



REGULAR ASSEMBLY MEETING 2025-09 AGENDA

May 19, 2025 at 7:00 PM

Assembly Chambers/Zoom Webinar

<https://juneau.zoom.us/j/91515424903> or 1-253-215-8782 Webinar ID: 915 1542 4903

Submitted By:

Katie Koester, City Manager

A. FLAG SALUTE

B. LAND ACKNOWLEDGEMENT

We would like to acknowledge that the City and Borough of Juneau is on Tlingit land and wish to honor the indigenous people of this land. For more than ten thousand years, Alaska Native people have been and continue to be integral to the well-being of our community. We are grateful to be in this place, a part of this community, and to honor the culture, traditions, and resilience of the Tlingit people. Gunalchéesh!

C. ROLL CALL

D. SPECIAL ORDER OF BUSINESS

E. APPROVAL OF MINUTES

- [1.](#) September 16, 2024, Regular Assembly Meeting 2024-21 Minutes-DRAFT
- [2.](#) September 23, 2024, Special Assembly Meeting 2024-22 Minutes-DRAFT
- [3.](#) October 3, 2024, Special Assembly Meeting 2024-23 Minutes-DRAFT
- [4.](#) October 21, 2024, Assembly Reorganization Meeting 2024-24 Minutes-DRAFT
- [5.](#) February 3, 2025, Regular Assembly Meeting 2025-03 Minutes-DRAFT
- [6.](#) April 5, 2025, Special Assembly Meeting 2025-06 Minutes-DRAFT
- [7.](#) April 30, 2025 Special Assembly Meeting 2025-08 Minutes-Draft

F. MANAGER'S REQUEST FOR AGENDA CHANGES

G. PUBLIC PARTICIPATION ON NON-AGENDA ITEMS *(Limited to no more than 20 minutes, with each speaker limited to a length of time set by the Mayor not to exceed three minutes.)*

H. CONSENT AGENDA

Public Request for Consent Agenda Changes, Other than Ordinances for Introduction

Assembly Request for Consent Agenda Changes

Assembly Action

I. Ordinances for Introduction

- [8.](#) Ordinance 2025-04 An Ordinance Amending Chapter 20.40 Commercial Passenger Vehicles.

In order to ensure proper penalty enforcement for Commercial Passenger Vehicles, these regulations are being converted to code in their entirety. Small housekeeping updates have been included at the request of JPD and the Manager's office to reflect current practice.

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

9. Ordinance 2025-06 An Ordinance Amending the City and Borough Code Relating to Criminal Offenses and Penalties.

In January 2025, the State Legislature passed new criminal legislation, adding a criminal charge titled "Assault in the Presence of a Child." The Municipality of Anchorage also has similar criminal code. The CBJ is proposing to add this new crime and penalty to match the State. This new language allows JPD to charge when children are exposed to domestic violence (through sight and sound) and it provides prosecutors with additional tools to protect children who witness domestic violence. This new charge will allow prosecutors to ask for conditions of release and sentencing provisions that address childhood trauma linked to domestic violence. JPD requested and supports this ordinance.

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

10. Ordinance 2025-10 An Ordinance Amending the Alcoholic Beverages Code Relating to the Purchase, Sale, Possession, or Consumption of Alcoholic Beverages.

In 2022, Senate Bill 9 reclassified many misdemeanor alcohol offenses as violations instead of misdemeanors, meaning they became fine-only offenses. The State of Alaska Department of Law prosecutes all offenses for those under the age of 18. Ordinance 2025-10 is a housekeeping ordinance to update the penalties for code provisions that CBJ pursues and delete provisions that are handled by the state. JPD has reviewed this ordinance.

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

11. Ordinance 2025-16 An Ordinance Amending the City and Borough Code Relating to the Historic Resources Advisory Committee.

Recognizing the importance of preserving the historical and cultural resources of the community; and recognizing that the current structure of Historic Resources Advisory Committee's (HRAC) roles and responsibilities may benefit from refinement to streamline the historic review process, making it more responsive and effective for the needs of the community, the Assembly Human Resources Committee reviewed the HRAC's charge. The Assembly Human Resources Committee requested staff draft a new ordinance and discussed this ordinance at its February 3, and March 3, 2025, meetings, and unanimously moved the draft ordinance to the full Assembly for action.

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

12. Ordinance 2025-17 An Ordinance Amending the City and Borough Code Relating to Quasi-Judicial and Appeal Review Boards.

This ordinance was initiated and reviewed by the Assembly Human Resources Committee. Its purpose is to consolidate and streamline the appeals board processes, as these boards often lack a quorum. Law is working on a companion Rules of Procedure document. The Clerk's Office has identified some recommended changes.

The City Manager recommends this ordinance be introduced and referred back to the HRC for review of the Rules of Procedure and staff amendments.

13. Ordinance 2025-25 An Ordinance Authorizing the Manager to Execute a Lease of the Floyd Dryden Building to the Central Council of the Tlingit & Haida Indian Tribes of Alaska.

In August 2024, the Assembly Committee of the Whole reviewed proposals to lease Floyd Dryden and passed a motion directing staff to proceed with a lease to Tlingit & Haida, Early Education Department. After this motion was made, it was determined that UAS would not be able to lease the remaining space and at the March 17, 2025, LHEDC meeting, the Committee provided direction to proceed with a lease to Tlingit & Haida for the total leasable space. T&H Early Education will use the leased premises solely for providing education to the children of the City and Borough. The lease rate is less than fair market value but covers the costs of building maintenance of the leases space.

CBJC 53.09.270(b) authorizes the lease of City and Borough property at less than fair market value provided the lease is approved by the Assembly and the property to be leased is used for the purpose of providing a service to the public that could or should reasonably be provided by the state or the City and Borough.

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

14. Ordinance 2025-27 An Ordinance Increasing the Rates for Water and Wastewater Utility Services.

The last CBJ Utility (drinking water and wastewater) rate increase went into effect on July 1, 2024. We have had several years with 2% utility rate increases that have not kept pace with a high inflationary period. The CBJ Utility contracted with a third party with expertise in utility rate accounting to conduct a comprehensive rate study. The resulting rate study initially proposed rate increases for all utility rate payers relying solely on rate revenue. At public meetings, the Assembly weighed options considering supporting the enterprise fund solely with rate payers as well as alternatives with alternative funding sources. Based upon that direction, staff propose a 5% annual rate increase for all customers for both water and wastewater through July 1, 2029. This route requires \$10,000,000 in non-rate payer revenue for the years FY28 -30.

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

15. Ordinance 2024-01(b)(AO) An Ordinance Appropriating \$295,000 to the Manager for a Reimbursement to TEMSCO Helicopters, Inc. for Airport Capital Improvements; Funding Provided by Airport Funds.

This ordinance would appropriate \$295,000 of airport funds to reimburse TEMSCO Helicopters for capital improvements at the airport. To address a failing septic system, TEMSCO paid for the installation of utility infrastructure that ties TEMSCO's system into city wastewater. The project work was completed in an undeveloped area that the airport was not ready to develop, but that is on airport property and therefore would have otherwise been a cost to the airport. The Airport Board approved TEMSCO upfronting these costs to coordinate directly with the utility provider.

The Airport Board reviewed and approved this request at the July 13, 2023 meeting.

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

16. Ordinance 2024-01(b)(AP) An Ordinance Appropriating \$14,010,860 to the Manager to Reimburse the Bond Principal Associated with the Refundings of Port and Harbor Revenue Bonds; Funding Provided by Revenue Bond Proceeds.

When bonds are refunded, CBJ issues new bonds at today's lower interest rates, and uses the bond proceeds received from the new issuance to pay off the old, more expensive bonds. This housekeeping ordinance appropriates the expenditure authority to pay off the original port and harbors revenue bonds that were approved for refunding under Ordinance 2024-42.

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

17. Ordinance 2024-01(b)(AQ) An Ordinance Transferring \$85,471 from CIP D71-091 Power Upgrades for Electric Buses to the Fleet and Equipment Reserve Fund's Fiscal Year 2025 Operating Budget.

This housekeeping ordinance would transfer \$85,471 from the Power Upgrades for Electric Buses CIP to the Fleet and Equipment Reserve Fund's FY25 operating budget. Grant eligible expenses were incurred in the Fleet and Equipment Reserve Fund for electric bus charging infrastructure, but the associated grant budget authority is currently appropriated to the Power Upgrades for Electric Buses CIP. This transfer would align the grant budget with where the charging equipment costs were appropriately expensed.

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

18. Ordinance 2024-01(b)(AR) An Ordinance Appropriating \$400,000 to the Manager for the Statter Harbor Roof Repairs Capital Improvement Project; Funding Provided by Harbor Funds.

This ordinance would appropriate \$400,000 to the Statter Harbor Roof Repairs CIP. The Statter Harbor office building's roof is 20 years old and water leaks into the office space. This funding would provide for roof replacement and repairs, fall protection devices, and snowguards.

The Docks and Harbors Board of Directors reviewed and recommended approval of this ordinance at the April 24, 2025 regular Board meeting.

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

19. Ordinance 2024-01(b)(AS) An Ordinance Appropriating \$160,000 to the Manager for the Airport Runway Safety Area Shoulder Grading Capital Improvement Project; Funding Provided by Passenger Facility Charge Fees.

This ordinance would appropriate \$160,000 to the Runway Safety Area (RSA) Shoulder Grading CIP. This CIP will regrade existing runway areas to Federal Aviation Administration (FAA) specifications. Funding for this ordinance is provided by Passenger Facility Charge (PFC) Fees which will be used as Federal grant local matching funds.

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

20. Ordinance 2024-01(b)(AT) An Ordinance Transferring \$218,050 from CIP D77-001 RecycleWorks Consolidated Facility to D12-103 Zero Waste Program.

This ordinance would transfer \$218,050 from the RecycleWorks Consolidated Facility CIP to the Zero Waste Program CIP. The RecycleWorks Consolidated Facility CIP is complete and ready to be closed and does not require the remaining funds. These funds will contribute toward the ongoing solid waste planning and zero waste projections in the Zero Waste Program CIP, promoting the Assembly's 2025 goal to implement a zero waste or waste reduction plan.

The Public Works and Facilities Committee reviewed this request at the April 21, 2025 meeting.

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

21. Ordinance 2024-01(b)(AU) An Ordinance Transferring \$75,000 from CIP P44-091 Deferred Building Maintenance to CIP F21-041 Downtown and Glacier Fire Stations Mechanical and Electrical Upgrades.

This ordinance would transfer \$75,000 from the Deferred Building Maintenance CIP to the Downtown and Glacier Fire Stations Mechanical and Electrical Upgrades CIP. These funds would contribute toward the replacement of the existing vehicle exhaust system at the Aircraft Rescue and Fire Fighting (ARFF) apparatus bay at the Glacier Fire Station. Due to failing equipment, the existing vehicle exhaust system serving the ARFF apparatus bay is not properly capturing and removing the harmful vehicle engine fumes in the building, causing health risks for staff. The total cost of the project is estimated to be \$215,000 which would be funded by this transfer and previously appropriated funds in the project.

The Public Works and Facilities Committee reviewed this request at the April 21, 2025 meeting.

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

22. Ordinance 2024-01(b)(AV) An Ordinance Appropriating \$7,830,000 to the Manager for the Outburst Flooding Improvements Capital Improvement Project; Funding Provided by the Alaska Department of Environmental Conservation, Clean Water Nonpoint Source Loan State Revolving Fund.

The CBJ has received a \$7,830,000 loan from the Alaska Department of Environmental Conservation, Clean Water Nonpoint Source Loan State Revolving Fund for the Outburst Flooding Improvements CIP.

To prevent glacial outburst flood inundation of residential areas and public infrastructure, these funds will be utilized for work associated with the installation of the HESCO barriers along the Mendenhall River which includes site preparation, barrier installation, bank armoring, drainage systems, and access systems.

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

23. Ordinance 2024-01(b)(AW) An Ordinance Transferring \$88,812 from CIPs D12-050 Centennial Hall Convention Expansion Study and D12-098 Police Department Crow Hill Radio Site Improvements to CIPs P44-091 Deferred Building Maintenance and F22-028 Public Safety Communication Infrastructure.

This housekeeping ordinance would transfer a total of \$88,812 from the Centennial Hall Convention Expansion Study CIP and the Police Department Crow Hill Radio Site Improvements CIP to the Deferred Building Maintenance CIP and the Public Safety Infrastructure CIP. The CIPs are complete and ready to be closed and do not require the remaining funds. The Deferred Building Maintenance CIP will use funds for ongoing Centennial Hall work and the Public Safety Communications Infrastructure CIP will use the funds for ongoing communication infrastructure improvements.

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

24. Ordinance 2024-01(b)(AX) An Ordinance Appropriating \$882,000 to the Manager for the Outburst Flooding Improvements Capital Improvement Project; Grant Funding Provided by Tlingit Haida Regional Housing Authority.

Tlingit Haida Regional Housing Authority (THRHA) was awarded a \$900,000 US Department of Housing and Urban Development Indian Community Development Imminent Threat grant. CBJ has entered into an agreement with THRHA to act as the subrecipient of this grant with a subaward in the amount of \$882,000. During the August 2024 glacial outburst flood, 173 tribally owned residential structures affecting 470 families were affected by the flooding. This grant would contribute toward the cost of phase 1 of the installation of HESCO barriers to mitigate and retain the riverbank to protect homes from additional loss and damage.

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

25. Ordinance 2024-01(b)(AY) An Ordinance Appropriating \$1,800,000 to the Manager for the Telephone Hill Redevelopment Capital Improvement Project and Transferring \$1,922,615 from the Pederson Hill Phase IB II Capital Improvement Project to the Telephone Hill Redevelopment Capital Improvement Project; Funding Provided by Lands Funds, General Funds, and Sales Tax Funds.

During the May 5, 2025 Committee of the Whole meeting, the Assembly provided direction to fund Phase 1 of Telephone Hill redevelopment, which consists of demolition, site development, replating into four developable lots, and road construction. The total project cost of redeveloping Telephone Hill is estimated at \$9 million, with Phase 1 costing \$5.5 million. With passage of this ordinance, \$5.4 million will be secured for the project through this appropriation and transfer, with the remaining balance previously secured in the Telephone Hill CIP.

The Committee of the Whole also provided direction for staff to deliver Notices to Vacate to Telephone Hill residents the week of May 19, 2025, mandating all residential units be vacated no later than October 1, 2025. Phase 1 construction will start no earlier than October 1, 2025.

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

26. Ordinance 2024-01(b)(AZ) An Ordinance Appropriating \$300,000 to the Manager for the Airport Riverbank Stabilization Capital Improvement Project; Funding Provided by Airport Funds.

This ordinance would appropriate \$300,000 to the Airport Riverbank Stabilization CIP. On August 5, 2023, a glacial outburst flood heavily eroded the riverbank bordering the Airport. This funding would provide for the replacement of approximately 620 cubic yards of armor rock and underlying fabric that was washed away during the flooding event. The 2024 flood did not increase erosion along this riverbank but there are concerns that future flooding could exacerbate the existing damage if not repaired immediately.

The Airport has applied for a State of Alaska Department of Military and Veterans Affairs (ADMVA) grant which would reimburse costs incurred by this project. If the grant is awarded, these funds will be returned to the Airport Fund.

The Airport Board of Directors approved this request at the March 13 and May 8, 2025 board meetings.

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

J. Resolutions

27. Resolution 4000 A Resolution Reestablishing the Juneau Human Rights Commission for the Purpose of Amending the Number of Commission Members, and Repealing Resolution No. 2946.

The Juneau Human Rights Commission requested a reduction in their seats due to continued issues meeting quorum. This Resolution was reviewed and approved by the Assembly Human Resources Committee on April 7, 2025.

The City Manager recommends the Assembly adopt this Resolution.

28. Resolution 4003 A Resolution Expressing Support for KTOO and Public Broadcasting.

This Resolution is presented at the request of the KTOO Board of Directors, with the support of Alaska's federal delegation. The Resolution supports continued funding to the Corporation for Public Broadcasting (CPB) in response to a recent requests by the White House to defund the CPB. While KTOO will work diligently to fill the funding gap, the loss of this significant funding source would invariably result in significant cuts to KTOO services.

The City Manager recommends the Assembly adopt this Resolution.

29. Resolution 4004 A Resolution in Support of Southeast Alaskan Comprehensive Economic Development Strategy

Southeast Conference has spent the last year holding committee meetings with our region's leaders to update their Southeast Alaskan Comprehensive Economic Development Strategy which will be the guiding document for Economic Development in our region for the next 5 years. As this document is intended to represent the region as a whole, Southeast Conference has requested member communities to pass a resolution of support for this plan. A link to the plan can be found here: <https://www.seconference.org/strategy/>

The City Manager recommends the Assembly adopt this resolution.

30. Resolution 4006 A Resolution Granting Funds to Trail Mix, Inc. to Establish and Administer a Workforce Development Program to Construct a Second Amalga Public Use Cabin.

FY23 Ordinance 2022-06(b)(AO) appropriated \$600,000 of voter-approved general obligation bond proceeds for a new public use cabin. This resolution would authorize a grant to Trail Mix to establish and administer a workforce development program to construct a second public use cabin at the Amalga Natural Area Park. The program will be designed to provide participants with hands-on experience in sustainable trail building and public use infrastructure development. By combining practical skills training with environmental stewardship, the program will aim to prepare individuals for employment in outdoor recreation, conservation, and construction fields.

If approved, trail construction to the new cabin location will start this summer, with cabin construction taking place in the summer of 2026. Grant terms and conditions will be outlined in a Memorandum of Agreement.

The City Manager recommends the Assembly adopt this resolution.

31. Resolution 4007 A Resolution Authorizing a Memorandum of Agreement between the City and Borough of Juneau and The Partnership, Inc. and Providing Grant Funding of up to One Million Dollars Towards the Design of the Capital Civic Center.

At the January 27, 2025 Committee of the Whole meeting, the Assembly directed staff to draft a Memorandum of Agreement (MOA) with The Partnership for planning and design for a facility with a maximum total project cost of \$60M. Staff drafted a MOA that establishes roles and responsibilities for both CBJ and the Partnership. The MOA also requires the Partnership to update a business plan, a life cycle analysis, and perform value engineering to provide the Assembly with fuller information for operation with the 35% schematic design. CBJ will contribute up to \$1M to bring the project to 65% complete design documents. CBJ and the Assembly shall have the opportunity to review and give input to the project at Schematic Design (35%), Design

Development (65%), and Construction Documents (95%), and corresponding cost estimates. The Partnership has reviewed and concurs with this MOA.

The City Manager recommends the Assembly adopt this Resolution.

32. Resolution 4009 A Resolution Setting Policy Concerning the Commercial Use of City Land Regulated by the Parks and Recreation Department.

The Commercial Recreation Use Analysis updates CBJ's commercial use regulations for City-owned parks and trails. The previous regulations were established in 2004 and do not consider uses beyond hiking or walking, and since 2004, CBJ has constructed parks and trails that are currently used for commercial recreation. This document modernizes commercial use regulations and gives the Parks & Recreation department a framework to consider new uses or facilities as needed.

[Click here for a link to the 2024 Commercial Recreation Use Analysis.](#)

The City Manager recommends the Assembly adopt this Resolution.

33. Resolution 4010(b) A Resolution Supporting the Continued Public Ownership of the Tongass National Forest and Mendenhall Glacier Recreation Area.

This resolution affirms CBJ's commitment to keeping public lands, including the Mendenhall Glacier Recreation Area, under public ownership. The Mendenhall Glacier is a popular public recreation area and a major economic driver for our community. Many small businesses are dependent on the facility for their livelihoods and the U.S. Forest Service and Tlingit & Haida have partnered on a successful co-stewardship agreement for management of this world-renowned facility.

This resolution was discussed and amended by the Assembly Committee of the Whole at its May 5, 2025, meeting.

The City Manager recommends the Assembly adopt this Resolution.

34. Resolution 4011 A Resolution in Support of Continuity in Ownership of Snettisham Hydroelectric Project Assets.

This resolution was requested by Mayor Weldon on behalf of Alaska Electric Light and Power to ensure uninterrupted, safe, affordable and reliable power generation from Snettisham hydropower for the ratepayers in the City and Borough of Juneau. Snettisham supplies two-thirds of the hydropower electricity for the City and Borough of Juneau and it is imperative the owner of Snettisham (currently Alaska Industrial Development and Export Authority) hold title to all assets directly connected to the Snettisham transmission line to guarantee continuity of service.

