PUBLIC WORKS & FACILITIES COMMITTEE
REGULAR MEETING
Assembly Chambers/Zoom Webinar
January 23, 2023

I. CALL TO ORDER

The meeting was called to order at 12:10 PM.

Members Present: Chair Bryson, Ms. Triem, Mr. Smith, and Ms. Hale.

Staff Members Present: Katie Koester, Denise Koch, Greg Smith, John Bohan, and Breckan Hendricks

Other: Marie Heidemann, DOT&PF Project Manager; Steve Noble, DOWL Project Manager, Jim Denson, Waste Management

II. LAND ACKNOWLEDGEMENT

Ms. Triem read the City & Borough of Juneau Land Acknowledgement.

III. APPROVAL OF AGENDA

No changes or comments. Agenda approved as amended.

IV. APPROVAL OF MINUTES

A. November 7, 2022 – Regular Meeting Minutes

One typo was corrected in Section V (b). Minutes approved.

V. ITEMS FOR ACTION

A. Proposed Schedule for Voter Approved 1% Sales Tax Projects FY24-29

Ms. Koester provided a brief overview on the Special 1% Sales Tax Schedule for the next 5 years. She explained that this is a planning document that the Assembly, community, and staff use to schedule the funding of projects that the Assembly and the voters voted on in October of 2022. She noted that the document also travels with the CIP as an information item. The only year that it is binding, is the year that it is appropriated. Travels with the CIP, binding with the year that it is appropriated. This schedule is a best guess from CBJ staff and ultimately it is up to the Assembly to adjust the numbers before it moves to the Finance Committee.

Ms. Hale requested that the Committee review the additional material she had provided. She proposed in the 1% Sales Tax Schedule to front load affordable house. The first year 1 million and then moving money around so that affordable housing is fund remains the same, but are front loaded for fiscal year 25, 26, and 27. She proposed that when PWFC forwards this document to the Finance Committee, they make that proposal and that the PWFC make that money up from other lines and columns that make sense.

Ms. Triem proposed that the IT line be moved and be more immediate than FY26.

Mr. Smith flagged IT as well and noted that Pedersen Hill might require additional review. He also asked if it was appropriate to schedule $500,000 for the waterfront museum if the Assembly has not come to an agreement yet.

Ms. Koester explained that the IT project was intentionally scheduled in FY26 to accommodate other projects that must occur first and that this schedule was amenable to the IT Director. She acknowledged that she was not sure when the Pedersen Hill funding needed to be available. She also explained that the museum CBJ would need some funding to just initiate the conversations for feasibility or design. Ms. Koester stated that one path for the PWFC would be to articulate these concerns in committee today and then when the EPW presents the 1% at the Finance Committee they could present those in a cover memo with responses to the questions.

Ms. Triem acknowledged that she would appreciate additional information on the projects and supported the recommended cover memo. She noted that she would not feel comfortable that the affordable housing fund move around today.

Ms. Hale suggested Ms. Koester bring her proposal as one alternative to Finance. She noted that last year there was not enough to funding for all of the affordable housing projects.

Ms. Hale moved that the PWFC move the proposed schedule for the allocation for prop three 1% sales tax over fiscal years 24-29 with an attachment to address possible forward funding affordable housing and with information about IT and Pederson Hill to the Finance Committee and asked for unanimous consent.

No objection, motion passed.

B. Funds Transfer to Harris Street Reconstruction Capital Improvement Project (CIP)

Ms. Koester provided a brief overview on the fund transfer from the Downtown Street Improvement CIP, which has been completed, to the Harris Street reconstruction noting that costs continue to increase which requires us to shuffle funds around. This project is schedule for this upcoming spring/summer and is a high priority. There are failing water systems in the streets and it is the last known combined storm drainage and municipal water system and it is important for municipal treatment to get storm water out of the treatment plant.

Mr. Smith asked for the overall scope and cost of the project when the PWFC is receiving these transfer requests.

Mr. Bohan provided a rough estimate that this project was under 2 million for construction.

Mr. Smith requested that the transfer be forwarded to the full Assembly for approval and asked for unanimous consent.

No object, motion passed.

