader scope of work, including geotechnical investigation and engineering
30 assessment of the entire thirty (30) acres of City-owned property associated with the proposed
31 trail corridor, together with a significant focus on stabilization and improvement of the existing
32 primitive roadbed; and

33
34 WHEREAS, While the City Council appreciates the professionalism and thoroughness of
35 that broader approach, there was not sufficient Council support for appropriation of funding
36 at the scale required for such an extensive engineering and design effort, despite strong public
37 interest in development of a looped hiking trail in this area; and

38
39 WHEREAS, The City Council nevertheless recognizes that portions of the existing
40 roadbed may benefit from future study regarding drainage improvements, slope stabilization
41 and scenic overlook opportunities; however, such analysis is not the primary intent of this
42 Resolution; and

43 WHEREAS, The City Council finds that the primary public interest at this time is
44 identification of the most feasible and scenic low-impact route for the as-yet unconstructed
45 return portion of the proposed looped hiking trail; and

46
47 WHEREAS, Homer City Code contains specific requirements applicable to development
48 on slopes of greater than fifteen percent (15%), including requirements related to vegetation
49 disturbance, grading, drainage, and engineering review; and

50
51 WHEREAS, The City Council desires that any planning effort proceed in a manner fully
52 consistent with Homer City Code requirements related to affected slopes, vegetation
53 disturbance, drainage, and erosion prevention; and

54
55 WHEREAS, The City Council finds that a lower-cost, route-focused planning effort is
56 appropriate prior to consideration of more extensive engineering or bid-ready construction
57 design work; and

58
59 WHEREAS, This resolution is contingent on the adoption of Ordinance 26-30 that
60 appropriates funding for the project.

61
62 NOW, THEREFORE, BE IT RESOLVED that the City Council of Homer, Alaska hereby
63 directs the City Manager to prepare and issue a Request for Proposals for professional trail
64 planning services focused primarily on identification and conceptual planning of the most
65 feasible low-impact return trail route connecting the upper (north) end of the existing primitive
66 roadbed back down to Karen Hornaday Park.

67
68 BE IT FUTHER RESOLVED that the Request for Proposals shall emphasize:

- 69
- 70 a. Selection of a scenic and meandering wilderness-style trail alignment to be developed
 - 71 at Level 1 as defined by the City of Homer’s Trail Design Criteria Manual;
 - 72 b. Avoidance of wet areas and erosion-prone terrain where feasible;
 - 73 c. Preference for natural or lightly improved trail surfaces wherever feasible;
 - 74 d. Minimization of excavation, grading, imported materials, retaining structures, and
 - 75 other major structural interventions;
 - 76 e. Minimization of tree and shrub removal;
 - 77 f. Preference for trail alignments utilizing slopes of less than fifteen percent (15%) where
 - 78 feasible, and no more than 20% if underlying soil is sand, silt or clay, or 30% if gravel,
 - 79 the maximums allowable per the city’s Trail Design Criteria Manual;
 - 80 g. Avoidance, where feasible, of trail alignments requiring removal of trees or shrubs,
 - 81 especially on slopes greater than fifteen percent (15%), recognizing that such
 - 82 disturbance would constitute development activity under Homer City Code and thus
 - 83 trigger requirements for geotechnical engineering assessment;
 - 84 h. Conceptual recommendations for minimal-intervention approaches for crossings of
 - 85 any unavoidable wet areas, drainage areas, or groundwater seeps; including

86 recommendations for any time-sensitive drainage-related or erosion-control work that
87 might be recommended for the existing roadbed.

88
89 BE IT FUTHER RESOLVED that the Request for Proposals shall direct that field
90 investigation activities may include pruning of vegetation necessary for route identification
91 and evaluation, but shall not include removal of trees or shrubs, grading, excavation, or other
92 land disturbance activities that may require engineering review or permitting under Homer
93 City Code.

94
95 BE IT FUTHER RESOLVED that the Request for Proposals shall request identification, in
96 consultation with City staff, of any specific areas where additional engineering assessment,
97 geotechnical review, or future permitting may be necessary due to slope conditions, drainage
98 concerns, or unavoidable vegetation disturbance regulated under Homer City Code.

99
100 BE IT FURTHER RESOLVED that the Request for Proposals shall include evaluation of a
101 potential trail easement option along a scenic and relatively stable ridgeline adjacent to the
102 western boundary of the City-owned property above Karen Hornaday Park, recognizing that
103 the adjacent landowner has expressed openness to granting such an easement. If determined
104 feasible, the evaluation shall include recommendations regarding whether the City should
105 pursue this option in order to improve the scenic quality and recreational value of the
106 proposed looped hiking trail.

107
108 BE IT FUTHER RESOLVED that the Request for Proposals is intended primarily as a route
109 identification and conceptual trail planning effort and is not intended to request bid-ready
110 engineering plans, retaining wall design, structural stabilization design, or full civil engineering
111 design of the existing primitive roadbed.

112
113 BE IT FUTHER RESOLVED that nothing in this Resolution prevents the City from
114 separately studying or pursuing future stabilization, drainage, erosion-control, or safety
115 improvements associated with the existing primitive roadbed if determined appropriate by the
116 City Council at a later date.

117
118 PASSED AND ADOPTED by the Homer City Council this 8th day of June, 2026.

119
120 CITY OF HOMER

121
122
123
124 _____
125 RACHEL LORD, MAYOR

126 ATTEST:
127
128 _____

- 129 AMY WOODRUFF, CITY CLERK
- 130
- 131 Fiscal note: N/A