The City Manager recommends the Assembly adopt this resolution.

K. Bid Awards

35. Bid Award DH25-23 Statter Harbor Improvements Phase IIID

Bids opened for the subject project on May 7, 2025. The bid protest period expired at 4:30 p.m. on May 8, 2025. Results of the bid opening are:

BIDDER	TOTAL BID
Dawson Construction	\$2,517,287
Admiralty Construction	\$2,694,210
Coogan Construction	\$2,694,300
Engineer's Estimate	\$3,023,220

Statter Harbor Phase IIID project will provide for the installation of new curb, gutter, lighting, paving and landscaping at the excursion bus parking lot around the recently completed restroom facilities. These improvements primarily serve cruise tourism at Statter Harbor and the use of Docks funds for this phase is appropriate.

The Docks and Harbors Board of Directors reviewed and recommended bid award at the May 8, 2025 Special Board meeting.

The City Manager recommends the Assembly approve DH25-023 (Statter Harbor Improvements Phase IIID) award to Dawson Construction for \$2,517,287. Funding is provided by Docks Enterprise Funds.

36. Bid Award E24-318 BRH Emergency Department CMAR Re-Bid

This project consists of a construction firm serving in a Construction Manager at Risk capacity to provide pre-construction and construction services for the Bartlett Regional Hospital Emergency Department Addition & Renovation project. This Alternative Procurement method was authorized by the Assembly with Ordinance 2022-51.

Funding Source: BRH Fund and BRH Revenue Bond

Total Project Funds: Revenue Bond, F550 - \$12,125,284.00

CIP No. B55-083 (\$12,125,284.00)

Pre-Construction Encumbrance: \$47,145.00

Staff recommends award of this project to Cornerstone General Contractors, Inc. In accordance with Ordinance 2022-51, which authorizes an Alternative Procurement method, and the Manager is presenting the recommended Construction Manager at Risk company proposal to the Assembly for approval prior to commencing negotiations with the selected firm.

If the Assembly accepts the proposal, the initial contract for pre-construction services will be for \$47,145.00 and the total contract value will not exceed \$1,397,173.00 without prior Assembly approval.

The City Manager recommends the Assembly award this project to Cornerstone General Contractors, Inc. using the Alternative Procurement Method as outlined in the attached memo.

L. Transfers

37. Transfer Request 2509 A Transfer of \$1,355 from CIP A50-107 Gate 5 Passenger Boarding Bridge to CIP A50-112 Airport Runway Safety Area Shoulder Grading.

This request would transfer \$1,355 from the Gate 5 Passenger Boarding Bridge (PBB) CIP to the Airport Runway Safety Area Shoulder Grading CIP. This project will regrade existing runway areas to Federal Aviation Administration (FAA) specifications. These funds would contribute toward the local match requirement. The Gate 5 PBB CIP is ready to be closed and does not require the remaining funds.

This transfer of project funding is consistent with the intent of the 2017 1% Sales Tax initiative approved by voters in the October 3, 2017 municipal election.

The Airport Board approved this request at the April 10, 2025 meeting.

The City Manager recommends approval of this transfer.

38. Transfer Request 2511 A Transfer of \$25,880 from CIP D71-089 Valley Transit Center to CIP D71-091 Power Upgrades for Electric Buses.

This request would transfer \$25,880 from the Valley Transit Center CIP to the Power Upgrades for Electric Buses CIP. This project is installing the necessary electric charging infrastructure for the 7 new electric buses. These funds would provide for non-reimbursable project costs such as administrative overhead and pre-grant work that was completed to begin the project. The Valley Transit Center CIP is ready to be closed and does not require these remaining funds.

The Public Works and Facilities Committee reviewed this request at the April 21, 2025 meeting.

The City Manager recommends approval of this transfer.

39. Transfer Request 2512 A Transfer of \$933,692 from Various CIPs to CIP W75-070 Cope Park Pump Station.

This request would transfer \$933,692 of Water and Sales Tax funds from the Last Chance Basin Fuel Tank Removal and Relocation, Aurora Vault Removal, Lee Street Pump Station Replacement, and Cedar Park Pump Station Generator and Tank Removal CIPs to the Cope Park Pump Station CIP. The roughly 50-year-old Cope Park Pump Station and its pump station building, are in need of immediate replacement due to aging and out-of-compliance infrastructure. The Cope Park Pump Station is a critical water pump station that provides high-pressure water and fire protection to the higher elevations downtown above 5th Street, the Highlands, and Star Hill.

Last Chance Basin Fuel Tank Removal and Relocation, Aurora Vault Removal, and Lee Street Pump Station Replacement CIPs are complete and ready to close. The Cedar Park Pump Station Generator and Tank Removal CIP will retain sufficient funding for remaining project work.

The Public Works and Facilities Committee reviewed this request at the April 21, 2025 meeting.

The City Manager recommends approval of this transfer.

40. Transfer Request 2513 A Transfer of \$149,082 from CIP H51-118 Public and Private Port Infrastructure Plan to CIP H51-113 Waterfront Seawalk.

This request would transfer \$149,082 from the Public and Private Port Infrastructure CIP to the Waterfront Seawalk CIP. In FY19, \$150,000 of Marine Passenger Fees were appropriated to the Public and Private Port Infrastructure Plan CIP. This project's scope of work has been abandoned with immaterial costs incurred, and the project is ready to be closed. The Waterfront Seawalk CIP is an eligible use of passenger fees.

The City Manager recommends approval of this transfer.

41. Transfer Request 2514 A Transfer of \$35,000 from CIP S02-105 Juneau School District Deferred Maintenance to CIP S02-106 Dzantik'I Heeni Playground Design.

This request would transfer \$35,000 from the Juneau School District Deferred Maintenance CIP to the Dzantik'I Heeni Playground Design CIP. This funding corrects the current overage of approximately \$30,000 on the Dzantik'I Heeni Playground Design CIP and provides a limited amount of additional funding to continue evaluating design and construction options. The Juneau School District Deferred Maintenance CIP will retain sufficient funding for currently planned work.

The City Manager recommends approval of this transfer.

42. Transfer Request 2515 A Transfer of \$14,238 from CIP D12-049 Manager's Energy Efficiency to CIP D12-083 Juneau Renewable Energy Strategy Implementation.

This request would transfer \$14,238 from the Manager's Energy Efficiency CIP to the Juneau Renewable Energy Strategy Implementation CIP. The Manager's Energy Efficiency CIP is complete and ready to be closed and does not require the remaining funds. These funds would contribute

toward achieving the Assembly's sustainability goal in conjunction with the Juneau Renewable Energy Strategy.

The City Manager recommends approval of this transfer.

43. Transfer Request 2516 A Transfer of \$1,548,721 from CIP P47-073 Centennial Hall Renovation Phase 2 to CIP P44-091 Deferred Building Maintenance.

This request would transfer \$1,548,721 from the Centennial Hall Renovation Phase 2 CIP to the Deferred Building Maintenance CIP. These funds would contribute toward the \$9 million in deferred maintenance required at Centennial Hall. The current deferred maintenance needs at Centennial Hall include replacement of the storefront doors at the lobby, HVAC upgrades for meeting rooms, lobby expansion, and installation of fall protection on the roof.

This transfer of project funding is consistent with the intent of the 2017 1% Sales Tax initiative approved by voters in the October 3, 2017 municipal election.

The City Manager recommends approval of this transfer.

M. Liquor/Marijuana Licenses

44. Liquor License Actions

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

Liquor License - Renewal

Licensee: The Narrows Bar LLC d/b/a The Narrows Bar LLC

License Type: Beverage Dispensary License: #76 Location: 148 S. Franklin St.

Licensee: The Crystal Saloon LLC d/b/a The Crystal Saloon

License Type: Beverage Dispensary License: #2533 Location: 216 Front St.

Staff from Police, Finance, Fire, Public Works (Utilities) and Community Development Departments reviewed the above licenses and recommended the Assembly waive its right to protest these applications. Copies of the documents associated with these licenses are available in hardcopy upon request to the Clerk's Office.

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

N. PUBLIC HEARING

45. Ordinance 2025-05(c) An Ordinance Setting Forth the Policy and Procedures for the Release of Body Worn Camera Video Footage in Critical Incidents.

In response to recent events in our community, the Assembly and the Juneau Police Department requested this ordinance to clarify the procedures for the release of body worn camera footage in officer-involved use of force incidents that result in injury or death.

This ordinance was considered by the Assembly Committee of the Whole at its March 17, 2025 and May 5, 2025 meetings.

The Systemic Racism Review Committee reviewed the ordinance on April 29, 2025 and submitted comments to the Committee of the Whole meeting held on May 5, 2025.

The City Manager recommends the Assembly take public testimony and adopt this ordinance.

46. Ordinance 2025-23(b) An Ordinance Amending the City and Borough Title 69 Code Relating to Hosting Platforms.

This ordinance provides updates to Title 69 regarding marketplace facilitators such as Turo, Airbnb, VRBO, or others who provide facilitation services to business owners within the City and Borough of Juneau. It requires marketplace facilitators collect and remit sales taxes on behalf of local owners and to follow sales tax code similar to other businesses. It exempts business owners from the collection and remission of sales taxes when they operate exclusively through a marketplace facilitator and when the marketplace facilitator is fulfilling this obligation on their behalf. It additionally requires short-term rental business operators provide CBJ issued registration permit numbers to hosting platforms prior to posting a rental on a hosting platform. It requires hosting platforms provide monthly reports of all Juneau-based short term rentals and their permit numbers to staff to ensure compliance. This ordinance also increases the penalty for non-compliance with the registration permit program from \$25 to \$100 per violation. These code changes have all been reviewed and recommended by the Short-Term Rental Task Force (STRTF).

There is a staff recommended amendment to this ordinance that would clarify that issuing registration permits is not optional and that applicants may begin utilizing those registration permit numbers with hosting platforms immediately. CBJ maintains the ability to revoke permits and require hosting platforms remove rental advertisements if permits become invalid for any legal reason.

The STRTF has also recommended this change.

The Lands, Housing, and Economic Development committee reviewed this ordinance at its May 5, 2025, meeting.

The City Manager recommends the Assembly take public testimony and amend, then adopt this ordinance.

47. Ordinance 2025-24 An Ordinance Providing for the Issuance and Sale of General Obligation Bonds in One or More Series to Provide Not to Exceed \$22,750,000 in Net Proceeds; and Providing for the Form and Terms of the Bonds and for Unlimited Tax Levies to Pay the Bonds.

This ordinance authorizes the sale of \$22.75 million of general obligation bonds as authorized by voters in the October 1, 2024 municipal election. Per the authorizing ballot measure, \$12.75 million of bond funds will be used for the improvement of public safety communication infrastructure, including, but not limited to, replacing the outdated communication system with a system that will be Alaska Land Mobile Radio compliant. \$10 million of bond funds will be used for the replacement of the wastewater clarifier building at the Juneau Douglas Treatment Plant that services Thane, Downtown, and Douglas. The bonds will be fully repaid within ten years at an expected annual cost of approximately \$12.75 million and \$10 million for the public safety communication infrastructure and wastewater clarifier building bonds, respectively. Issuance of these bonds will not increase the debt service mill rate from its current level.

The City Manager recommends the Assembly take public testimony and adopt this ordinance.

48. Ordinance 2024-01(b)(AF) An Ordinance Appropriating \$10,000 to the Manager for the Aircraft Rescue Fire Fighting Truck Capital Improvement Project; Funding Provided by Airport Capital Reserve Funds.

This ordinance would appropriate \$10,000 to the Aircraft Rescue Fire Fighting (ARFF) Truck CIP. The truck is ready to go into production, but an additional \$10,000 is required to cover a change order and future contingencies. If the Federal Aviation Administration (FAA) amends and increases the total grant amount upon the completion of the truck, these funds will be returned to the Airport Capital Reserve.

The Airport Board of Directors approved this at the February 13, 2025 meeting. The Systemic Racism Review Committee reviewed this ordinance at its April 29, 2025 meeting.

The City Manager recommends the Assembly take public testimony and adopt this ordinance.

- 49. Ordinance 2024-01(b)(AJ) An Ordinance Appropriating \$4,000,000 to the Manager for the Bartlett Regional Hospital Emergency Department Addition Capital Improvement Project, and Deappropriating \$4,000,000 from the Manager for the Bartlett Regional Hospital Emergency Department Addition Capital Improvement Project; Funding Provided by United States Department of Health and Human Services.**

\$8,900,000 of hospital funds was appropriated via FY25 Ordinance 2024-01(b)(I) to the Bartlett Regional Hospital Emergency Department Additional Capital Improvement Project. Bartlett Regional Hospital has since received a \$4,000,000 grant from the U.S. Department of Health and Human Services for this project. This ordinance would deappropriate \$4,000,000 back to Hospital fund balance and appropriate the U.S. Department of Health and Human Services grant to the project.

The Systemic Racism Review Committee reviewed this ordinance at its April 29, 2025 meeting.

The City Manager recommends the Assembly take public testimony and adopt this ordinance.

- 50. Ordinance 2024-01(b)(AK) An Ordinance Appropriating \$150,000 to the Manager for Marie Drake Property Planning; Funding Provided by General Funds.**

This ordinance would appropriate \$150,000 for the Marie Drake property planning. During the Committee of the Whole meeting on February 24, 2025, the CBJ Assembly made a motion requesting staff to move forward with obtaining design and cost estimates for option 3 presented at the Public Works and Facilities Committee meeting on December 2, 2024, as well as options to abate and renovate the whole facility for childcare use, without any demolition. Option 3 would demolish 80% of the classroom wing and backfill with parking, while retaining the Boiler Room/IT hub in the basement, and gym and planetarium wing. This appropriation will fund a level of planning that provides for public process and more detailed, but not complete, design/cost estimating options for both Option 3 and abate/renovate options.

The Systemic Racism Review Committee reviewed this ordinance at its April 29, 2025 meeting.

The City Manager recommends the Assembly take public testimony and adopt this ordinance.

- 51. Ordinance 2024-01(b)(AL) An Ordinance Appropriating \$200,000 to the Manager for Contingency Federal Staffing Support Related to Tourism; Funding Provided by State Marine Passenger Fees.**

Due to Federal cuts, there is a great deal of uncertainty around the uninterrupted operation of federally managed visitor industry facilities, most importantly the Mendenhall Glacier Visitors Center. The Mendenhall Glacier facility is profitable and is beloved public land. Forest Service staff currently doesn't have access to the funds they collect to support operations. The Visitor's Center is currently operating on reduced capacity, staffed by employees transferred from other areas of the Forest Service with support from Tlingit & Haida, Discovery Southeast, and tour operators. However, due to the rapidly developing and tumultuous nature of this situation, there may be a need to supplement organizations with existing operating agreements at the Mendenhall to maintain staffing continuity in the event of further Reductions in Force or other unforeseen circumstances, including to ensure these public lands remain in the public domain. These funds would be provided as and if needed, and at the discretion of the City Manager.

The Systemic Racism Review Committee reviewed this ordinance at its April 29, 2025 meeting.

This ordinance was discussed by the Assembly Committee of the Whole at its May 5, 2025, meeting.

The City Manager recommends the Assembly take public testimony and adopt this ordinance.

52. Ordinance 2024-01(b)(AM) An Ordinance Appropriating \$500,000 to the Manager for the Lead Water Service Line Inventory Capital Improvement Project; Loan Funding Provided by the State of Alaska Department of Environmental Conservation, Alaska Drinking Water Fund State Revolving Loan Fund.

This ordinance would appropriate \$500,000 to the Lead Water Service Line Inventory CIP. In FY23, CBJ hired a consultant to survey water lines in residences and businesses on the CBJ water system to adhere to the most recent EPA requirements regarding lead water service lines. This work has not yet been completed, as only approximately 18% of customer lines have been reported. CBJ intends to complete the inventory and maintain the data for use by the community, and has ten years to complete the work.

In FY24, Resolution 3056 authorized CBJ to apply for and enter into a loan agreement with the Alaska Department of Environmental Conservation. The Lead Service Line Loan Program offers a 58.3% loan forgiveness through the State Revolving Fund (SRF). The loan application was accepted, and this ordinance appropriates the loan funds.

The Public Works and Facilities Committee was provided an update on the Lead Service Line Inventory project at the June 3, 2024 meeting. The Systemic Racism Review Committee reviewed this ordinance at its April 29, 2025 meeting.

The City Manager recommends the Assembly take public testimony and adopt this ordinance.

53. Ordinance 2024-01(b)(AN) An Ordinance Appropriating \$1,115,654 to the Manager for the Taku Harbor Improvements Capital Improvement Project; Grant Funding Provided by the Alaska Department of Fish and Game.

This ordinance would appropriate a \$1,115,654 Alaska Department of Fish and Game grant to the Taku Harbor Improvements CIP. This funding will improve public recreational boating and sport fishing access facilities by replacing the degraded Taku Harbor shore access boarding float system with new, aluminum gangway and catwalk structures. The 25% local match requirement of \$371,885 will be provided by previously appropriated funds in the Taku Harbor Improvements CIP.

The Docks and Harbors Board reviewed this request at the April 24, 2025 meeting. The Systemic Racism Review Committee reviewed this ordinance at its April 29, 2025 meeting.

The City Manager recommends the Assembly take public testimony and adopt this ordinance.

54. Ordinance 2025-01(b)(A) An Ordinance Appropriating \$12,750,000 to the Manager for the Public Safety Communication Infrastructure Capital Improvement Project; Funding Provided by General Obligation Bond Proceeds.

This ordinance would appropriate \$12.75 million of general obligation bond proceeds for the Public Safety Communication Infrastructure Capital Improvement Project. This project would provide for the acquisition and installation of a replacement radio communication system. This is an FY26 appropriation to align with the timing of bond issuance.

This appropriation of project funding is consistent with the intent of the \$12.75 million general obligation bond package approved by voters in the October 1, 2024 municipal election.

The City Manager recommends the Assembly take public testimony and adopt this ordinance.

O. UNFINISHED BUSINESS

55. Ordinance 2025-02(b) An Ordinance Appropriating Funds from the Treasury for FY26 School District Operations.

This ordinance will appropriate to the School District an FY26 operating budget of \$94,977,500. This is an overall increase in the budget of \$9,580,100 from the FY25 Amended Budget. The FY26 school budget is supported with a combination of funding sources including CBJ local funding of \$37,119,700 and state

and federal funding of \$49,011,800. The local funding consists of \$35,004,700 for general operations and \$2,115,000 for programs and activities not subject to the state funding cap.

State statute requires the Assembly to determine the total amount of local educational funding support to be provided and provide notification of the support to the School Board within 30 days of the School District's budget submission. The district's budget was submitted April 1, 2025. During the April 30, 2025 Special Assembly meeting, the Assembly approved the local funding portion of \$35,004,700 for school district general operations. During the May 7, 2025 Assembly Finance Committee meeting, the Assembly approved \$2,115,000 for program and activities not subject to the state funding cap.

By Charter, the Assembly is required to appropriate the School District's budget no later than May 31, 2025.

The City Manager recommends the Assembly take public testimony and adopt this ordinance.

P. NEW BUSINESS

56. Regulations - Title 05 CBJAC 15.030, Dock Fees and Charges.

These regulations proposed an increase of dockage fees for cruise ships to \$7 per lower berth. Previous rates were \$0.065 per registered ton and \$3.58 per lineal foot for vessels over 250 passengers. This represents a significant increase in dockage revenues and seeks to make CBJ dock rates more competitive with the private sector and with other facilities in Southeast Alaska.

It was reviewed by the Assembly Finance Committee on January 4, 2025, and was approved by the Docks & Harbors Board on April 24, 2025.

The City Manager recommends the Assembly approve these regulation changes.

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

There are 6 property owners that have requested the Assembly authorize the Assessor to consider a late-filed exemption for their property assessment.

The Assembly should consider each request separately and determine whether the property owner was unable to comply with the April 30 filing requirement. A.S. 29.45.030(f); CBJC 69.10.021(d). The burden of proof is upon the property owner to show the inability to file a timely exemption request. 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.

Clerk's Note: Due to the personal nature of the back-up documents, those will be provided to the Assemblymembers as paper hardcopies only.

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

58. Resolution 4008 A Resolution Deappropriating up to \$199,000 from the Manager for Contingency Federal Staffing Support Related to Tourism; Funding Provided by State Marine Passenger Fees.