C. Resolutions of Support for ADOT Grant Applications

Ms. Koester provided a summary on each resolution and explained that they are still in draft form and may require changes before they hit the Assembly. The first project is the Lemon Creek Multimodal path. This project has been listed for two years as the top legislative priority. This request is specifically for the short beginning section due to the limitations of the grant. There is a 25% match that would be pulled from appropriated funds if successful. The second resolution is for the Montana Creek bridge replacement explaining that the bridge failed in the storms of 2022. Ms. Koester shared one correction to her cover memo and that the total project cost is 1.2M. She explained that CBJ would commit to a $25,000 match, but because of the importance of the project the Alaska Department of Transportation (AKDOT) is willing to cover a portion of that match. CBJ will also take over ownership and maintenance of the trail if successful. The third resolution is to reconstruction Vintage Blvd. and Clinton Dr. She shared we would be reconstructing those 40-year old roads and would be adding increased pedestrian amenities for the increased pedestrian population. CBJ would propose a 25% match coming from the Streets sales tax.

Ms. Hale shared concerns about the AKDOT managing the Lemon Creek Multimodal Path and asked Ms. Koester if she could provide insight.

Ms. Koester referenced the Juneau North Douglas Crossing PEL and how the CBJ and AKDOT have been successfully working together. She explained that a stipulation of the funding is that this is managed by AKDOT, but that she is confident that we will be able to advance this project. She also noted that they have no interest in owning or maintaining this trail so that we would have a high involvement.

Ms. Hale requested clarification on the location of the path. Ms. Koester shared the MRV Architects Area Plan Design Goals image for a visual of the path.

Ms. Triem moved that the PWFC forward resolutions 3018, 3014, 3017 to the Assembly and asked for unanimous consent.

No objection. Motion passed.

D. Supplemental Agreement for Augustus Brown Pool Locker Rooms

Ms. Koester shared that in 2021 when renovations to the Augustus Brown Pool was originally bid, numbers came in much higher than anticipated. The bid was canceled and the Assembly appropriated an additional 3 million. The project was rebid, but the lockers were not included in the project because CBJ was still concerned with the project cost. However, there is still project budget remaining. This request is to fund the locker room renovations as a supplemental agreement. The scope of project is just under a $5 million dollar project that includes realigning the smaller pool, HVAC improvements, and now if approved the locker rooms.

Chair Bryson inquired if the project would improve the heat in the locker rooms. Ms. Koester said she would follow up.

Ms. Triem moved that the PWFC forward the Supplemental Agreement to add the locker renovations to the August Brown Swimming Pool Mechanical and Electrical Upgrades Contract BE23-019 in the amount of $828,592 to the full Assembly and asked for unanimous consent.

No objection. Motion passed.

E. Update on Juneau Douglas North Crossing and Resolution Supporting a RAISE grant application

Ms. Koester provided an overview on the RAISE grant for the remainder of planning environmental and some degree of design. She also explained that the request to schedule an Assembly focused public meeting for the Juneau Douglas North Crossing would be beneficial to allow ample public comment time.

Ms. Heidemann and Mr. Noble gave an update on the Planning and Environmental Linkages Study. She explained the partnership between ADOT, CBJ and DOWL. She reviewed the schedule for public meetings and listening sessions, and express that a lot of feedback was gained from the public listening sessions. She explained that they had completed a rough prescreening to get through ideas from the public and were now in the level 1 screening which is scheduled to be complete the end of February. The second screening is about six months away from completion.

Mr. Noble shared the purpose of the PEL Study. To identify ways to improve the connection between Douglas Island and Juneau. The secondary purposes are to identify ways to improve transportation for non-motorized users and reduce transportation related energy. In addition, there is a need for alternative access and transportation infrastructure resiliency and to decrease traffic pressure on Douglas Island Bridge and the intersections. DOWL also included community goals that were captured and included as additional goals.

Mr. Smith shared a graphic on the eight current preliminary alternatives going through the level 1 screening. He shared that public comment was extended through the beginning of February.