This resolution was requested by Assembly Member Paul Kelly for consideration of the body.

Ordinance 2024-01(b)(AL) proposed to appropriate \$200,000 to the Manager for contingency staffing support related to tourism at federally managed facilities. This resolution proposes to deappropriate half of the appropriation, \$100,000, back to the State Marine Passenger Fee Fund. This resolution is not necessary if Ordinance 2024-01(b)(AL) failed.

The City Manager recommends against adopting this resolution.

Q. STAFF REPORTS

R. ASSEMBLY REPORTS

Mayor's Report

Committee and Liaison Reports

Presiding Officer Reports

S. ASSEMBLY COMMENTS & QUESTIONS

T. CONTINUATION OF PUBLIC PARTICIPATION ON NON-AGENDA ITEMS

U. EXECUTIVE SESSION

59. Discussion on Collective Bargaining - if needed.

The City Manager recommends the Assembly recess into executive session to discuss an update to collective bargaining negotiations, the immediate knowledge of which would adversely affect the finances of the municipality.

Suggested Motion: *I move that the Assembly enter into Executive Session to discuss collective bargaining negotiations, the immediate knowledge of which would adversely affect the finances of the municipality and ask for unanimous consent.*

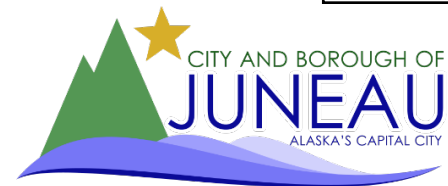
V. SUPPLEMENTAL MATERIALS

W. ADJOURNMENT

X. INSTRUCTION FOR PUBLIC PARTICIPATION

The public may participate in person or via Zoom webinar. Testimony time will be limited by the Mayor based on the number of participants. ***Members of the public that want to provide oral testimony via remote participation must notify the Municipal Clerk prior to 4pm the day of the meeting by calling 907-586-5278 and indicating the topic(s) upon which they wish to testify.*** For in-person participation at the meeting, a sign-up sheet will be made available at the back of the Chambers and advance sign-up is not required. Members of the public are encouraged to send their comments in advance of the meeting to BoroughAssembly@juneau.gov.

ADA accommodations available upon request: Please contact the Clerk's office 36 hours prior to any meeting so arrangements can be made for closed captioning or sign language interpreter services depending on the meeting format. The Clerk's office telephone number is 586-5278, e-mail: city.clerk@juneau.gov.

REGULAR ASSEMBLY MEETING 2024-21 DRAFT MINUTES**September 16, 2024, at 7:00 PM****Assembly Chambers/Zoom Webinar**

Meeting Number 2024-21: Mayor Beth Weldon called the Regular Meeting of the City and Borough of Juneau Assembly, held in the Assembly Chambers and online, to order at 7:02pm.

A. FLAG SALUTE

Ms. Woll led the flag salute.

B. LAND ACKNOWLEDGEMENT

Ms. Adkison gave the following Land Acknowledgement.

We would like to acknowledge that the City and Borough of Juneau is on Tlingit land and wish to honor the indigenous people of this land. For more than ten thousand years, Alaska Native people have been and continue to be integral to the well-being of our community. We are grateful to be in this place, a part of this community, and to honor the culture, traditions, and resilience of the Tlingit people. *Gunalchéesh!*

C. ROLL CALL

Assemblymembers present: Mayor Beth Weldon, Wade Bryson, Paul Kelly, Ella Adkison, Greg Smith, 'Wáahlaal Gídaag (on Zoom), and Deputy Mayor Michelle Hale (on Zoom)

Assemblymembers absent: None.

Staff present: City Manager Katie Koester, Municipal Clerk Beth McEwen, Minutes Clerk/Tech Kevin Allen, Assistant Attorney Sherri Layne, Airport Manager Patty Wahto, Parks and Recreation Director George Schaaf, Lands Manager Dan Bleidorn, Special Projects Manager Rob Dumouchel, Senior Planner Irene Gallion

D. SPECIAL ORDER OF BUSINESS**1. Flood Update**

City Manager Koester provided an update on the Suicide Basin flood situation and the work that CBJ and others were doing. She gave information on where and how the public can find updated information on the NOAA and NWS monitoring site. She explained the process that is happening with CBJ trying to get the State and Governor Dunleavy to request the assistance of the US Army Corps of Engineers (USACE) for their help, with long-term solutions but also near-term solutions prior to next year's event.

Manager Koester noted that the long-term and short-term goals they were working on included directions received at the last Assembly Committee of the Whole (COW) meeting to introduce two ordinances at tonight's Assembly meeting. She noted that those were set for introduction at this meeting with a recommendation to be set for a special assembly meeting to be held next Monday, September 23 at 12:15 via Zoom only.

Manager Koester said that for a permanent solution, they were working with the USACE on a general investigation study to include the possibility of reservoirs, dams, and all the things discussed at the August 19, 2024 meeting. She said that the Assembly is also introducing an appropriating ordinance at this meeting that will match federal funding for inundation maps. The USACE has the authority to do the work, but CBJ will be putting up \$3 million to match the \$3 million in federal funding so that work could actually happen. She said that Tlingit & Haida Central Council (THCC) will also be putting in a letter of support for that request. Manager Koester then stated that she will be traveling, with Mayor Weldon, to Washington D.C. this week to advocate for those flood fighting plans along with representatives from THCC. There is some disaster relief funding that is being pulled together. There is also the possibility of advocating for that \$3 million to come from Congressionally Directed Spending (CDS). She said that they are also looking at advocating for a more permanent flood fighting plan and funding to be able to

do that. She said that she would anticipate the need for approximately \$5 million for design, engineering, and installation of a more permanent flood fighting solution while still working on the other mitigation measures.

Manager Koester reported that one other item to update the Assembly on is that they are waiting for the state to submit the disaster declaration to the federal government. She said that it is on the governor's desk and it a lot of work and they want to make sure all the t's are crossed and i's are dotted. They are working with THCC to do this with a unified voice and she said that DMVA is working on trying to get that on the president's desk. She said when citizens are asking what they can do to help this along, she suggested that they reach out to the federal delegation to let them know their concerns, questions, and support for these efforts.

Manager Koester then proceeded to answer questions from Assemblymembers.

Mr. Smith and Deputy Mayor Hale asked about the emergency alert systems and other ways to get information out to the public, if there was another release this fall. Manager Koester spoke to all the various ways they are notifying the public and what emergency alert systems will be in place.

E. APPROVAL OF MINUTES

1. February 5, 2024 Regular Assembly Meeting 2024-04 Draft Minutes

MOTION by Deputy Mayor Hale to approve the minutes of the February 5, 2024 meeting and asked for unanimous consent. *Hearing no objection, the minutes were approved.*

F. MANAGER'S REQUEST FOR AGENDA CHANGES

G. PUBLIC PARTICIPATION ON NON-AGENDA ITEMS *(Limited to no more than 20 minutes, with each speaker limited to a length of time set by the Mayor not to exceed three minutes.)*

Steve Bradford, a resident of the condos on Riverside Drive, testified via Zoom. Mr. Bradford said those were the condos that were damaged in the 2023 flood. He has been following the event this year and he said, in speaking to fellow homeowners that they need to band together and work together on their own temporary flood solutions. He said that while CBJ is working with the USACE on a long-term solution, there needs to be a greater plan than trying to find solutions individually and would encourage homeowners to organize and move forward with a possible plan.

Mr. Smith asked Mr. Bradford if he was aware of any currently organized group that has been formed that might address this. Mr. Bradford said that he knows of a few households that neighborhood groups may have formed by street but was not aware of a larger groups for all the 300 households that were affected this year. He recommended they may wish to organize as time is of the essence.

Ms. Hale asked if Mr. Bradford was aware of the flood fighting efforts with the USACE on the bigger scale that Manager Koester mentioned. Mr. Bradford said he followed and took notes on her presentation tonight.

Kathleen Rado, an Emily Way resident, and someone who was affected by the flood. She said that her street was not originally expected to flood but it did. As a resident of the Mendenhall Valley, she is trying to do what she can do to fight future floods. She is disabled and unable to do the physical work necessary. She also has senior neighbors who also cannot do the physical labor required to manage the work. She urged the State and City to respond with providing resources to protect lives and homes. She said the residents need improved infrastructure such as levies and improved emergency communications. She urged the Assembly to act now and not just in response to the recent disaster but to prevent future disaster.

Renee Culp, an Emily Way resident, said that their street was not listed in the original flood maps, they were given little time when the flood occurred and many of the residents did not understand the full threat of what they were facing when the August 5 evacuation notice was received. She said that she had taken precautions to move some of her valuables to the second floor but she was still learning how much more was needed to secure her home and personal safety. In the aftermath of this nature disaster, she witnessed something we often think is impossible, Tribal, City, State, and Federal governments working together seamlessly to work together to recover

from the devastation that shook their neighborhoods; Gunalchéesh! She said the collaboration was swift, efficient and it gave them hope. They received heartwarming support and recovery efforts that reflected the true spirit of Alaska. This year, the flood was larger due to a high tide at the time of the outburst. What will next year, look like? The clock is ticking and we are on borrowed time. While recovery efforts have been strong, she feels they need to look at prevention and she urged the governments to continue to work together to find a path for short-term and long-term solutions for our community. We need accurate inundation maps and a sound warning system and possibly other things. They cannot wait and they need to act now.

Margaret Katkeek, a Lake View Court resident, comes from the Klukwan area and a child of the Thunderbird/Eagle people. She said she is a mother, parent, auntie and this is the only home that she has ever owned. That in itself is a big accomplishment to her and her people. To have this happen and not have the foreknowledge or warning that this was even a possibility of it happening to them was shocking. Like many other families and homeowners, they were surprised and are now living in a constant state of stress, not knowing what to do or where to go for help. She and her family and extended neighbors are asking for help. Gunalchéesh!

Sam Hatch, a Meander Way resident, said they have been through multiple floods. He said that he wanted to specifically ask the Assembly to sign up to participate in the FEMA community ratings program which is an optional program that takes a letter from the Mayor saying that she wants our community to participate in the program. That connects us to FEMA Region 10 which looks at several aspects of what we are already doing such as looking at whether or not we have inundation mapping, do we have emergency response and all the other things we are doing right now. By signing up for that, everyone that is required to get Flood Insurance could get a reduced rate on flood insurance towards any future events. He said the only practical way to prepare for future events is to buy flood insurance right now. He said they have not been getting much response from CBJ but he knows that is because everyone's attention is a full court press on trying to find other solutions. He said that bringing in FEMA flood experts will be very good for all of them. Many of his neighbors have been talking and they don't know if they should do repairs, if it is worth repairing, and if so-what types of repairs. People have been looking at installing personal flood fighting barriers. He stressed the need for a concerted combined community effort. There are many questions being asked and they don't know what to do and where to spend their money on how best to manage and prepare for future floods. We aren't seeing static flood waters like in a hurricane, we are seeing running water, some things are getting carried away and people can get really hurt.

Ms. Hughes-Skandijs asked Mr. Hatch about the ratings that he was referring to and how the scoring process worked. Mr. Hatch explained the program and scoring process. Mr. Bryson said that he was aware of the NFIP (National Flood Insurance Plan) and that Juneau's participation in that program is providing some discounts for residents, he asked if what Mr. Hatch was referring to was different from the FEMA NFIP. Mr. Hatch said that Juneau is minimally compliant and considered an unrated community. As such, FEMA could chose to remove us. By registering in the ratings program, that shows that we are preparing for this and thereby allowing residents to buy reduced flood insurance.

James Hauk, a resident of Douglas Hwy, said he is the business owner of Alaskan Pedicab Tours, LLC. He has had a lone competitor for years and he has not brought this issue to the Assembly before now. He recounted his and his employee's interactions with Mr. William Quayle who has been harassing his pedicab drivers. He said that Mr. Quayle has been known to impersonate Mr. Hauke and getting their customers in his pedicab. He has engaged with tourists to pull them away from other area businesses, specifically Tracy's King Crab Shack. He said that Mr. Quayle is out there becoming a menace to his business and society. Mr. Hauke recounted other experiences he and his staff have had with Mr. Quayle. He asked that the Assembly deny Mr. Quayle's Commercial Passenger Vehicle (CPV) permit and he very much regrets having to come here and publicly air this harassment and the behavior by Mr. Quayle.

Mr. Smith asked Mr. Hauke if he has worked with staff on this issue to which Mr. Hauke answered affirmatively that he has been working with staff on this issue prior to writing his recent letter to the Assembly.

Mr. Bryson asked Mr. Hauke, when they receive their CPV permit if there were clear expectations on how to operate the pedicabs. Mr. Hauke answered that there are many requirements and clear instructions on what those expectations are for operating both on the pier and in town.

Reef Rubacher, a North Douglas Hwy. resident and he is the owner of a pedicab business, Rickshaw Reef, and has been able to do so thanks to Mr. Hauke. He was present to answer any questions re: Mr. Quayle's behavior or any other questions.

Mr. Smith asked Mr. Rubacher if, when there have been incidents, harassment, he has reported them to the appropriate authorities. Mr. Rubacher said that he has not reported them, but he has relayed them to Mr. Hauke and Mr. Hauke has reported them to the authorities.

Mayor Weldon asked Mr. Rubacher if he has recorded any of these instances. Mr. Rubacher said that he has taken photos of some of the instances, and he went on to relay some of the encounters with Mr. Quayle such as staring into the women's restroom when he was parked by the Tram public restrooms and other times when he has yelled at their customers. In response to a question from Ms. Hughes-Skandijs, Mr. Rubacher said that their business has been in operation for three years and he and his sister both run the pedicabs for their business and that this type of harassment has happened during that full three-year period.

Jacaranda Rubacher, a North Douglas Hwy. resident, is a pedicab operator along with her brother Reef with Rickshaw Rubacker. She spoke to Mr. Quayle's behavior as previously discussed by Mr. Hauk and her brother. Mr. Bryson asked if she has seen Mr. Quayle's behavior escalate and if she has ever been made to feel unsafe as a result of his behavior. Ms. Rubacher said that she has not felt unsafe around Mr. Quayle but that he has been yelling at their customers and telling them that the Rickshaw pedicabs weren't allowed to operate and basically taking their customers away.

Sandra Edwardson, a resident of Killewich Dr., spoke as a concerned community member about the need for flood preparation. After the last Assembly COW meeting, she, like many others became anxious when they heard the NWS talk about the potential for a new flood in the fall. They don't know what is coming next and they are all feeling frustration, fear and uncertainty and the reality is "a flood is coming soon." She said that since last week's meeting, she has been speaking to her neighbors and what is clear is that they need help. They are not experts in flood mitigation. Without professional guidance, they are likely to make costly mistakes in trying to repair and prepare for the next event. She is asking the Assembly to hire flood mitigation experts, and she just heard about the potential for partnering with the USACE to flood fight. She came to testify and encourage the Assembly to hire experts who can provide guidance to those who live in the danger zones on what they might do to prepare. She encouraged them not to forget the most vulnerable and elders who may not have the financial means to do this on their own. She stressed the need for Assembly leadership by bringing in experts and creating strategies that will help them. She thanked them all for all the flood work that has been done after the recent flood, they truly felt everyone's assistance.

Samia Sevell, an Emily Way resident, said that she was one of the many affected residents from the 2024 flood and she acknowledged those residents of View Drive who have been struggling with this issue for years. She said we are late at working on flood mitigation measures as this is homework that should have been started a while ago. She said that we definitely need an updated flood inundation level model but we need one that is projected to at least a 20-foot inundation level. She said they only received notice of a 16-foot potential level at 9:00 pm the night that it flooded. That is not enough time to prepare a household for what ended up being a complete upending of their lives. They did what they could and while things could have been worse, they did what they could under the circumstances. It has had a huge impact on their household financially, mentally, emotionally, and they have lived at this address for 22 years and until August 6, she didn't have waterfront property. She is the parent of a teenager who is going through transition to a new school under duress and the specter of another flood in another month is very devastating. She agreed with the comments provided by her friends and neighbors and that it is highly likely we will need more than one engineering solution enacted. She said that in the very near term, they need flood fighting measures that can be enacted within the next 30 days. On top of that, they need

repair and maintenance to the storm water conveyance system. She said that the storm drain junction utility belt near the cemetery needs repairs after the most recent event and that they need help not just on an individual basis but on a collective basis.

Jake Waid, he said that his Tlingit name is 'Heenid'i and that means "knows where the river flows" so heed his words. He said that this is something that people aren't talking about enough, the entire valley is threatened by the glacier behind the Assembly dais. He said that he couldn't help but stare at that as he listened to everyone's testimony and it engulfs the entire room. There is so much representing this moment in history. Gunalchéesh! These are our neighbors and our community. This is our biggest test, and this will certainly be the biggest test any of them face in their jobs. If they go to sleep tonight and every night until there is a solution to this, if there is a phone call they didn't make or a connection they didn't make, then it is not enough. He said that they will keep trying and these people will too, he has seen them all walking across the street to support their neighbors. He can only imagine that if there was oil or some other mineral resources at risk, it would have already been solved. He said to think that it is just people; we are just people; we are your people. Gunalchéesh!

Chris Carte, a resident of Long Run drive, started off by saying a big thank you for all the help that they have given so far. He said that Steve Bradford is a good friend, and she thinks they need to follow his advice. He is a civil engineer, and she doesn't know how it happened, but Steve had permits on day 2 of last year's floods, he started running trucks and equipment constantly and that wasn't happening now. She said that if a civil engineer didn't live in the condos and serve on the condo board, that building would have been hanging for months and they would have been waiting for someone to come and help them. She said that she would like the idea that maybe the city provides guidance and asked if they could maybe have representatives come up from some of the companies that provide flood fighting measures. She is reluctant to pay \$35,000 to put a fence around their house or raise their house for \$150,000 if they don't know whether it will work. She suggested that there might be someone the homeowners affected could work with as a group and maybe someone on the Assembly could help facilitate it bringing professionals here. She said they feel like they are on their own and nothing is going to happen in time for next year.

The meeting recessed for a break from 8:05-8:16p.m.

H. CONSENT AGENDA

Public Request for Consent Agenda Changes, Other than Ordinances for Introduction – None.

Assembly Request for Consent Agenda Changes – Mr. Smith requested that Agenda item #3 **Ordinance 2024-01(b)(C) An Ordinance Appropriating \$500,000 to the Manager for Bartlett Regional Hospital's Rainforest Recovery Center; Funding Provided by General Funds**, be removed from the Consent Agenda and placed under New Business.

Assembly Action

MOTION by Mr. Smith to approve the Consent Agenda as amended with the removal of Ordinance 2024-01(b)(C) and asked for unanimous consent. *Hearing no objection, the Consent Agenda passed by unanimous consent.*

I. Ordinances for Introduction

2. **Ordinance 2023-14(b)(AR): An Ordinance Appropriating \$2,809,082 to the Manager to Fund the City and Borough of Juneau and Bartlett Regional Hospital's Fiscal Year 2024 Public Employees' Retirement System (PERS) Contribution; Funding Provided by the Alaska Department of Administration.**

This ordinance would appropriate \$2,809,082 for the State of Alaska's FY2024 3.10% PERS benefit rate paid on behalf of the CBJ and BRH, distributed as follows:

Bartlett Regional Hospital	\$1,483,217
City & Borough of Juneau	\$1,325,865

Funding is provided by the Alaska Department of Administration, authorized by passage of HB39 during the 2024 legislative session.

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

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

3. *Ordinance 2024-01(b)(C): An Ordinance Appropriating \$500,000 to the Manager for Bartlett Regional Hospital's Rainforest Recovery Center; Funding Provided by General Funds.

This ordinance would appropriate \$500,000 of general funds for the Rainforest Recovery Center (RRC) at Bartlett Regional Hospital (BRH). This one-time funding will contribute toward RRC's operational deficit in the current fiscal year and ensure BRH can continue providing these services through June 30, 2025. BRH is actively working to transition services historically provided by RRC to Gastineau Human Services effective in FY26.

The Bartlett Regional Hospital Board of Directors reviewed this request at the June 25, 2024 and July 23, 2024 meetings. The Committee of the Whole reviewed this request at the July 15, 2024 meeting. The Assembly Finance Committee reviewed this request at the September 4, 2024 meeting.

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

**This ordinance was removed from the Consent Agenda and placed under New Business.*

4. Ordinance 2024-01(b)(G): An Ordinance Appropriating \$200,000 to the Manager for Bartlett Regional Hospital's Home Health and Hospice Services; Funding Provided by General Funds.

This ordinance would appropriate \$200,000 for home health and hospice services provided by Bartlett Regional Hospital (BRH). This funding will contribute to these programs' operational deficits in the current fiscal year and ensure BRH can continue providing these services through June 30, 2025. The total anticipated current fiscal year operational deficit totals approximately \$386,000, which will be funded by \$200,000 of general funds and \$186,000 of hospital funds. The BRH funding portion was already appropriated in their FY25 budget.

The Assembly Finance Committee reviewed this request at the September 4, 2024 meeting. The Bartlett Regional Hospital Board of Directors reviewed this request at the June 25, 2024 and July 23, 2024 meetings.

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

5. Ordinance 2024-01(b)(H): An Ordinance Appropriating \$240,000 to the Manager for the Transit Fare Technology Capital Improvement Project; Grant Funding Provided by the Alaska Department of Transportation and Public Facilities.

This ordinance would appropriate \$240,000 to the Transit Fare Technology CIP. The funds would be used for the purchase and installation of Automated Passenger Counters (APCs). The APCs will improve the accuracy of ridership reports, provide detailed data on passenger boarding and alighting locations, and enable data-drive decision-making for route planning and optimization. The local match requirement of \$60,000 will be met through funds transferred in FY25 Transfer Request T-2503 from the Electronic Fare Boxes CIP. This project's work has been abandoned with minimal costs incurred, and the project is ready to be closed.

The Public Works and Facilities Committee reviewed this at the August 05, 2024 meeting.

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

6. Ordinance 2024-01(b)(I): An Ordinance Appropriating \$8,900,000 to the Manager for the Bartlett Regional Hospital Emergency Department Addition Capital Improvement Project; Funding Provided by Hospital Funds.

This ordinance would appropriate \$8.9 million of hospital funds for the Emergency Department Addition Capital Improvement Project. This appropriation is required to move the project forward to meet the desired spring 2025 construction start date. This funding is considered restricted until a Certificate of Need (CON) is obtained from the Alaska Department of Health, which is a requirement for renovation and new construction projects expected to exceed \$1.5 million. A determination by the Alaska Department of Health on the CON is expected within the next month. Funding is provided by Hospital Funds.

The Hospital Board approved this request at the July 23, 2024 meeting. The Public Works and Facilities Committee reviewed this request at the August 5, 2024 meeting. The Assembly Finance Committee reviewed this request at the September 4, 2024 meeting.

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

7. Ordinance 2024-01(b)(K): An Ordinance Deappropriating up to \$505,000 of General Funds and Appropriating up to \$505,000 of Restricted Budget Reserves for the August 2024 Glacier Outburst Flood Response.

This ordinance would deappropriate up to \$505,000 of General funds previously appropriated under Emergency Resolution 3072 and appropriate up to \$505,000 of Restricted Budget Reserve funds for the August 2024 Glacier Outburst Flood Response. The requested change in funding source only applies to the portion of the appropriation under Emergency Resolution 3072 that is considered reimbursable from State or Federal sources, which includes \$150,000 for debris and waste removal and \$355,000 for stormwater system repairs. The Restricted Budget Reserve will be repaid upon reimbursement from State or Federal sources.

The Assembly Finance Committee reviewed this request at the September 4, 2024 meeting.

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

8. Ordinance 2024-01(b)(L): An Ordinance Appropriating \$938,324 to the Manager for the Planning Phase of the Airport Master Plan Capital Improvement Project; Funding Provided by the Federal Aviation Administration (FAA) Airport Improvement Program (AIP) Grant and Airport Revolving Funds.

This ordinance would appropriate \$911,897 of Federal Aviation Administration (FAA) Airport Improvement Program (AIP) grant funds and \$26,427 in local Airport matching funds to the Airport Master Plan CIP. The remaining required local match of \$34,367 is met with previously appropriated sales tax funds in the Airport Master Plan CIP. This appropriation would provide for plan updates for air traffic, cargo, and passenger data and forecasts; changes to proposed aircraft servicing the airport; and layout plans for future expansion of runway, taxiway, and approach corridors.

The Public Works and Facilities Commission reviewed this at the February 26, 2024 meeting. The Airport Board reviewed this request at the September 12, 2024 meeting.

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

9. Ordinance 2024-01(b)(M): An Ordinance Appropriating \$3,000,000 to the Manager as Local Matching Funds for a United States Army Corps of Engineers Glacier Outburst Flooding General Investigation Study; Funding Provided by General Funds.

This ordinance would appropriate \$3,000,000 as local matching funds for a United States Army Corps of Engineers (USACE) glacier outburst flooding investigation study. In August 2024, the Mendenhall Vally was flooded by a

glacier outburst flood caused by Suicide Basin. The 2024 flood levels exceeded previous flooding events, damaging over 300 residences in the area. This funding would contribute toward a study with the USACE to determine flood mitigation solutions when the Suicide Basin ice dam releases water in the future.

The Committee of the Whole reviewed this request at the September 9, 2024 meeting.

The City Manager recommends this ordinance be introduced and set for public hearing at the Special Assembly meeting scheduled for September 23.

10. Ordinance 2024-01(b)(N) An Ordinance Appropriating \$100,000 to the Manager for Expanded Inundation Maps and Hydrological Modeling of the Mendenhall River; Funding Provided by General Funds.

This ordinance would appropriate \$100,000 of general funds for expanded inundation maps and hydrological modeling of the Mendenhall River. In August 2024, the Mendenhall Vally was flooded by a glacier outburst flood caused by Suicide Basin. The 2024 flood levels exceeded previous flooding events, damaging over 300 residences in the area. This funding would contribute toward detailed mapping and hydrological modeling of the Mendenhall River to determine potential flood impacts in the future, with data collected to be used for mitigation solutions.

The Committee of the Whole reviewed this request at the September 9, 2024 meeting.

The City Manager recommends this ordinance be introduced and set for public hearing at the Special Assembly meeting scheduled for September 23.

11. Ordinance 2024-31: An Ordinance Amending the Official Zoning Map of the City and Borough by Rezoning 12400 and 12410 Glacier Highway from D1(T)D3 to D3.

At the Regular Planning Commission meeting on June 25, 2024, the Commission voted to recommend approval of a rezone of 1.96 acres from D1(T)D3 to D3 on Glacier Highway west of Auke Bay (12400 & 12410 Glacier Highway). This is an expansion of the D3 zoning district directly south across Glacier Highway. Transition zones are intended for higher density development after public water and sewer have been provided in accordance with CBJC 49.70.700(a). These properties have public water, but not public sewer. The Commission determined that the upzone is in character with parcels in the area that are of comparable size and use that are zoned D3. If zoned D3, these properties could not be subdivided under current code (CBJC 49.35.210(b)(3)). However, given the D3 dimensional standards, the properties could accommodate two single-family dwelling units.

The Lands, Housing and Economic Development Committee reviewed this ordinance at its meeting on September 9, 2024.

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

J. Resolutions

12. Resolution 3069: A Resolution Deappropriating \$50,000 from the Hut to Hut Capital Improvement Project; Funding was Provided by Sales Tax.

\$50,000 was appropriated in FY18 via Resolution 2791(d) for the Hut to Hut Capital Improvement Project. This project's scope of work has been abandoned with no costs incurred, and the project is ready to be closed. This resolution would deappropriate these funds back to the Sales Tax Fund.

The Assembly Finance Committee reviewed this request at the September 4, 2024 meeting.

The City Manager recommends the Assembly adopt this resolution.

13. Resolution 3070: A Resolution Deappropriating \$25,000 from the Airport Runway Safety Area Shoulder Grading Capital Improvement Project; Funding was Provided by Airport Revolving Funds.

\$25,000 was transferred in FY24 via Transfer Request T-1081 to the Airport Runway Safety Area Shoulder Grading Capital Improvement Project. Airport revolving funds were temporarily transferred to this project as local grant

match to cover initial project costs but are now being replaced with Passenger Facility Charge (PFC) fees via Ordinance 2024-01(b)(E), which is typical for PFC collections that are appropriated upon receipt. This resolution would deappropriate funds back to Airport fund balance in a Capital Improvement Project reserve.

The Airport Board reviewed this request at the August 8, 2024 meeting.

The City Manager recommends the Assembly adopt this resolution.

14. Resolution 3074: A Resolution Authorizing the City and Borough of Juneau to Participate in the Community Development Block Grant Program from the Alaska Department of Community and Economic Development, with Douglas Indian Association for the Anax Yaa Andagan Ye Daakahidi: Where the Sun Rays Touch First Cultural Historic Education and Language Preservation Center.

Each year, the City and Borough of Juneau is eligible to sponsor a local project for the U.S. Department of Housing and Urban Development Community Development Block Grant Program (CDBG) facilitated through the State of Alaska Department of Commerce, Community, and Economic Development (DCEED). CDBG competitive grants are single-purpose project grants with a maximum of \$850,000 per community.

Project ideas for the CDBG program were solicited from the general public. This year one proposal was received from the Douglas Indian Association to use CDBG funds to construct a new cultural historic education and language preservation center for Elders, Families and Youth.

The Assembly Lands Housing and Economic Development Committee reviewed the proposal at the meeting on September 9, 2024, and made a recommendation to the Assembly to support the Douglas Indian Association application for the CDBG grant.

Printed grant applications, with original signatures must be received in Fairbanks by 4:30 p.m. December 6, 2024.

The City Manager recommends the Assembly adopt this resolution.

K. Transfers

15. Transfer Request 2502 A Transfer of \$600,000 from Various CIPs to CIP P41-114 Dimond Park Riverbank Armoring.

This request would transfer \$600,000 of Sales Tax funds and General funds from the Sports Field Repairs CIP, Treadwell Arena Roof Replacement CIP, and Sports Field Resurfacing and Repairs CIP to the Dimond Park Fieldhouse Riverbank Armoring CIP. This funding would contribute to riverbank stabilization and armoring after significant erosion occurred during the 2024 glacial outburst flood. During the flooding event, 40 feet of riverbank was scoured away, leaving the riverbank within 50 feet of the building. If the riverbank is not stabilized and armored, the remaining riverbank would most likely be compromised during the next flooding event. The Sport Field CIP and Treadwell Arena Roof Replacement CIP are ready to be closed and do not require the remaining funds. The Sports Field Resurfacing and Repairs CIP will retain sufficient funding for current project work. Once the riverbank armoring is complete, any remaining funds would be returned to the Sports Field Repair and Resurfacing CIP.

The Public Works and Facilities Committee reviewed this request at the September 9, 2024 meeting.

The City Manager recommends approval of this transfer.

16. Transfer Request T-2503 A Transfer of \$152,876 from CIP D71-090 Electronic Fare Boxes to CIP D71-094 Transit Fare Technology.

This request would transfer \$152,876 from the Electronic Fare Boxes CIP to the Transit Fare Technology CIP. \$60,000 of this funding would fulfill the required local match for the Fare Technology grant that is introduced as Ordinance 2024-01(b)(H) at tonight's Assembly meeting. The remaining funds will be used for future transit fare technology projects. The scope of work under the Electronic Fare Boxes CIP has been abandoned with minimal costs incurred, and the project is ready to be closed.

This transfer of project funding is consistent with the intent of the 2012 1% Sales Tax initiative approved by voters in the October 2, 2012 municipal election

The Public Works and Facilities Committee reviewed this request at the July 15, 2024 meeting.

The City Manager recommends approval of this transfer.

L. Liquor/Marijuana Licenses

17. Liquor & Marijuana License Actions

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

Liquor License – RENEWAL

Licensee: South of the Bridge LLC d/b/a Louie’s Douglas Inn

License Type: Beverage Dispensary, Liquor License: #3695 Location: 915 3rd St., Douglas

Licensee: Up the Creek, Inc. d/b/a Twisted Fish Company

License Type: Beverage Dispensary, Liquor License: #4842 Location: 550 S. Franklin St., Juneau

Licensee: Tailwind, Inc. d/b/a Hanger on the Wharf

License Type: Beverage Dispensary, Liquor License: #3755 Location: 2 Marine Way Suite 106, Juneau

Licensee: Hospitality Group LLC d/b/a Frontier Suites Hotel

License Type: Beverage Dispensary Tourism, Liquor License: #3824 Location: 9400 Glacier Hwy, Juneau

Licensee: Tailwind JNU LLC d/b/a Tailwind Concessions (at Juneau International Airport)

License Type: Beverage Dispensary Tourism

Liquor License: #5631 Location: 1873 Shell Simmons Dr. Suite 220 AREA B, Juneau

Liquor License: #5649 Location: 1873 Shell Simmons Dr. Suite 220 AREA A, Juneau

Licensee: Gfa Corporation d/b/a Co-Ho Imports

License Type: General Wholesale, Liquor License: #5924 Location: 2092 Jordan Ave. Suite 550, Juneau

Licensee: Triangle Club, Inc. d/b/a Triangle Club

License Type: Beverage Dispensary, Liquor License: #1166 Location: 251 Front St., Juneau

Licensee: Juneau’s Waterfront Restaurants LLC d/b/a Alaskan Brewing Public House

License Type: Beverage Dispensary, Liquor License: #673 Location: 406 S. Franklin St. Suite Retail B & Adjoining Pier, Juneau

Licensee: V’s Grinders LLC d/b/a V’s Cellar Door

License Type: Restaurant Eating Place, Liquor License: #848 Location: 222 Seward St., Juneau

Licensee: The Valley Restaurant LLC d/b/a The Valley Restaurant

License Type: Restaurant/Eating Place, Liquor License: #3049 Location: 9320 Glacier Hwy., Juneau

Marijuana License - NEW

Licensee: The Mason Jar LLC d/b/a The Mason Jar LLC

License Type: Retail Marijuana Store, License: #38398, Location: 5690 Glacier Hwy Unit 19, Juneau

CBJ’s Community Development Department is in communication with The Mason Jar LLC to make sure they are compliant with requirements for receiving a CBJ marijuana business license prior to opening. Staff from Police, Finance, Fire, Public Works (Utilities) and Community Development Departments reviewed the above licenses and

recommended the Assembly waive its right to protest these applications. Copies of the documents associated with these licenses are available in hardcopy upon request to the Clerk's Office.

The City Manager recommends the Assembly waive its right to protest the above-listed liquor and marijuana license actions.

M. PUBLIC HEARING

18. Ordinance 2024-20: An Ordinance Amending the Parking Requirements of the Land Use Code by Extending the No Parking Requirements Area to Include the Telephone Hill Area.

In 2022, the Assembly adopted a No Parking Required Area in downtown Juneau to support residential and commercial development efforts. This ordinance would continue that policy and extend the no parking requirement to the Telephone Hill area for multiple reasons including the following: construction cost of underground parking, availability of an adjacent parking garage, and the walkability of downtown Juneau.

The Assembly Committee of the Whole supported this ordinance on April 15 and August 5, 2024. The Lands Housing and Economic Development Committee supported this ordinance on July 15, 2024.

The Systemic Racism Review Committee reviewed this ordinance at its August 20, 2024 meeting.

The City Manager recommends the Assembly hold public testimony and adopt this ordinance.

Public Comment

None.

Assembly Action

MOTION by Mr. Bryson to adopt **Ordinance 2024-20: An Ordinance Amending the Parking Requirements of the Land Use Code by Extending the No Parking Requirements Area to Include the Telephone Hill Area.** and asked for unanimous consent.

Objection by Mr. Kelly for purposes of a comment. He said that if we are extending the no parking zone to the Telephone Hill area with the idea of building a new residence area, the downtown parking situation is already congested as it is. He suggested that when they look at this, they do so while pairing it with looking at improvements to public transportation and making it easier for people to get around to the places they need to go. Mr. Kelly removed his objection.

Mayor Weldon objected for purposes of a question. She asked Manager Koester if moving this into the no parking required zone, if that also eliminated the fee in lieu of parking system. Manager Koester stated that the no parking required zone does not include a fee in lieu of parking system. Mayor Weldon removed her objection.

Hearing no further objections, Ordinance 2024-20 was adopted by unanimous consent.

19. Ordinance 2024-04(b)(D) An Ordinance Appropriating \$50,000 to the Manager for a Civic Engagement and Communications Strategy; Funding Provided by General Funds.

This ordinance would appropriate \$50,000 of general funds for City and Borough of Juneau communication strategy planning. Upon appropriation of funds, an RFP will be issued seeking a qualified consultant to provide professional Strategic Civic Engagement and Communications planning services.

The Systemic Racism Review Committee (SRRC) reviewed this ordinance at its August 20, 2024 meeting and provided the following comments with respect to Ordinance 2024-04(b)(D): *As the city moves forward with the creation of a civic engagement/communications strategy, the SRRC strongly encourages staff and contractors to specifically and clearly include a strategy directed at traditionally marginalized communities in Juneau. The SRRC intends to do its own review of CBJ protocols surrounding outreach to the various marginalized communities about optimizing boards and commission vacancies/involvement.*

The Assembly Finance Committee reviewed this request at the September 4, 2024 meeting.

The City Manager recommends the Assembly hold public testimony and adopt this ordinance.

Public Comment

None.

Assembly Action

MOTION by Ms. Hughes-Skandijs to adopt **Ordinance 2024-04(b)(D)** *An Ordinance Appropriating \$50,000 to the Manager for a Civic Engagement and Communications Strategy; Funding Provided by General Funds* and asked for unanimous consent.

Ms. Hughes-Skandijs then objected for purposes of a question about the SRRC comments.

Ms. Hughes-Skandijs asked Manager Koester if the SRRC's comments will be communicated with the contractor when this moves forward. Manager Koester responded that trying to reach groups that have not traditionally been reached is one of the overarching goals of this project. She said that they have received specific feedback from that community and that is being shared with the contractor so they can see the concerns through those lenses as well. Ms. Hughes-Skandijs removed her objection.

Hearing no further objections, Ordinance 2024-04(b)(D) was adopted by unanimous consent.

20. Ordinance 2024-01(b)(E): An Ordinance Appropriating \$547,353 to the Manager for the Airport Runway Safety Area Shoulder Grading Capital Improvement Project; Funding Provided by the Federal Aviation Administration (FAA) Airport Improvement Program (AIP) Grant and Passenger Facility Charge Fees.

This ordinance would appropriate \$574,353 for the design phase of the Runway Safety Area (RSA) Shoulder Grading CIP. This CIP is intended to regrade existing runway areas to Federal Aviation Administration (FAA) specifications. Funding for this ordinance is provided by an FAA Airport Improvement Program (AIP) grant in the amount of \$422,353, and Passenger Facility Charge (PFC) fees funds in the amount of \$125,000. The PFC funds will reimburse amounts that were forward funded from other sources, which is typical for PFC collections that are appropriated upon receipt.

The Public Works and Facilities Committee reviewed this request at the February 26, 2024 meeting. The Airport Board reviewed this request at the August 8, 2024 meeting.

The Systemic Racism Review Committee reviewed this ordinance at its August 20, 2024 meeting.

The City Manager recommends the Assembly hold public testimony and adopt this ordinance.

Public Comment

None.

Assembly Action

MOTION by Ms. Woll to adopt **Ordinance 2024-01(b)(E)** *An Ordinance Appropriating \$547,353 to the Manager for the Airport Runway Safety Area Shoulder Grading Capital Improvement Project; Funding Provided by the Federal Aviation Administration (FAA) Airport Improvement Program (AIP) Grant and Passenger Facility Charge Fees.* and asked for unanimous consent.

Mayor Weldon noted that Airport Manager Patty Wahto was present should any of the Assemblymembers have any questions.

Hearing no objections, Ordinance 2024-01(b)(E) was adopted by unanimous consent.

21. Ordinance 2024-01(b)(F): An Ordinance Appropriating \$1,017,116 to the Manager for the Airport Rescue and Fire Fighting Truck Capital Improvement Project; Funding Provided by the Federal Aviation

Administration (FAA) Airport Improvement Program (AIP) Grant, Airport Revolving Funds, and Airport Funds.

This ordinance would appropriate \$1,007,116 of Federal Aviation Administration (FAA) Airport Improvement Program (AIP) grant funds and \$10,000 in local Airport matching funds for the Airport Rescue and Fire Fighting (ARFF) Truck Capital Improvement Project. This funding provides for the replacement of a 1993 ARFF truck that was permanently taken out of service last year.