Ms. Heidemann provided a summary on the Technical (TAC) and Stakeholder Advisory Committees (STAC) in addition to the Public meetings. They anticipate another TAC and STAC meeting in the spring and another in-person public open house. Meetings have already occurred with several small groups such as neighborhood associations, the Juneau Chamber of Commerce, the Mendenhall Wetlands study Group, and the State and Local Representatives, residents. She noted that over 200 verbal and written comments were received on the on-line survey and 530 responses to the Public Open house No. 2 survey.

Ms. Heidemann explained the next steps for the project include finishing the first and second screening. They will apply the screening to the criteria, recommend alternatives to advance to NEPA, and draft the final PEL Study.

Mr. Smith inquired on where dredging would apply to a second crossing. Mr. Noble responded that early on they had meetings with the US Coast Guard. They still need to determine how high is high enough for clearance. The US Coast Guard's original response was that it not only needs to accommodate what goes through now, but what can go through in the future.

Ms. Hale expressed that locally we could come up with a response with a few more boundaries.

Ms. Hale made the motion to forward Resolution 3019 supporting a RAISE grant application for Juneau Douglas North Crossing to the Assembly for approval and asked for unanimous consent.

No objection. Motion passed.

Ms. Hale moved to request a special PWFC work session to obtain public comment to members of the Assembly be scheduled in the near future on the Juneau Douglas North Crossing and asked for unanimous consent.

No objection. Motion passed.

F. INFORMATION ITEMS

F. Deputy Director Koch Appointment to EPA's Local Government Advisory Board

Ms. Koester announced Ms. Koch's appointment to the EPA's local Government Advisory Board noting there were more than 80 applicants for the 27 member board.

G. Waste Management Quarterly Update

Mr. Denson provided routine updates on the odor complains the projects. There have been no odor complains since March 2022. Current projects include a new scale purchase, design of 2-acre future fill areas, and a recycle building rollup door.

Mr. Denson presented on the Landfill pricing and hours changes. Disposal rates will increase 10% effective February 1st. Land fill hours will reduce public hours to Saturday from 8:00am – 12:00pm.

Mr. Smith inquired if there is now a minimum charge for a pickup truck using the landfill.

Mr. Denson confirmed that the rates will be simplified and that there will be a minimum. The intention is to reduce conflict and confusion. He expressed that the public does not follow the rules and that they have been abusive to Waste Management staff. He explained that they are trying to decrease noncommercial customers.

Ms. Hale expressed her desire to ensure the needs of the community are met. What is the alternative if the option is no longer available to me.

Mr. Denson explained that the Capitol Disposal Landfill is not a typical operation. It is unusual for such a high volume of public to access the landfill. Previously WM explored a Public Drop off building and the cost was not reasonable. Mr. Denson explained there's a significant amount of recycling and organics coming in from the public going into the landfill that could be diverted from the landfill.

Mr. Denson shared that Waste Management is experiencing serious challenges when dealing with the public and that they intended to decrease that exposure to noncommercial customers.

Mr. Smith asked why they are not just excluding the problematic people. Mr. Denson explained that they have tried excluding problematic customers and it continues to be an issue. He estimated that 30-40% of the population is problematic.

Mr. Denson explained that he manages 135 Waste Management facilities and has never seen the level of disrespect and threats to his staff from the public.

Ms. Koester shared that Alaska Waste has a service that will pick up large and bulky items such as a couch for $42 and a mattress and box spring for $26.

Mr. Denson confirmed that commercial accounts will give Waste Management more control to manage customers' pricing and access.

Mr. Smith expressed that he has a high level of concern with the price increases and inquired if the prices will increase for commercial haulers as well.

Mr. Denson confirmed that the price increases in the presentation are for the gate rate customers not commercial customers. There are opportunities for commercial customers to get lower prices.

Mr. Smith shared concerns that there will be increased public dumping due to the reduced hours and increased prices.

Ms. Triem expressed that she has the same concerns, but that she feels for the Waste Management employees.

H. CONTRACTS DIVISION ACTIVITY REPORT

December 16, 2022 to January 19, 2023

I. NEXT MEETING DATE

a. Next Regular Meeting will be February 13, 2023 at 12:10 PM.

J. ADJOURNMENT

The meeting adjourned at 12:55 PM.