The Public Works and Facilities Committee reviewed this request at the February 26, 2024 meeting. The Airport Board reviewed this request at the August 8, 2024 meeting.

The Systemic Racism Review Committee reviewed this ordinance at its August 20, 2024 meeting.

The City Manager recommends the Assembly hold public testimony and adopt this ordinance.

Public Comment

None.

Assembly Action

MOTION by 'Wáahlaal Gídaag to adopt **Ordinance 2024-01(b)(F)** *An Ordinance Appropriating \$1,017,116 to the Manager for the Airport Rescue and Fire Fighting Truck Capital Improvement Project; Funding Provided by the Federal Aviation Administration (FAA) Airport Improvement Program (AIP) Grant, Airport Revolving Funds, and Airport Funds.* and asked for unanimous consent.

Hearing no objections, Ordinance 2024-01(b)(F) was adopted by unanimous consent.

22. Ordinance 2024-01(b)(J): An Ordinance Appropriating \$35,025 to the Manager for a Grant to St. Vincent de Paul; Funding Provided by General Funds.

St. Vincent de Paul's low-income housing at 345 Gastineau Ave, 1801 Douglas Hwy, 8619 Teal Street and 231 Gastineau Ave do not qualify for CBJ's low-income housing property tax exemption in 2024 because they did not submit their exemption application timely. As a result, property taxes cannot be exempted for 2024, and must be paid by St. Vincent de Paul. This is an unanticipated financial burden for St. Vincent de Paul. This grant would, in effect, acknowledge the intended low-income housing purpose of the 345 Gastineau Ave, 1801 Douglas Hwy, 8619 Teal Street and 231 Gastineau Ave properties, even though it did not meet the strict legal criteria to be exempted.

The Systemic Racism Review Committee reviewed this ordinance at its August 20, 2024 meeting.

The Assembly Finance Committee reviewed this request at the September 4, 2024 meeting.

The City Manager recommends the Assembly hold public testimony and adopt this ordinance.

Public Comment

None.

Assembly Action

MOTION by Ms. Adkison to adopt **Ordinance 2024-01(b)(J)**: *An Ordinance Appropriating \$35,025 to the Manager for a Grant to St. Vincent de Paul; Funding Provided by General Funds.* and asked for unanimous consent.

Hearing no objections, Ordinance 2024-01(b)(J) was adopted by unanimous consent.

N. NEW BUSINESS

3. *Ordinance 2024-01(b)(C): An Ordinance Appropriating \$500,000 to the Manager for Bartlett Regional Hospital's Rainforest Recovery Center; Funding Provided by General Funds.

This ordinance would appropriate \$500,000 of general funds for the Rainforest Recovery Center (RRC) at Bartlett Regional Hospital (BRH). This one-time funding will contribute toward RRC's operational deficit in the current fiscal year and ensure BRH can continue providing these services through June 30, 2025. BRH is actively working to transition services historically provided by RRC to Gastineau Human Services effective in FY26.

The Bartlett Regional Hospital Board of Directors reviewed this request at the June 25, 2024 and July 23, 2024 meetings. The Committee of the Whole reviewed this request at the July 15, 2024 meeting. The Assembly Finance Committee reviewed this request at the September 4, 2024 meeting.

The City Manager recommended the Assembly discuss this ordinance and decide what to do with it since they pulled it from the Consent Agenda.

****This ordinance was removed from the Consent Agenda and placed under New Business.***

Mayor Weldon noted that they could do several things with this ordinance: they could discuss it, they could pull it and not introduce the ordinance, or they can introduce the ordinance and refer it to committee. She also noted that the new BRH CEO Joe Wanner and BRH COO Kim McDowell were in the audience and available to answer questions if the Assembly had any.

Mr. Bryson asked if RRC was going to be open the next day or not and that will help him know if they are trying to fund a closed business or not.

BRH CEO Joe Wanner said that at that time, they had four patients and that RRC was going to be open through the 23rd of the month. They were actively discharging patients due to staffing shortages in the program. He said that shortly after the AFC meeting, they had a resignation that caused a staffing shortage for the program. This was precipitated by the review that had been done over the course of 3-4 months to determine if this was a core or non-core program. He said that roughly 25% of the staff of RRC resign over that time and they have gotten to the point that they can no longer staff it adequately to care for the licensure required services.

Mr. Wanner and Ms. McDowell then proceeded to answer questions by Assemblymembers about the program, current staffing, and how it has recently changed and how they have filled the holes in the meantime and the anticipated transition to Gastineau Human Services. Ms. Woll asked for them to explain how they got from "not having enough staff in the current moment" to "closing the program entirely" as she said it was not the intent of the Assembly when they took a vote at the AFC meeting to close RRC with that vote.

Ms. McDowell said that whenever there is uncertainty, staff are going to make decisions based on what is best for them and their families. She said they saw this with other programs such as the crisis program. She said that when staff saw what the directive was coming out of the September 4 AFC meeting, they decided to move on in that direction. She said that since June, they have had 9 staff members resign from the RRC program so they have barely been able to staff it as it was. The extra people that had been filling in and providing relief in those roles have now also resigned. She said that while it wasn't BRH's intent and it wasn't the Assembly's intent to close the program, this was not an easy decision. They spent time between September 4 and 12th talking with staff to get a feel if there was some way they could pull other staff and back fill those positions. With the staffing being so tenuous, when they received the ninth resignation the day after the September 4 AFC meeting, was the one that tipped the scale towards having to shut down.

Mr. Smith asked if they had an estimate as to how much they have spent on RRC so far this year as that will help him to evaluate whether or not to provide these funds. Mr. Wanner said that through the month of August, the program had already lost \$308,000 and that was for the first two months of operation in the current fiscal year. He said that due to the labor rules, they will need to pay the remaining staff until mid-October as well as pay for the closing costs of shutting the facility down so, while he doesn't have a hard number to provide, it will be in excess of the \$500,000 that might be provided by this ordinance.

Mayor Weldon asked if, when they shut down on September 23, all of the current patients will have completed the program by that time. Ms. McDowell said that some of the patients will be going elsewhere to complete the

program. She said that it was her understanding that the three remaining patients who would not have completed their program will be able to complete their program at a different facility.

Mr. Wanner and Ms. McDowell then answered additional questions from Assemblymembers.

MOTION by Ms. Hughes-Skandijs to refer this ordinance back to the Assembly Finance Committee for the Wednesday meeting and asked for unanimous consent.

Mr. Kelly asked if there was enough time for public notice of this being added to the Wednesday AFC agenda. Ms. Layne said that yes, this constituted enough public notice for it to appear on the AFC agenda. Mr. Kelly withdrew his objection.

Mayor Weldon noted that this ordinance was being referred to the AFC and not being introduced at this time.

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

There are 13 property owners that have requested the Assembly authorize the Assessor to consider a late-filed exemption for their property assessment.

The Assembly should consider each request separately and determine whether the property owner was unable to comply with the April 30 filing requirement. A.S. 29.45.030(f); CBJC 69.10.021(d). The burden of proof is upon the property owner to show the inability to file a timely exemption request. 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.

Public Comment

None.

Assembly Action

Mr. Bryson noted that the Assembly is considering each of these applications individually and he moved to forward the applications of John Matheson, Luis Hernandez, Kurt E. Milnes, Fred Wiley, Marvin J. Picotte Jr., Michael Elstad, Scott T. Blume, and Andrew Massey for the Late file Senior & Disabled Veteran Exemptions and the applications of Rita George, Barbara Hyde, Luis Hernandez, Richard Hofmann, and Andrew Massey for the Late File Senior & Disabled Veteran Hardship Exemptions to the Assessor for additional review and resolution and asked for unanimous consent. ***Hearing no objection, those applications will be forwarded to the Assessor's office for additional review and resolution.***

24. Notice of Appeal #2024-AA01 Hali Duran v. Planning Commission re: PWP2004-0003

The Clerk's Office received a timely filed appeal from Hali Duran regarding the Planning Commission's decision on PWP 2024-0003 related to a parking waiver request.

In accordance with CBJ 01.50 - Appeal Procedures, the Assembly must decide whether to accept or reject the appeal. If you determine, after liberally construing the notice of appeal in order to preserve the rights of the appellant, that there has been a failure to comply with the appellate rules, or if the notice of appeal does not state grounds upon which any of the relief requested may be granted, you may reject the appeal. If the Assembly rejects the appeal the Assembly may consider returning the filing fee.

If the appeal is accepted, you must decide whether the Assembly will hear the appeal itself or if it will assign the appeal to a hearing officer. If you decide to hear the appeal yourselves, a presiding officer should be appointed. In hearing an appeal, the Assembly would sit in its quasi-judicial capacity and must avoid discussing the case outside of the hearing process. (See CBJ 01.50.230, Impartiality.)

The City Attorney recommends the Assembly reject the appeal as it does not state grounds upon which any of the relief requested may be granted. Ms. Duran has failed to provide information that meets any of the three

stated grounds for appeal. Even taking the information provided by Ms. Duran in the light most favorable to her, there are no legal or factual errors presented by Ms. Duran. If the Assembly rejects the appeal, I recommend that the Assembly return Ms. Duran's filing fee.

Mr. Smith asked is Ms. Duran could reapply with new grounds. Attorney Layne responded that yes, she could reapply tomorrow. Ms. Layne answered a number of other questions from Assemblymembers regarding the appeal process.

MOTION by Mr. Smith to reject the appeal and return the appeal filing fee and asked for unanimous consent. *Hearing no objection, the motion passed by unanimous consent.*

Deputy Mayor Hale excused herself and 'Wáahlaal Gidaag also dropped off the Zoom feed at 9:06p.m. A quorum of seven members were still present for the remainder of the meeting.

O. STAFF REPORTS

25. Municipal Clerk reminder about Election timing and voting options/locations (verbal report)

Complete Election details are available online at <https://juneau.org/clerk/elections>

Ms. McEwen shared the PSA that was recently sent out. She noted that the ballots had been mailed out the previous week and the vote centers opened earlier that day. She reported that they have deployed five ballot drop boxes and shared the dates/times/location of the vote centers and CBJ ballot drop boxes.

26. Title 49 – Land Use Code Rewrite

Manager Koester shared that the packet contained a memo outlining the process they will be undertaking with respect to the Title 49 Land Use Code rewrite. Project Manager Rob Dumouchel was also in attendance to provide any additional information/answer questions if they have them.

P. ASSEMBLY REPORTS

Mayor's Report

Mayor Weldon then distributed copies of the **Ad Hoc Title 49 Rewrite Advisory Committee** document establishing the committee and its membership which is to be made up of seven members and not five members as was incorrectly mentioned in the first paragraph. She noted that the committee will work until the work is done so that is why it is a committee rather than a task force since it doesn't have a certain end date. She said that in addition to Mr. Dumouchel providing staff support to the committee, the proposed members of the committee were:

Chair Assemblymember **Greg Smith**, Planning Commissioner **Mandy Cole**, Juneau Chamber of Commerce Executive Director **Maggie McMillian**, Tlingit-Haida Regional Housing Authority **Lorraine DeAsis**, Building Trades member **Corey Baxter** and two land/housing developers **Rich Harris** and **Bill Heumann**.

Ms. Hughes-Skandijs asked Manager Koester that as she looks at Phase 1 of the committee's tasks with the review and recommend stages, where the staff from CDD and Manager's office fit into those pieces. Manager Koester explained that staff would work on the preliminary concepts and the committee will review and recommend their ideas/opinions on the code rewrites but the committee would not have veto power over what the staff puts forward. She said that she felt that was cared for with the words "review and evaluate" but if the Assembly wanted to put stronger language in there, they could. Ms. Hughes-Skandijs said that as long as it was operating that way and the flow doesn't stall out, she was OK with leaving the wording as is.

Ms. Woll asked Mayor Weldon about the membership and said there were a lot of changes to the make up of the Juneau Chamber of Commerce and that they have restructured their housing committee recently. She said that she recognized four names on this list, all of whom are part of that committee. She was concerned that they might be meeting as a subcommittee and that might become an Open Meetings Act concern.

Mayor Weldon noted that Ms. McMillian was not part of that JCC committee and she also noted that she has spoken with Mr. Baxter, Mr. Harris, and Mr. Heuman stressed that if they are a part of this committee, they cannot be members on the JCC housing committee – they would have to choose one or the other but can't serve on both.

MOTION by Mr. Smith to accept the proposed Ad Hoc Title 49 Rewrite Advisory Committee with the amendment of seven members instead of five members to the first line of the first paragraph and asked for unanimous consent. *Hearing no objection, the motion passed by unanimous consent.*

Mayor Weldon apologized for the delay in creating the **Short-Term Rental Task Force (STRTF)** but life ended up throwing some curve balls from the time she first started working on this. She distributed copies of the document establishing the Task Force and its membership, which consisted of eleven members and in addition to Mr. Barr providing staff support to the committee, the proposed members of the STRTF were:

Chair Assemblymember **Wade Bryson**, along with Assemblymembers **Greg Smith** and **Alicia Hughes-Skandijs**, and public members **Eric Pedersen, Dan Coleman, Meilani Schijvens, Patty Collins, Joyce Niven, Carole Triem, Ryan Kauzlarich, and Adam Dordea.**

Mayor Weldon noted that this was a community task force structured similar to the Visitor Industry Task Force (VITF). Ms. Hughes-Skandijs asked some questions about the charge of the task force in conducting a review of the Short Term Rentals (STRs) here in Juneau. Mr. Smith asked Mayor to provide additional details about the members she was suggesting serve on this STRTF. Mayor Weldon gave a brief description and the reason for putting forward each of the individuals listed.

Members then discussed the policy-setting language of this charge and agreed to look at this wording and structure further and decided to bring this back for Assembly action at the October 21 Reorganizational Assembly meeting to finalize/approve the task force. Ms. Hughes-Skandijs and Ms. Woll were assigned to wordsmith any changes.

In other matters, Mayor Weldon reported that she attended the Filipino Community board meeting and dinner at which they awarded \$18,000 in scholarships to students and she congratulated all the student recipients of those awards.

Committee and Liaison Reports

Assembly Finance Committee (AFC) Chair Woll reported that the committee met two weeks ago, and they introduced three ordinances at tonight's meeting from the AFC meeting.

Ms. Woll noted that the next AFC meeting was scheduled for September 18 at which they received an update from Eaglecrest but that the Mayor and City Manager will not be present at that meeting.

Public Works & Facilities Committee (PWFC) Chair Bryson reported that they met and discussed SAIL transportation, the Dimond Park Field House, and the North Douglas second crossing.

Lands, Housing & Economic Development Committee (LHEDC) Chair Hughes-Skandijs reported that they discussed rezones, the neighborhood and Planning Commission public meetings that were scheduled, the air quality monitoring program, and a foreclosure that was done on a home on 6th Street.

Human Resources Committee (HRC) Chair Smith reported that they met earlier this evening and received some board annual reports and reviewed the Parks and Recreation Advisory Committee's naming policy. Chair Smith then forwarded the below names for the following board appointments and asked for unanimous consent:

Juneau Human Rights Commission (JHRC) – Reappointment of Mary Wegner and the appointment of Alison Gottschlich both for terms beginning immediately and ending May 31, 2027, and the appointment of Paige English to an unexpired term beginning immediately and ending May 31, 2026 and asked for unanimous consent. *Hearing no objection, motion passed.*

Douglas Advisory Board (DAB) – Appointment of Benjamin Rubenstein to the Douglas Advisory Board to a term beginning immediately and ending September 30, 2025 and asked for unanimous consent. **Hearing no objection, motion passed.**

Historic Resources Advisory Committee (HRAC) – Appointment to the Historic Resources Advisory Committee of Cheryl Jebe to a term beginning immediately and ending June 30, 2027 and Robin Brenner to a term beginning immediately and ending June 30, 2026 and ask for unanimous consent. **Hearing no objection, motion passed.**

Q. ASSEMBLY COMMENTS & QUESTIONS

Mr. Bryson shared that he was concerned about the BRH finances since they have only turned a profit three months in a row since 2019. Mr. Bryson said that he attended a meeting of the Southeast Alaska Waste Authority and they received a Denali Commission Grant for \$500,000 to address tire disposal. Mr. Bryson reported that he participated in a valley neighborhood group discussion regarding the issues related to the homeless individuals who are concentrated in the valley and the impacts that is causing on the area businesses.

Ms. Hughes-Skandijs shared that there was a municipal candidate forum scheduled for 7pm on September 17 for Assembly candidates and another forum scheduled for September 18 for School Board candidates. She also reported that Travel Juneau will be holding its regular meeting soon. She said that the Juneau Housing and Homelessness Coalition recently held a meeting at which they had invited JPD to speak about the recent shooting incident and the need for continued community healing from that incident. She said that she was not able to attend the last meeting of the SRRC. She is currently working with the City Attorney's office on an ordinance related to developing a policy for the release of body worn camera videos and if any other Assemblymembers wanted to collaborate with her on that to please let her know.

Ms. Woll shared that she attended the Juneau Chamber of Commerce (JCC) board meeting the previous week and it was Laura Martin's last meeting as President and Ben Brown was the incoming President. She noted that there has been a lot of turnover on the JCC board. She reported that the Eaglecrest Board met and there will be an update on the AFC meeting on September 18. She said that she agreed that the body worn camera release policy was needed for some consistency and they need to continue to focus on community healing after the recent police-involved shooting. She said that it is CBJ's responsibility on preventing a similar situation from happening again.

Ms. Adkison reported that at the September 4 Juneau Commission on Sustainability meeting, they received updates on various grants. She also noted that the Climate Action Plan needs to be updated. She echoed the need for a community listening session.

Mr. Kelly reported that he attended the August 27 Planning Commission (PC) meeting; the September 10 (PC) meeting was cancelled. He also attended the August 28 School Board Finance Committee meeting where they are leveraging technology to be more visible. He said that the Local Emergency Planning Committee (LEPC) did not meet on September 11, they directed the usual attendees to the Tlingit & Haida Public Safety Open House. He said that he worked at the State of Alaska Primary Election as a poll worker and it was a very educational process and he encouraged anyone who was skeptical about the election process to volunteer to work in an election to find out all about it. He also agreed that a discussion around community healing and while he doesn't know what exactly it should look like, he said he feels that something needs to be held. He noted that he was also discussed legislation regarding a policy for the release of bodycam footage with Chief Bos and he volunteered to work with Ms. Hughes-Skandijs on the legislation she and the attorney were working on.

Mr. Smith said that he attended the School Board meeting last week at which they discussed the challenges with the IEP (Individual Education Plan) Plans at Thunder Mountain Middle School. Mr. Smith reported that

the Downtown Business Association (DBA) met and welcomed new members and they had a conversation about Proposition #2 and will be electing the new DBA leadership at the next meeting.

Mr. Smith said that he has been in discussions with Mr. Barr about trying to organize a community response ACT Team for a community mental health response rather than police responses in certain crisis situations.

Mayor Weldon noted that she forgot to report about an event that Deputy Mayor Hale and she had attended a ceremony on the *Carnival Miracle*. The Carnival Miracle had partnered with Allen Marine Tours and for every person booked on an Allen Marine Tour, Carnival donated \$1 dollar towards the Alaska Carbon Reduction Fund and they were able to raise \$50,000 for Alaska Carbon Reduction, which is a subsidiary of Alaska Heat Smart. With that \$50,000 they can help low-income households try to get away from fossil fuels.

Mayor Weldon also reported that she and Manager Koester were leaving to go to Washington D.C. on Wednesday morning and returning to Juneau on Friday evening. CBJ Lobbyist Katie Kachel has been setting up meetings for them to attend with the Alaska Delegation as well as with a number of agencies. She stated that Jackie Peta from THCC and Sabrina Guitierrez who is the Incident Commander with the Joint Emergency Operations Center.

R. CONTINUATION OF PUBLIC PARTICIPATION ON NON-AGENDA ITEMS

None.

S. EXECUTIVE SESSION

None.

T. SUPPLEMENTAL MATERIALS

27. Red Folder Item: CBJ Short Term Rental Task Force

28. Red Folder Item: CBJ Ad Hoc Title 29 Rewrite Advisory Committee

U. INSTRUCTION FOR PUBLIC PARTICIPATION

The public may participate in person or via Zoom webinar. Testimony time will be limited by the Mayor based on the number of participants. ***Members of the public that want to provide oral testimony via remote participation must notify the Municipal Clerk prior to 4pm the day of the meeting by calling 907-586-5278 and indicating the topic(s) upon which they wish to testify.*** For in-person participation at the meeting, a sign-up sheet will be made available at the back of the Chambers and advance sign-up is not required. Members of the public are encouraged to send their comments in advance of the meeting to BoroughAssembly@juneau.gov.

V. ADJOURNMENT

There being no further business to come before the Assembly, the meeting was adjourned at 9:55pm.

Signed: _____
Elizabeth J. McEwen,
Municipal Clerk

Signed: _____
Beth Weldon
Mayor

SPECIAL ASSEMBLY MEETING 2024-22

MINUTES **DRAFT**

September 23, 2024 at 12:15 PM



Zoom Webinar Only

- A. **CALL TO ORDER** Meeting no. 2024-22: the Special Meeting of the City and Borough of Juneau Assembly was held via Zoom and called to order by Mayor Beth Weldon at 12:16 p.m.

B. **LAND ACKNOWLEDGEMENT**

Deputy Mayor Hale provided the following land acknowledgment: We would like to acknowledge that the City & Borough of Juneau is on Tlingit land and wish to honor the indigenous people of this land. For more than ten thousand years, Alaska Native people have been and continue to be integral to the well-being of our community. We are grateful to be in this place, a part of this community, and to honor the culture, traditions, and resilience of the Tlingit people. *Gunalchéesh!*

C. **ROLL CALL**

Assemblymembers present: Wade Bryson, Greg Smith, Paul Kelly, Ella Adkison, 'Wáahlaal Gídaag, Christine Woll, Deputy Mayor Michelle Hale, Mayor Beth Weldon

Assemblymembers absent: Alicia Hughes-Skandijs

Staff present: City Manager Katie Koester, City Attorney Emily Wright, Municipal Clerk Beth McEwen, Minutes Clerk/Meeting Tech Kevin Allen, Budget Manager Adrien Wendel

D. **SPECIAL ORDER OF BUSINESS**

1. **Flood Mitigation Update**

Mayor Weldon reported that her and City Manager Koester went to Washington D.C. They were joined by Jackie Pata, First Vice President of Tlingit & Haida Central Council (THCC), as well as THCC Public Safety Officer Sarah Grubitz, and had productive meetings with the Alaska Congressional Delegation and representatives from a number of federal agencies in Washington D.C.

Manager Koester said that Governor Dunleavy has submitted a disaster declaration request to the president, and that the Alaska delegation have also sent a joint letter requesting a disaster declaration. She explained that a disaster declaration would free up additional individual assistance for homeowners, double the amount of public assistance, and make CBJ eligible for FEMA funding. She added that the Governor and Tlingit & Haida Central Council President Richard Peterson submitted a request for technical assistance from the U.S. Army Corps of Engineer's (USACE) Flood Fighting Team. This flood fighting team is in Juneau and met with the CBJ Engineering Department, State of Alaska Department of Transportation/Public Facilities (AK DOT/PF), and the National Weather Service (NWS) to talk through short and mid-term flood fighting options. She said that the ordinance before the Assembly would provide a feasibility study for a long-term fix while work was done on implementing a plan for the near-term fix. She stated that, to start the long-term study project, the city will need some congressionally directed spending, so in addition to the \$3 million being appropriated today, the city needs a minimum of \$500,000 in funding from a federal piece of legislation. She said the delegation met with Senators Sullivan and Murkowski, as well as Congresswoman Peltola, and they were working on funding and finding long-term solutions. She stressed the importance of the united front with the tribe and the city representatives joint together during the trip.

Ms. Hale asked at what point a team of local experts will be made, and if the city needed more resources. Manager Koester asked those in the public that have local expertise to reach out using the flood fighting response email, or directly to her or Deputy Manager Barr. She said the city has been working with the National Weather Service, the University of Alaska Southeast (UAS), and AK DOT/PF. She explained that there

are two teams: one focused on flood fighting and another focused on long term solutions. She said there will be additional resources needed, but there will be a better understanding after the USACE's site visit in Juneau. Ms. Hale stated her support.

Mr. Smith asked Manager Koester what assistance or information USACE can provide for homeowners. Mayor Weldon noted that the question ties in with the manager's flood fighting report. Manager Koester reported that the USACE has HESCO barriers stockpiled in Illinois that they can get to Juneau in three weeks, all she needs to do is write a letter and the barriers will be put on a barge. She said the USACE would also provide advisement on placement of the barriers, but the city would have to work on the actual placement, so a risk assessment is being done. She stated that getting legal access to people's property along the river will be another barrier. She stressed the potential cost, risk, and difficulty of this, but said the city is talking through those challenges with engineers, AK DOT/PF, National Weather Service, and Hydrologists. She anticipates she will need the Assembly to make some decisions in the short-term and on how much they lean in on preparing for a fall event. She said she doesn't have an answer to Mr. Smith's question about advice to homeowners as those will be part of conversations they have around individual homeowner vs. community-wide response.

Mayor Weldon asked if a public meeting is possible next week. Manager Koester asked for more days with the USACE before she could commit to a public meeting.

Ms. Hale said she appreciates the consideration of a public meeting. She asked if there has been any discussion about getting the barriers to Juneau via a cargo flight instead of via barge. Manager Koester answered no and advised that, if she were to pull the trigger tomorrow to get the barriers within three weeks, that would give the city time.

Mr. Kelly asked if the barriers would be able to withstand river currents. Manager Koester responded that the only material the city could get in time are these stockpiled USACE barriers, so there isn't much choice on the type of barrier to use.

Mayor Weldon noted that they informed the Army Corps in D.C. that the situation is unique; there is current in the water, it was not a passive flood.

Mr. Smith stressed that flood protection information for homeowners, whatever basic, would be very helpful so they know how to prepare.

E. MANAGER'S REQUEST FOR AGENDA CHANGES – None.

F. INSTRUCTIONS FOR PUBLIC PARTICIPATION

The public may participate via Zoom webinar only. Testimony time was limited by the Mayor based on the number of participants. ***Members of the public wishing to provide oral testimony were required to notify the Municipal Clerk by 10:00am the day of the meeting by calling 907-586-5278 and indicating the topic(s) upon which they wish to testify.*** Members of the public were encouraged to send their comments in advance of the meeting to BoroughAssembly@juneau.gov.

PUBLIC PARTICIPATION ON NON-AGENDA ITEMS *(Limited to no more than 20 minutes, with each speaker limited to a length of time set by the Mayor not to exceed three minutes.)*

Roman Motyka, a downtown resident, retired UAS professor and Glacier scientist, said he had three questions to ask: **1)** Will the city be forming a technical advisory committee to review RFP proposals, monitor hydrologic modelling work, and work with the Corps; **2)** Does CBJ staff recognize that there could be local expertise and have they made effort to reach out and solicit advise; and lastly, **3)** Could it be ensured that the studies around Suicide Basin and Mendenhall Glacier are adequately funded, or could be expanded. He advised that establishing barriers will change things along the river and that climate change is the driver of the current situation.

G. PUBLIC HEARING ON ORDINANCES

2. Ordinance 2024-01(b)(M): An Ordinance Appropriating \$3,000,000 to the Manager as Local Matching Funds for a United States Army Corps of Engineers Glacier Outburst Flooding General Investigation Study; Funding Provided by General Funds.

This ordinance would appropriate \$3,000,000 as local matching funds for a United States Army Corps of Engineers (USACE) glacier outburst flooding investigation study. In August 2024, the Mendenhall Vally was flooded by a glacier outburst flood caused by Suicide Basin. The 2024 flood levels exceeded previous flooding events, damaging over 300 residences in the area. This funding would contribute toward a study with the USACE to determine flood mitigation solutions when the Suicide Basin ice dam releases water in the future.

The Committee of the Whole reviewed this request at the September 9, 2024, meeting. The Systemic Racism Review Committee reviewed this ordinance at its September 17, 2024, meeting.

The Assembly Finance Committee reviewed this ordinance at its September 18th, 2024, meeting. Staff are working on two additional pieces of legislation to reimburse the General Fund for this appropriation, which will include \$2,000,000 from the Docks and Harbors Fisheries Land Terminal Purchase CIP and \$1,000,000 from the Restricted Budget Reserve.

The City Manager recommends the Assembly hold public testimony and adopt this ordinance.

Public Comment

Clinton Singletary, a valley resident, shared that he was impacted by the flood. He stated that he supports the two ordinances, but was concerned about lack of action by the Assembly and staff after last year's flood. He said the 2023 November Committee of the Whole meeting was the last time the Assembly addressed that issue. He spoke to the items that were discussed, but didn't see any information from that time to June 2024, and he could not find any other Assembly meetings between that time where flood related items were discussed. He said he feels the ball was dropped after last year's flood, and that, had the Assembly and staff continued the work that was started last year, citizens could've been more prepared and informed. Ms. Hale asked if he reviewed minutes for the Public Works and Facilities Committee meetings. Mr. Singletary said yes but he could not find flood related items during that timeframe.

Assembly Action

MOTION by Mr. Bryson to adopt Ordinance 2024-01(b)(M) and asked for unanimous consent. *Hearing no objection, the motion was adopted by unanimous consent.*

3. Ordinance 2024-01(b)(N) An Ordinance Appropriating \$100,000 to the Manager for Expanded Inundation Maps and Hydrological Modeling of the Mendenhall River; Funding Provided by General Funds.

This ordinance would appropriate \$100,000 of general funds for expanded inundation maps and hydrological modeling of the Mendenhall River. In August 2024, the Mendenhall Vally was flooded by a glacier outburst flood caused by Suicide Basin. The 2024 flood levels exceeded previous flooding events, damaging over 300 residences in the area. This funding would contribute toward detailed mapping and hydrological modeling of the Mendenhall River to determine potential flood impacts in the future, with data collected to be used for mitigation solutions.

The Committee of the Whole reviewed this request at the September 9, 2024 meeting. The Systemic Racism Review Committee reviewed this ordinance at its September 17, 2024 meeting. The Assembly Finance Committee reviewed this ordinance at its September 18, 2024 meeting.

The City Manager recommends the Assembly hold public testimony and adopt this ordinance.

Public Comment

None.

Assembly Action

MOTION by Ms. Woll to adopt Ordinance 2024-01(b)(N) and asked for unanimous consent.

Mr. Smith objected for the purpose of a question. He asked if there were any experts available outside of CBJ staff who were reviewing the RFP for this work. Manager Koester answered yes, and that they have leaned on AK DOT/PF for some of that work. She explained that the first piece of this would need to be sole-source due to need to get data very quickly and will include local experts from AK DOT/PF and USACE.; Any model or studies will need to be made by both of those groups, and the second step will be done as a separate RFP. Mr. Smith said he does not know how often CBJ will need to be doing the inundation and hydrological work. He asked if this was an expense that CBJ will continue to bear or if the city can expect support from other agencies. Manager Koester responded that the city would be looking to the USACE silver jacket funding to do the inundation map work. Traditionally, this work would involve looking for federal funding partners, but this is a one off given the unique circumstances. Mr. Smith removed his objection.

Mr. Kelly asked if there was any possibility of getting reimbursed from the federal government for this year's funds. Manager Koester answered not to her knowledge.

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

Mayor Weldon commented that this flood was very different than last year's flood, as last year was a lot of erosion rather than flooding and the 2023 flood had not rose to the level of national disaster declaration. She said things are different now because the flood has happened again, more people are paying attention to it, and this year's flood impacted 300 houses.

Manager Koester added that last year, the city was looking at a bank stabilization project and this year they were looking at it very differently.

H. STAFF REPORTS

I. ADJOURNMENT

There being no further business to come before the Assembly, the meeting was adjourned at 1:01 p.m.

Signed: _____

Elizabeth J. McEwen
Municipal Clerk

Signed: _____

Beth A. Weldon
Mayor

SPECIAL ASSEMBLY MEETING 2024-23

DRAFT MINUTES

October 03, 2024, at 12:00 PM

Zoom Webinar Only



This meeting was conducted via ZOOM WEBINAR ONLY.

<https://juneau.zoom.us/j/91515424903> or call 1-253-215-8782 and enter Webinar ID: 915 1542 4903

A. CALL TO ORDER

Mayor Weldon called the Special Assembly Meeting to order at 12:02 p.m. via Zoom.

B. LAND ACKNOWLEDGEMENT

Assemblymember Adkison provided the following land acknowledgement: We would like to acknowledge that the City & Borough of Juneau is on Tlingit land and wish to honor the indigenous people of this land. For more than ten thousand years, Alaska Native people have been and continue to be integral to the well-being of our community. We are grateful to be in this place, a part of this community, and to honor the culture, traditions, and resilience of the Tlingit people. Gunalchéesh!

C. ROLL CALL

Assemblymembers present: Mayor Beth Weldon, Deputy Mayor Michelle Hale, Wade Bryson, Paul Kelly, Ella Adkison, Christine Woll, Alicia Hughes-Skandijs

Assemblymembers absent: Greg Smith, 'Wáahlaal Gidaag

Staff Present: City Manager Katie Koester, Deputy Manager Robert Barr, City Attorney Emily Wright, Municipal Clerk Beth McEwen, Minutes Clerk/Meeting Tech Kevin Allen, Engineering/Public Works Director Denise Koch, Community Development Department Director Jill Lawhorn, Assistant Attorneys Sherri Layne, Nicole Lynch, Risk Manager Chelsea Swick, Administrative Officer II Christina Choquette, Human Resources Manager Cindy Carte, Engineering Grants Manager Ashley Heimbigner

D. AGENDA TOPICS

1. Flood Mitigation Update

Manager Koester provided an overview of what has taken place so far as well as an overview of the memo she included in the packet that included four options for action. She noted that Governor Dunleavy has submitted a request for a Federal disaster declaration but that they were still waiting to hear from the President's office on that request.

Manager Koester said that she was hoping the Assembly will provide her with decisions on the following three items:

- 1) Direct staff to request sandbags from U.S. Army Corps of Engineers (USACE) and develop a plan for distribution.

Manager Koester noted that since the packet was compiled, the USACE identified resources to send USACE experts to Juneau to have a public meeting to help homeowners with all their questions related to their own homes. As such, staff were going to schedule and publicize that as soon as they could get it coordinated. USACE will be giving CBJ 60,000 sandbags. CBJ will need to manage that distribution program.

- 2) A request to approve Emergency Ordinance 2024-34 approving a cooperative agreement with USACE for approximately four (4) miles of HESCO barriers and introduce an emergency appropriation for up to \$2M at the next regular Assembly meeting for installation of Phase 1 (Marion Drive to Killewich Drive to Meander Way), funding source general fund. Manager Koester noted the HESCO barriers would come from the USACE and received at no charge to CBJ, but CBJ would be in charge of installing them.
- 3) Introduction of an appropriation ordinance at the next regular Assembly meeting for \$2M to begin the above process.

Manager Koester said this is the fifth meeting at which they've discussed flood mitigation, and the Assembly has taken the following actions to date:

- Appropriated \$400,000 for mitigation planning, hydrological mapping, and an updated inundation map
- Appropriated \$3M local match for a USACE general investigation study to explore long term mitigation
- Approved \$1,375,000 to repair and protect CBJ infrastructure
- Four (4) Assembly level meetings about flood mitigation

CBJ staff and Assemblymembers have engaged with partner agencies:

- Interagency technocrat meeting on September 6, 2024
- Hosted USACE Civil Engineering for a site visit on long term solutions
- Traveled to Washington DC with Mayor Weldon and Tlingit and Haida to advocate for GLOF mitigation on Sept 19 and 20, 2024
- Hosted USACE Flood Fighting Team week of September 23, 2024

In looking for solutions, CBJ has identified the following short-term and long-term options:

Short Term Solution: Flood Fighting

- Deploy sandbags and information to residents to protect individual property
- Temporary levees – HESCO Barriers along the length of the river, starting where the river jumped its bank in 2024 event.
- CBJ implementing recommendations of THE EXPERTS - US Army Corps of Engineers (USACE)

Long Term Solution: In Progress

- US Army Corps of Engineers (USACE)
 - General Investigation Study (GI) – CBJ has made a request and \$3M appropriation for 50% local match
 - If GI identifies viable construction project(s) they could be funded by USACE with 35% local match

At the end of Manager's Koester's presentation, she stressed the following options before the Assembly with the subsequent staff recommendations.

1. DO NOTHING
2. PROVIDE SANDBAGS and sand to residents for individual property protection
3. INSTALL HESCO BARRIERS just along the areas of the river where it jumped the bank during the August 2024 event
4. INTALL HESCO BARRIERS ALONG THE LENGTH OF THE RIVER.

Staff Recommendation:

- Direct staff to request sandbags from USACE and develop a plan for distribution.
- Approve a contract with USACE for 4 miles of HESCO barriers.
- Introduce emergency legislation at the October 21, 2024 meeting for up to \$2M to install the first phase of barriers, understanding there will be a request for additional funding once more information is available.

Manager Koester then proceeded to answer questions from the Assembly regarding the HESCO installation process, costs, and impacts to private property along the river. She mentioned that City Attorney Wright has

done a good legal analysis in the memo as to what can be done to protect life and property. The hope is to work on getting compliance with landowners and that would be part of the initial work. Under the Emergency Declaration, that is work CBJ can do. She noted that other questions would also need to be decided on the policy level by the Assembly if they would want to try to make anyone whole from the work done by CBJ. Those policy decisions will need to be made by the Assembly when there is more information available.

Attorney Wright then answered additional questions from Assemblymembers.

Assemblymembers expressed concerns about the length of time the HESCO barriers would have to be up if they were used, any expiration of the emergency declaration, and the full extent of what a flood-fighting barrier might look like and if there were areas along the river that would not include the barriers.

Manager Koester explained that, while she is not a hydrologist, her understanding was that there were some areas where it would be beneficial to install the HESCO barriers regardless of whether the whole thing was installed or just a portion. She said once they have a hydrological study, they can be more thoughtful in how to install a Phase 2 approach but for now, they just need to start with Phase 1 at least. She said they would also like to include as much of Phase 2 as is practical.

National Weather Service (NWS) Senior Service Hydrologist, Aaron Jacobs, gave a presentation on the current status of Suicide Basin. He noted at the time of the meeting, the water of Suicide Basin was approximately half full based on the information they have available and that it was rising at least 1 foot per day as the freezing levels have been dropping. He said to put that in context, it would take 145 days to see a full basin. He said the latest they have seen an outburst flood was in October 2022 and the earliest they have seen it release is sometime in early June/mid-May sometime around 2014-2015.

Mr. Jacobs then proceeded to answer questions from the Assembly. In response to Mr. Kelly, he described what a 10.5 ft level flood release might look like if the basin were to release in the fall at the current levels. Mr. Jacobs explained that at the 10.5 feet level, that would be considered moderate flooding, and it would impact those homes located north of the Back Loop Bridge such as View Drive and the USFS campground would be impacted. He said they have seen some changes to the path of the river since the last two events.

Deputy Mayor Hale thanked Mr. Jacobs for his reporting and asked if the basin ever froze up, such as in January. Mr. Jacobs said he didn't believe there was a time of full freeze and that there was always water movement of some kind in the basin, although it does have lower levels in the winter due to less ice melt occurring at that time of year.

Mayor Weldon asked Manager Koester if there were any other presentations at this time or if they could start taking action on the requests from staff.

Manager Koester said they did not have any other presentations.

Mayor Weldon and Deputy Mayor Hale noted that the staff recommendation requests didn't align exactly with the legislation before them so they would take action on the recommendations and then move to the legislation.

MOTION by Deputy Mayor Hale to direct staff to order individual sandbags and provide sand and the sandbags to Juneau residents and asked for unanimous consent. (Option #2)

Mayor Weldon objected for the purpose of a question. She asked the Manager if that was the small sandbags or if this was for the HESCO barriers. Manager Koester clarified that this was for small individual sandbags, and the staff recommendation was located in her memo in the packet, page 5 as "2. Provide Sandbags and send to residents for individual property protection." Mayor Weldon removed her objection. *Hearing no further objection, that motion passed by unanimous consent.*

2. Ordinance 2024-34 An Emergency Ordinance Authorizing the Manager to Execute a Cooperative Agreement with the Army Corps of Engineers for Advance Measure Assistance.

Ordinance 2024-34 approves a cooperative agreement with the United States Army Corps of Engineers for advance measure assistance and allows CBJ to indemnify the United State Army Corps of Engineers (USACE).

Normally the CBJ is prohibited by Charter section 9.13(a) from contractually agreeing to indemnify another party or waive liability. The Charter carves out a limited exception, however, allowing the assembly, by ordinance, for any federal or state grant, contract, lease, program, etc., without which the municipality would not be able to participate.

The USACE has been working with CBJ on advance flood fighting measures. This agreement would allow approximately 4 miles of HESCO barriers to be shipped immediately at no charge to the CBJ for placement along the Mendenhall River. Time is of the essence, as the basin continues to fill and the HESCO barrier installation process must begin as soon as possible. This ordinance would allow the Manager to execute an agreement with USACE for advance flood measures immediately.

The City Manager recommends the Assembly adopt this ordinance.

Public Testimony

Clinton Singletary, a Center Court resident, stated he was in support of the ordinance before the Assembly. He said it was nice to see the city taking some action to fight future flood events. He said that the HESCO barriers being discussed are a reasonable first step for the city to take while a long-term solution is being developed. He noted that they don't come without their challenges but pushing through those challenges is imperative to provide some level of protection for residents and infrastructure. He said the city and Assembly should do everything they can to educate themselves on the science behind these barriers and what is at stake if a long-term solution is not reached. He said these outbursts will continue to occur as the glacier continues to recede and through the research he has seen, they will continue to get worse each year until effective mitigation is in place. He said the city should also step up its efforts to educate the community as to what is at stake. He said he has heard community members state a number of times since the last event that it was just those along the river who were affected, and he said future events may impact even larger portions of the valley. Lastly, he urged the Assembly to take a hard look at the finances for mitigations and repairs and the CBJ Assembly should reexamine its budget choices to be prepared and able to mitigate and respond to future events even if they are unpopular.

Sandra Edwardson, a Killewich Drive resident, spoke in support of Option #4 regarding the immediate mitigation of a potential outburst in the community. She said the recent reports from the City Manager indicates that there may be another outburst within a few weeks, although they just heard that it may not actually happen. This underscores the need for the Assembly to take urgent action to protect our residents, particularly the 290+ families living in the Mendenhall Valley, who are currently at risk for significant property damage. She said in a perfect world, we would have a long time to be able to develop comprehensive and long-term strategies for flood mitigation, however, given the circumstances, they must provide immediate measures that could provide for effective protection. The proposal for the USACE to install sandbags along the Mendenhall River provides for a timely and practical solution. This approach allows the city to mobilize quickly and establish a temporary barrier to redirect waterflow to reduce the danger of flooding in certain areas. While sandbags are not a permanent fix, this option demonstrates a commitment to safety and the wellbeing of the community. It is essential to act now to minimize additional damage and to reassure the residents. She urged the Assembly to consider the pressing nature of the situation and to support option 4.

Mayor Weldon noted that Mr. Sam Hatch was signed up to testify but on something other than this ordinance. She asked if he wished to speak to this ordinance to raise his hand and he would be allowed to talk at this time. Mr. Hatch raised his virtual hand but when allowed to speak, it appeared he was having technical difficulties on his end, and he could not be heard by those in the meeting.

Assembly Action

MOTION by Deputy Mayor Hale to adopt **Ordinance 2024-34 An Emergency Ordinance Authorizing the Manager to Execute a Cooperative Agreement with the Army Corps of Engineers for Advance Measure Assistance** and asked for unanimous consent.

Objection by Ms. Woll to ask a question about the order of the other staff recommended actions and if it was Ms. Hale's intention to also introduce the other appropriating ordinance after this motion.

Mayor Weldon said at this time, they were just taking action on the Emergency Ordinance 2024-34.

Mayor Weldon said the next step would be to introduce an appropriating ordinance at the October 21, 2024 meeting for \$2M to install the first phase of the HESCO barriers. Ms. Woll asked if that ordinance needed to also be introduced at this meeting. Mayor Weldon said she would look to Manager Koester for the timing for an emergency appropriation at the October 21 meeting.

Manager Koester said Mayor Weldon was correct, staff was requesting the Assembly pass a motion at this meeting to request an emergency appropriation resolution be prepared for the October 21 regular Assembly meeting. That would provide the public with advance notice of the Assembly's intent and since a resolution only takes one meeting to pass, it would provide them with notice of the opportunity to comment on the resolution.

Ms. Woll and Mayor Weldon expressed some confusion as to whether an additional motion would be required at this meeting to instruct staff to introduce an emergency appropriating ordinance. Just as Manager Koester was about to answer that question, Mayor Weldon had technical difficulties and was disconnected from the Zoom meeting (at 12:58p.m.). Deputy Mayor Hale then took over as Acting Mayor.

Deputy Mayor Hale noted that it was her intention, following this motion on Ordinance 2024-34, to make a motion to request staff to draft an emergency appropriating resolution for \$2M to install the first phase of the HESCO barriers to be brought forward at the October 21 meeting.

Mayor Weldon returned to the meeting at 1:00p.m. via phone.

Objection by Ms. Woll for a statement. Objection by Ms. Hughes-Skandijs also for making a statement.

Ms. Woll said she was interested in continuing to move this process forward and order these barriers. She said she had lots of concerns about the feasibility of this project and she wanted to look at all options to protect these houses from flooding. This will have a significant impact on the community and there are a variety of concerns that she would like to hear some community feedback about. She said she was excited that there will be some homework to do between now and October 21 and she would like to hear how comfortable people will be in putting these things in their yards. The Assembly was really going to have to have the support of those residents and the community to make this work because having to piecemeal it here and there will not do the job. She was glad that staff were going to go out and have conversations with the residents and look at the soil conditions and provide additional information to the Assembly on October 21 and she wanted to hear from the public about that, especially from the residents who will be affected. She said that we currently have some money in our emergency reserve funds and that is what those funds are for, but it will take work to refill those coffers if they end up spending the amounts of money that they think it may take to do the flood fighting they've been discussing. As such, she also wants to hear from the public about what their thoughts were on potential increases in taxes and/or reductions in other services. She said she had heard from a lot of people but would like to hear more and know that people understand that this will be a big financial lift for our community to figure out how to pay for it. She said while she was hesitant and nervous about this, she was also looking forward to hearing more at the October 21 meeting. She then removed her objection.

Ms. Hughes-Skandijs removed her objection.

Mayor Weldon called for any other objections to the motion.

Ms. McEwen noted that Mr. Kelly had his hand raised and she also noted that because this was an emergency ordinance, it requires an affirmative vote of at least six members to pass. Mr. Kelly said that was the reason his hand had been raised to ask that parliamentary question, so he removed his objection.

Hearing no further objection, Ordinance 2024-34 was adopted by unanimous consent.

Mayor Weldon asked Manager Koester if they needed to pass a motion to introduce an emergency ordinance at the October 21 meeting or if she was going to do that anyway. Manager Koester said her preference would be for the Assembly to pass a motion to bring that to the October 21 meeting.

MOTION by Deputy Mayor Hale to direct staff to draft an emergency ordinance up to \$2M dollars to fund flood fighting and asked for unanimous consent.

Objection by Mr. Kelly for a question to Ms. Hale about her use of the term “ordinance” and if that should in fact be an emergency resolution.

After discussion by the Mayor and Manager, Ms. Hale amended her motion to replace the word “ordinance” with the word “legislation” and staff will determine the appropriate method by which to bring it back to the Assembly.

Objection by Ms. Hughes-Skandijs for purposes of a statement. She said there are a lot of people watching this meeting. She said she appreciated Mr. Singletary’s comments and she was also nervous about this because there are so many unknowns. She said since there are only six members of the Assembly in this meeting, she understands the need for speed now and she will be voting to move this forward. She also wants to be sure the community understands that they will need to work through this thoughtfully and, in a nuanced way, to figure out the best path forward from the financial end as it may require potentially raising taxes or the need for significant service cuts. She wanted to acknowledge that we are in a lucky position to be able to make use of these emergency funds now but she knows there will be some hard work required ahead when urgent decisions are not before them.

Deputy Mayor Hale said she also appreciates Mr. Singletary’s comments and that while this has affected a number of households, future events may exponentially affect additional homes and she is thankful they are taking steps to help mitigate that in the future.

Mayor Weldon then dropped off the Zoom meeting at 1:09p.m. During Mayor Weldon’s absence, Ms. McEwen confirmed that both Mr. Kelly and Ms. Hughes-Skandijs had removed their objections.

Mayor Weldon came back into the Zoom meeting at 1:10p.m.

Mayor Weldon said she also wished to make a statement. She said staff have been working non-stop since the event and that many of them have not had much sleep since the August flood. She cautioned community members that while this was a tragic event for the whole community and they know that what they are looking at is a short-term solution, it may also become a long-term solution as well so people should be aware of that. Mayor Weldon said she also agreed with Ms. Woll and Ms. Hughes-Skandijs that they will need to look hard at where the money will be coming from to fund these solutions. Mayor Weldon removed her objection.

Mayor Weldon noted that hearing no further objections, the motion passed by unanimous consent.

Mayor Weldon then asked Manager Koester if she had anything else that needed to come before the body.

Manager Koester reported that they have done a soft launch of a new system for homeowners to be able to sign up for emergency alerts and alerts on a wide variety of city-related issues. She said that it will be a serious upgrade to communications with our community that has been a long time in the making. She said they will be sending out information to the public later that day about how to register to receive those notifications.

Mayor Weldon said that in addition to the alert system, she is still working with staff on other potential alerts such as area sirens.

- E. PUBLIC PARTICIPATION ON NON-AGENDA ITEMS** (Limited to no more than 20 minutes, with each speaker limited to a length of time set by the Mayor, not to exceed three minutes.)

INSTRUCTIONS FOR PUBLIC PARTICIPATION

The public may participate via Zoom webinar only. Testimony time was limited by the Mayor based on the number of participants. **Members of the public that wanted to provide oral testimony were required to notify the Municipal Clerk by 10:00am the day of the meeting by calling 907-586-5278 and indicating the topic(s) upon which they wish to testify.** Members of the public were encouraged to send their comments in advance of the meeting to BoroughAssembly@juneau.gov.

Mayor Weldon asked if Mr. Hatch was still in attendance and allowed him this opportunity to speak. Mr. Hatch was unmuted but still unable to be heard by those in attendance. Mayor Weldon encouraged Mr. Hatch to send any comments to BoroughAssembly@juneau.gov.

Ms. McEwen encouraged members of the audience to send comments to the BoroughAssembly@juneau.gov email and if they had any questions about the flood issues to send them to the FloodResponse@juneau.gov email address.

F. ADJOURNMENT

There being no further business to come before the body, the meeting was adjourned at 1:13p.m.

Signed: _____

Elizabeth J. McEwen,
Municipal Clerk

Signed: _____

Beth A. Weldon,
Mayor

ASSEMBLY REORGANIZATION MEETING

2024-24 **DRAFT** MINUTES

October 21, 2024, at 7:00 PM



Assembly Chambers/Zoom Webinar

Meeting Number 2024-24: The annual reorganizational meeting of the City and Borough of Juneau Assembly was held in the Assembly Chambers and was called to order by Mayor Beth Weldon at 7:02pm.

A. FLAG SALUTE

Mr. Smith led the flag salute.

B. LAND ACKNOWLEDGEMENT

Ms. Hale gave the following land acknowledgement: "We would like to acknowledge that the City and Borough of Juneau is on Tlingit land and wish to honor the indigenous people of this land. For more than ten thousand years, Alaska Native people have been and continue to be integral to the well-being of our community. We are grateful to be in this place, a part of this community, and to honor the culture, traditions, and resilience of the Tlingit people. Gunalchéesh!"

C. SPECIAL ORDERS OF BUSINESS

1. Recognition of Douglas Indian Village Burning

Mayor Weldon, on behalf of the City and Borough of Juneau, officially apologized for the burning of the Douglas Indian Village in 1962 which caused irreparable harm to the Tlingit people, their heritage, and their community. She said the decision to burn the Douglas Indian Village involved the Bureau of Indian Affairs, the State of Alaska, the City of Juneau, the City of Douglas, the Greater Juneau Borough, and local businesses. She said this coordinated action led to loss of homes, cultural sites, and the displacement of the Tlingit community, exacerbating historical injustices faced by indigenous people in the region. She apologized for the role the City and Borough of Juneau played in this event and acknowledged the lasting impact it has had on the Tlingit people and the ongoing challenges they face because of these actions. She said that the City and Borough of Juneau committed to a future of mutual respect in partnership with the indigenous peoples of the region and would continue to work collaboratively to preserve and promote Tlingit cultural heritage, support the revitalization of the Tlingit language and traditions, and ensure that the mistakes of the past were not repeated. Mayor Weldon presented the proclamation with the written apology to the Douglas Indian Association President Clarence Laiti and other tribal members who were present.

2. ASSEMBLY REORGANIZATION

Recognition of Outgoing Assemblymembers:

Mayor Weldon led the appreciation and recognition of outgoing **Assemblymember Wáahlaal Gídaag** and **Deputy Mayor Michelle Hale**. Assemblymembers shared poems, stories, and best wishes for the outgoing members.

City Attorney Emily Wright then swore in the new Assemblymembers Neil Steininger and Maureen Hall.

ROLL CALL

Assemblymembers present: Maureen Hall, Neil Steininger, Ella Adkison, Paul Kelly, Christine Woll, Alicia Hughes-Skandijs, Wade Bryson, Greg Smith, Mayor Beth Weldon

Assemblymembers absent: None

Staff present: City Manager Katie Koester, City Attorney Emily Wright, City Clerk Beth McEwen, Finance Director Angie Flick, Airport Manager Patty Wahto

Election of Deputy Mayor

NOMINATION by Ms. Hughes-Skandijs to elect Greg Smith as the Deputy Mayor and asked for unanimous consent. *Hearing no objection, Mr. Smith was elected Deputy Mayor by unanimous consent.*

3. PROCLAMATION - In Support of Establishing White Cane Awareness Day

Mayor Weldon read a proclamation establishing October 15, 2024, as White Cane Awareness Day.

D. APPROVAL OF MINUTES

4. April 29, 2024, Regular Assembly Meeting 2024-09 Draft Minutes

5. May 13, 2024, Regular Assembly Meeting 2024-10 Draft Minutes

MOTION by Ms. Woll to approve the April 19, 2024, and May 13, 2024, Assembly meeting minutes and asked for unanimous consent. *Hearing no objection, the motion passed by unanimous consent.*

E. MANAGER'S REQUEST FOR AGENDA CHANGES - None

F. NEW BUSINESS

6. Flood Mitigation and Site Preparation Update

Manager Koester asked if the Assembly wanted to initiate a Local Improvement District (LID) to help pay for installing a HESCO flood barrier, and if so, what the boundaries would be, who would pay for what, how people would pay, and any essential terms and conditions related to the LID. She said she needed guidance to bring back enabling legislation to the next Assembly meeting.

Ms. Koester said that there was a second release from Suicide Basin at 11:30pm on Sunday, October 20, 2024, which crested at 10.77 feet. She said this was a best-case scenario as the basin fully emptied. She said the release will give them more time to prepare for the next Glacial Lake Outburst Flood (GLOF), but they did not know how much time. She said they received a federal disaster declaration which means more help for individual homeowners and the Federal Emergency Management Agency (FEMA) will be coming to Juneau. Ms. Koester said CBJ deployed approximately 35,000 sandbags to homeowners over the weekend.

Ms. Koester said that Engineering and Public Works spent the week doing site assessments of riverfront properties and were able to connect with all but seven property owners. She said the results of that assessment showed that three properties did not have sufficient space to install the HESCO barriers, which means they would need to build the riverbank back to install them and 16 properties had difficult obstructions that would need to be removed before installation. She said it looked like installation would be simpler on the other 53 properties.

Ms. Koester said a LID was a mechanism to spread the cost of a public improvement over benefited properties. She said she struggled with how to pay for the installation of the HESCO barriers, as different properties need different amounts of work. She asked to what extent was that the responsibility of all CBJ taxpayers versus the private homeowners. She said she was proposing that properties would be assessed for the actual improvement.

Ms. Koester walked the Assembly through the various mechanisms behind a LID process, including public participation and timelines. She said any ordinance that came to the Assembly must include a finding that it was in the public interest, the improvements to be constructed, the total cost, the cost per property owner, what CBJ funds were to be used, the necessary authorizations, and an appropriation.

Ms. Hughes-Skandijs asked about creating a special tax district. Ms. Koester said she did not have a lot of information about other ways to pay for the improvements other than taxes, which have different districts like the roaded service area. She said other municipalities have flood service areas. She said they were recommending the LID because the Assembly had the most control over that decision. Ms. Hughes-Skandijs asked about including homes further from the river. Ms. Wright said that the LID needed to provide a benefit to people within it; she said that benefit was very obvious when right near the river but became less obvious with additional distance. She said it was a policy call by the Assembly that the Law department would defend.

Ms. Woll asked about total cost. Ms. Koester said they still do not know, but the current estimates were between 5 and 10 million dollars for this phase of the project. She said a hydrological study and analysis was scheduled to be released in November which would provide more information. She said they cannot move forward with the LID without firmer numbers, so the Assembly would not be asked to make any final decisions without that information. Ms. Koester said the United States Army Corps of Engineers (USACE) estimated \$400,000 yearly maintenance cost.

Mr. Kelly asked if the federal disaster declaration opened up any new funding for this project. Ms. Koester said yes, but timing was an issue. She said most federal grants take a minimum of six months to decide and generally two years before work starts. She said they have been focused on grant funding for long-term solutions.

Mr. Smith asked where the HESCO barrier idea came from. Ms. Koester said installing the HESCO barriers was recommended by flood experts at USACE. She said flood fighting was the only idea that experts were able to come up with that would potentially help before the next GLOF. Mayor Weldon asked about long-term solutions. Ms. Koester said they were studying all options for a long-term solution.

Ms. Woll asked about homeowners doing their own site preparation. Ms. Koester said it was to CBJ's advantage for homeowners to do site preparation, as they could do it at less cost and with more control.

Ms. Hughes-Skandijis asked about LID assessments. Ms. Wright said in traditional LIDs people were generally charged the same amount for the improvement, but that an LID could be individualized to account for different amounts of work that needed to be done on different properties. She said that it would require looking at every property, as the ordinance requires notice given to each homeowner of the amount they would be charged.

Mr. Steininger asked if different properties could have different repayment terms. Ms. Wright said she did not know the answer, but every LID she had seen had the same repayment terms. Ms. Flick said she believed people could pay the LID assessment off early.

Mr. Bryson asked about the impacts of property owners who disagreed with the HESCO barriers. Ms. Wright said there was a mechanism for homeowners to object to the LID process and there was a mechanism for the Assembly to override that objection. She said there was a high probability of a lawsuit, but that CBJ was operating under an emergency declaration which allowed the city to take measures to protect people's lives and property. She said that included going onto people's property to place the HESCO barriers. Mayor Weldon asked if the HESCO barrier could go around a property. Ms. Koester said it would weaken the integrity of the barrier. She said in a worst-case scenario they could install the barriers down the street on the city right of way. Mr. Kelly asked if a special tax area would have the same risk of lawsuits as an LID. Ms. Wright said it depended, but she anticipated a lawsuit in either case.

Ms. Adkison asked about land ownership. Ms. Wright said the land under the HESCO barriers remained the property owners. Ms. Wright talked about the concept of "taking" under the law; she said the longer the HESCO barriers were on the property the more likely it was that CBJ was taking the land.

Ms. Woll asked about the timing and order of operations for this project. Ms. Koester said they would be doing more design and site assessments before installation. She said they hoped to start installing the barriers in March 2025, with site preparation completed before then.

Public Comment:

Tim Brueggemen, a Valley resident, said he lived right on the Mendenhall River. He was concerned that a breach in the HESCO barriers would create a levee on the wrong side of the river. He said property values decreased between 20% to 40% and that people wouldn't be able to sell their properties and that this would result in foreclosures. He said the city should dredge the river. Mr. Smith asked if Mr. Brueggemen thought the protection the HESCO barriers would provide would help owners sell their properties. Mr. Brueggeman said no, and that the LID would create liens on the property and few people would purchase houses with higher property taxes.

Steve Ball, a Valley resident, thanked the City for their response to the August 2024 GLOF. He said that 300 homes had been flooded, but that his had not been one of them. He said creating a LID or assessing a tax on certain homes was not fair when they did not flood. Ms. Woll asked if Mr. Ball supported installing the HESCO barriers. Mr. Ball said yes, but he had concerns about a breach in the barrier. He suggested that low points also have pump stations installed to mitigate water that made it behind barriers.

Sam Hatch, a Valley resident, said he opposed the current proposal to install a temporary levee down the Mendenhall River. He asked the Assembly to vote against this proposal and pursue a safer solution. He said the immediate threat of the flood was over and the reasons for justifying the emergency order were gone. He said the City needed to plan and execute an effective flood control project using sound engineering principles and normal ordinances. He said the City should pursue a temporary levee system in the lake area with the goal to divert water and control its release into the river. He was concerned about the lack of details about the lifetime project cost and removal of the HESCO barriers. He objected to burdening waterfront homes with the cost of a temporary solution that benefits hundreds of homes and suggested that if the City wanted to go forward with the project they should pay for the entire cost. He again urged the Assembly to vote against this project.

David Ignell, a West Juneau resident, said he had a boat condo on the river. He said he had talked to a number of scientists, hydrologists, engineers, and contractors who had no confidence in the HESCO barriers. He said that if the banks held it would just make things worse for owners downstream because it would speed up the river. He said the City was opening themselves up to a ton of liability with this project. He said there were no HESCO barriers above the back loop bridge and asked what would keep the water from going around them. He said this project could cost tens of millions of dollars and there was no overall plan. He said he supported a lake levee. Mr. Kelly asked about the timeframe of a lake levee. Mr. Ignell said they had the materials, equipment, and workforce in Juneau to get the work done in two or three months. Ms. Woll said that in discussion with the Forest Service, a levee would take 5 to 10 years to design, research, and build. She asked Mr. Ignell if he supported the HESCO barriers as a temporary solution. Mr. Ignell gave a qualified yes.

Sean Smack, a Valley resident, said he and his family opposed the HESCO barriers until more thorough risk assessment and safety measures had been studied. He said the HESCO barriers would eliminate the ability for him to defend his personal property in his own way. He said there would be more undercutting in the riverbed which would cause the HESCO barriers to fail. He said he was familiar with HESCO barriers from his time in the army and that they generally had a two-year lifespan. He said the LID terms were too ambiguous for him to agree to and that the LID should include all properties potentially affected by a large flood and not just riverfront property owners. Mr. Smith asked about the conditions that caused the HESCO barriers to fail. Mr. Smack said it was a surge flood in the Arghandab River in Afghanistan. He said the banks of the Arghandab were sandy and the bank eroded with the HESCO barriers on top of it. Mr. Kelly asked what he would do to defend his personal property. Mr. Smack said he would utilize a cofferdam around the perimeter of the house. Mr. Bryson asked if the riverbank was armored. Mr. Smack said no; that the property was on the inside turn and erosion usually happened on the far bank.

Elizabeth Figus, a Valley resident, said she opposed the LID as related to the HESCO barriers. She said she supported the City Manager in acquiring the barriers at no cost. She said the HESCO barriers were a temporary flood fighting tool and she did not understand how it would count as an improvement, a requirement of the LID. She noted it was not a road or sewer system and that it did not add value to the property, as it was temporary. She said the LID should be revisited as a tool for a permanent solution.

7. Resolution 3073 A Resolution of the City and Borough of Juneau Extending the Local Emergency Declaration in Response to the August 2024 Glacier Outburst Flood and a Request for State and Federal Assistance.

On August 6, 2024, the Assembly adopted Resolution 3071, a local emergency declaration issued in response to the glacier outburst flood. Due to the ongoing local emergency and the need for the City to access State

and Federal resources to respond, Resolution 3073 is an extension of the local emergency declaration for a period of 180 days.

The City Manager recommends the Assembly adopt this Resolution.

Mr. Smith asked about the impacts downstream of the HESCO barriers being installed. Ms. Koester said they will have more information after receiving the hydrological assessment. She said the only solution without liability was to do nothing. Mr. Smith asked about dredging the river. Ms. Koester said that anything beyond flood fighting requires study, which takes time. She said dredging, a lake levee, and trenching would continue to be analyzed as options for a longer-term solution.

Ms. Hughes-Skandijs asked about timing and communicating with affected homeowners. Ms. Koester said she wanted to have enough information to bring something forward in November, which would allow the public to comment on the LID. She noted the LID also required a public notice period, certified mailing to the property owners, a neighborhood meeting, a public hearing, and for property owners to vote on the creation of the LID. She said the entire process will take months and provided many opportunities for the public to communicate with the City and Assembly.

Mr. Kelly asked about the HESCO barriers and erosion. Ms. Koester said soil quality was a major concern of the projection and would be a major expense driver in site preparation.

Ms. Bryson asked about the LID requiring an improvement to the property. Ms. Wright said a LID was a special assessment on a property that had benefited from something; she said that was normally something permanent like culverts or roads. She said there was nothing within the code that defined what an improvement was and that it was a way for the Assembly to assess when there was a benefit.

Assemblymembers shared their thoughts with the manager regarding her request for guidance. Mr. Bryson expressed concerns about the HESCO barriers. Ms. Hughes-Skandijs said she believed the LID needed to be larger than just the riverfront homes and that CBJ should pay for part of the project. She said she did not want owners who paid a lot of money to armor the riverbanks to be punished for being proactive. Ms. Woll said she was cautious about moving forward. She said she was interested in exploring a partial LID. She said that CBJ did not have money sitting around in an account to cover this expense and short of holding a special election to ask voters to borrow the money, the LID was the quickest tool available. Ms. Adkison said she supported using the inundation maps to make the LID property lines and to have CBJ pay some portion of the total cost. Mr. Steininger said there were improvements that needed to be made to some properties, such as adding new armor rock or expanding the bank, and then there was the actual installation and maintenance of the HESCO barriers. He said the second category provided a broader good to the city, but the first category improved specific homes. He said he thought they should look at how to assess those properties individually. Ms. Hall agreed that the LID should include additional properties off the waterfront and supported sharing the cost with CBJ. Mr. Kelly said he would support a LID or special tax district. Mr. Smith said that a long-term solution may require a General Obligation Bond. He supported the idea of a LID to help pay for the HESCO barriers and to split the cost evenly amongst the homeowners. Mayor Weldon supported a LID.

Public Comment:

Deb Johnston, a Valley resident, said she came within 6 inches of having her house flooded in the 2024 GLOF. She spoke in support of both Resolution 3073 and 3076. She said there needed to be a solution in place by the next GLOF. She said she was willing to participate in the LID at any cost.

Sandra Edwards, a Valley resident, said she supported the HESCO barriers, but she did not think it was right that only people with houses on the river might have to pay for them. She said she supported spreading out the LID. She said the City was cost shifting their responsibility to private landowners. She said being a flood victim had a high emotional cost and that people in 300 households were worrying every night about having to rebuild their homes and figure out flood mitigation.

Assembly Action

MOTION by Mr. Bryson to adopt Resolution 3073 A Resolution of the City and Borough of Juneau Extending the Local Emergency Declaration in Response to the August 2024 Glacier Outburst Flood and a Request for State and Federal Assistance and asked for unanimous consent. *Hearing no objection, the motion passed by unanimous consent.*

8. Emergency Resolution 3076 An Emergency Appropriation Resolution Appropriating up to \$2,000,000 for Flood Levee Barriers; Funding Provided by Restricted Budget Reserves.

This emergency resolution would appropriate \$2,000,000 from the Restricted Budget Reserve for the installation of flood levee barriers. In response to glacial lake outburst flooding caused by the sudden release of water from Suicide Basin, the Assembly adopted Ordinance 2024-34 on October 3, 2024, entering the CBJ into a cooperative agreement with the Army Corps of Engineers for advanced flood mitigation efforts. This funding would contribute toward the first phase of installation of HESCO barriers along approximately four miles of the Mendenhall River to aid in the mitigation of future glacial outburst floods.

Funding for this request is needed as soon as possible to authorize CBJ to incur expenses associated with this work in order to give the community the best chance at having this work complete before the next glacial lake outburst flood. 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 Resolution 3076 An Emergency Appropriation Resolution Appropriating up to \$2,000,000 for Flood Levee Barriers; Funding Provided by Restricted Budget Reserves and asked for unanimous consent. *Hearing no objection, the motion passed by unanimous consent.*

G. PUBLIC PARTICIPATION ON NON-AGENDA ITEMS *(Limited to no more than 20 minutes, with each speaker limited to a length of time set by the Mayor, not to exceed three minutes.)*

Sandra Edwards, a Valley resident, asked the Assembly to hire an expert to provide homeowners guidance on how to protect their home from floods. She said people needed support and expertise in navigating these challenges.

David Ignell, a West Juneau resident, said his adopted Tlingit name was Xhaak'w Eesh and thanked the Assembly for the Recognition of Douglas Indian Village Burning. He requested the Assembly write a resolution in support of Thomas Jack Jr, who he said was wrongfully convicted and not given a fair trial.

H. CONSENT AGENDA

Public Request for Consent Agenda Changes, Other than Ordinances for Introduction - None

Assembly Request for Consent Agenda Changes - None

Assembly Action

MOTION by Mr. Smith to adopt the consent agenda and asked for unanimous consent. *Hearing no objection, motion passed by unanimous consent.*

I. Ordinances for Introduction

9. Ordinance 2023-14(b)(AS): An Ordinance Appropriating \$985,000 to the Manager for the City and Borough of Juneau's Fiscal Year 2024 Operating Costs; Funding Provided by Airport Funds and Eaglecrest Funds.

This housekeeping ordinance appropriates \$985,000 for the City and Borough of Juneau's FY2024 operating costs. The following departments require supplemental budget authority in FY2024:

Airport: this ordinance appropriates \$950,000 of Airport funds for the leasing of an Aircraft Rescue and Fire Fighting (ARFF) truck from the City of Palmer, repairs to wash bay door and heating/cooling systems at the airport, the removal and replacement of an underground storage tank, and surveying and upgrading of new areas to use as leasable property on the airfield. These unbudgeted expenses were approved by the Airport Board to spend down remaining Federal CARES funding that was set to expire in April 2024.

Eaglecrest: Eaglecrest has historically maintained an inventory reserve as a component of fund balance. Inventory observations determined the majority of the inventory was obsolete, and upon auditor recommendation, was fully written off (expensed) in FY24. The complete inventory write-off balance was \$253,000, however, Eaglecrest is lapsing enough operating authority in FY24 that they only require a supplemental appropriation of \$35,000. This inventory write-off reduces Eaglecrest's inventory reserve to \$0 and does not impact their available fund balance.

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

10. Ordinance 2024-01(b)(O): An Ordinance Appropriating \$86,000 to the Manager for the Safe Streets for All (SS4A) Capital Improvement Project; Grant Funding Provided by the U.S. Department of Transportation, Federal Highway Administration.

CBJ has been awarded an \$86,000 Safe Streets for All (SS4A) grant from the Federal Highway Administration. The SS4A grant's goal is to develop a holistic, well-defined strategy to prevent roadway fatalities and serious injuries. This funding would be used to conduct supplemental planning activities in the Lemon Creek area to enhance the road safety audit and comprehensive safety action plan that is currently under development. A local match requirement of \$21,500 will be provided by previously appropriated funds in the Lemon Creek Multi Modal CIP.

The Public Works and Facilities Committee reviewed this request at the December 18, 2023, meeting.

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

11. Ordinance 2024-01(b)(P): An Ordinance Appropriating up to \$500,000 to the Manager as a Grant to Gastineau Human Services for Expanding Residential Substance Use Disorder Beds; Funding Provided by General Funds.

This ordinance would appropriate up to \$500,000 of general funds as a grant to Gastineau Human Services (GHS) for expanding residential substance use disorder beds. These expanded services, anticipated to go into effect on January 6, 2025, are part of a plan to transition 3.1 level of care from Bartlett Regional Hospital's Rainforest Recovery Center (RRC) that closed on September 24, 2024, due to operational financial deficits. This one-time funding is intended to assist GHS with initial startup costs associated with transition of care from RRC.

The Assembly Finance Committee reviewed this request at the September 18, 2024 meeting.

The City Manager recommends this ordinance be introduced and referred to the Assembly Finance Committee.

12. Ordinance 2024-01(b)(Q): An Ordinance Deappropriating \$1,000,000 of General Funds and Appropriating \$1,000,000 of Restricted Budget Reserves as Local Matching Funds for a United States Army Corps of Engineers Glacier Outburst Flooding General Investigation Study.

This ordinance would deappropriate \$1,000,000 of general funds previously appropriated under Ordinance 2024-01(b)(M) and appropriate \$1,000,000 from the Restricted Budget Reserve to be used as matching funds for the United States Army Corps of Engineers glacier outburst flooding general investigation study.

The Assembly Finance Committee reviewed this request at the September 18, 2024 meeting.

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

13. Ordinance 2024-01(b)(R): An Ordinance Appropriating \$50,000 to the Manager for Maintenance of the Arboretum Manager's Residence; Funding Provided by Jensen-Olson Arboretum Endowment Funds.

This ordinance would appropriate \$50,000 of unrestricted funds from the Jensen-Olson Arboretum Endowment Fund for maintenance of the manager's residence at the Arboretum. The building's paint is peeling significantly, which has exposed original wood and will soon compromise the structure. Painting is required to protect the integrity of the building.

The use of these unrestricted funds is permitted by the 1993 Administrative Agreement Concerning Jensen-Olson Arboretum which allows the use of endowment funds as financial support for the property. \$30,394 of unrestricted funds will remain in the Jensen-Olson Arboretum Endowment Fund upon appropriation of this ordinance.

The Parks & Recreation Advisory Committee reviewed this request at the October 1, 2024 meeting.

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

14. Ordinance 2024-01(b)(S): An Ordinance Appropriating \$2,000,000 to the Public Safety Communication Infrastructure Capital Improvement Project; Grant Funding Provided by the United States Department of Justice, Office of Community Oriented Policing Services.

The Juneau Police Department (JPD) has been awarded \$2,000,000 in congressionally directed spending from the United States Department of Justice, Office of Community Oriented Policing Services (COPS). The COPS Office Technology and Equipment Program provides funding to increase the community policing capacity and crime prevention efforts of law enforcement agencies. This funding would contribute to the CBJ's public safety communication infrastructure updates. Total project cost is estimated to be approximately \$24.4 million. Previously appropriated funds and voter-approved bonds will also contribute to the costs of the project. There is no local match requirement for this grant.

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

15. Ordinance 2024-35: An Ordinance Authorizing the Manager to Lease a 400 Square Foot Portion of Land Near Crazy Horse Drive to the Federal Aviation Administration for the Purpose of Continued Placement of Weather Monitoring Equipment.

In 2004, the Assembly authorized a 400 square foot lease located at the end of Crazy Horse Drive to the FAA for the purposes of installing and maintaining a Low-Level Windshear Alert System to provide weather advisories to pilots and the airport. Resolution 2248, signed in 2004, authorized a term of 20 years and now this lease is set to expire on November 30th. This lease was authorized at no cost to the FAA. This tower continues to be an important part of the airport Low-Level Windshear Alert System, and the FAA is requesting to extend this lease. The Lands, Housing and Economic Development Committee recommended approval of the proposed lease at its meeting on November 2, 2023.

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

J. Resolutions

16. Resolution 3075: A Resolution Deappropriating \$2,000,000 from the University of Alaska Southeast Fisheries Land Terminal Capital Improvement Project; Funding was Provided by General Funds.

FY22 Ordinance 2021-08(b)(am)(P) appropriated \$2,000,000 to the University of Alaska Southeast (UAS) Fisheries Land Terminal Capital Improvement Project. General funds were appropriated to contribute toward the purchase of 35,000 square feet of uplands and two acres of tidelands from UAS to eliminate ongoing expenses accrued by leasing the land to the Harbors Enterprise. UAS is no longer considering the sale of the property in the immediate future and will continue to lease the land to Harbors. This resolution would deappropriate funds back to the General Fund.

The Assembly Finance Committee reviewed this request on September 18, 2024.

The City Manager recommends the Assembly adopt this resolution.

K. Transfers

17. Transfer Request T-2504 A Transfer of \$250,000 from CIP H51-129 Taku Harbor Improvements to CIP H51-130 Wayside Park Float Dredging.

This request would transfer \$250,000 from the Taku Harbor Improvements CIP to the Wayside Park Float Dredging CIP. The lowest bid for the dredging exceeds the current available amount in the project, and this transfer would provide the remaining funds to award the lowest bid. The Taku Harbor Improvements CIP will have 75% of construction federally funded. Any remaining funds in the Wayside Park Float Dredging CIP will be returned to the Taku Harbor Improvements CIP once dredging is completed in early 2025.

This transfer of project funding is consistent with the intent of the 2022 1% Sales Tax initiative approved by voters in the October 4, 2022, municipal election.

The Docks and Harbors Board reviewed this request at the October 15, 2024, meeting.

The City Manager recommends approval of this transfer.

L. Bid Awards

18. Bid No. DH 25-006 Wayside Park Float Dredging.

Bids were opened on the subject project on October 8th, 2024. This project, funded with 2022 1% Sale Tax proceeds, would dredge 5500 CY of material under the CBJ owned Wayside Park Float. The following bids were received:

RESPONSIVE BIDDERS	TOTAL BID
Rock-N-Road Construction, Inc.	\$797,000
Duamish Services, LLC	\$1,174,900
Engineer's Estimate	\$750,000

The Protest period ended October 15th. The Docks & Harbors Board reviewed these bids at a Special Board meeting on October 15th and recommends award to Rock-N-Road Construction, Inc.

The City Manager recommends award to Rock-N-Road Construction, on the basis of having the lowest responsive and responsible bid in the total amount of \$797,000.

M. Liquor/Marijuana Licenses

19. Liquor & Marijuana License Actions

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

Liquor License – RENEWAL

Licensee: Catapult, Inc. d/b/a Flight Deck

License Type: Restaurant/Eating Place, Liquor License: #3733 Location: #2 Marine Way, Suite 106

Licensee: Alaskan Brewing LLC, d/b/a Alaskan Brewing Co.

License Type: Brewery Manufacturer, Liquor License: #2534 Location: 5429 Shaune Drive, Juneau

Licensee: Alaskan Brewing LLC, d/b/a Alaskan Distilling Co.

License Type: Distillery Manufacturer, Liquor License: #5901 Location: 5366 Commercial Blvd., Juneau

Licensee: Alaskan Brewing LLC, d/b/a Alaskan Distilling Co.

License Type: Distillery Manufacturer, Liquor License: #5905 Location: 5433 Shaune Drive, Juneau

Marijuana License - Renewal

Licensee: Treadwell Herb Co. LLC, d/b/a Treadwell Herb Co. LLC

License Type: Retail Marijuana Store, License: #33270, Location: 824 Front St., Douglas

Marijuana License - Renewal & Transfer of Controlling Interest

Licensee: The Fireweed Factory LLC, d/b/a The Fireweed Factory LLC

License Type: Standard Marijuana Cultivation, License: #10266, Location: 8415 Airport Blvd. Space B, Juneau

Licensee: The Fireweed Factory LLC, d/b/a The Fireweed Factory LLC

License Type: Retail Marijuana Store, License: #10800, Location: 237 Front St., Juneau

Staff from Police, Finance, Fire, Public Works (Utilities) and Community Development Departments reviewed the above licenses and recommended the Assembly waive its right to protest these applications. Copies of the documents associated with these licenses are available in hard copy upon request to the Clerk's Office.

The City Manager recommends the Assembly waive its right to protest the above-listed liquor and marijuana license actions.

N. City/State Project Review

20. CSP 2024-002 State Project Review to replace the Mendenhall Loop Road-Valley Boulevard-Mendenhall Boulevard signalized intersection with a single lane roundabout.

This item was heard at the Planning Commission meeting held on September 24, 2024. The [Notice of Decision](#) dated October 1, 2024 and associated staff report and supporting documentation are [linked here](#) and included in the Planning Commission packet. Effective Date: The permit is effective upon approval by the Commission, September 24, 2024. ***This decision is final 90 days from the date the application was received, or October 24, 2024, unless modified or disapproved by the Assembly.***

The City Manager recommends the Assembly concur with the Planning Commission's decision in this matter.

O. PUBLIC HEARING

21. Ordinance 2023-14(b)(AR): An Ordinance Appropriating \$2,809,082 to the Manager to Fund the City and Borough of Juneau and Bartlett Regional Hospital's Fiscal Year 2024 Public Employees' Retirement System (PERS) Contribution; Funding Provided by the Alaska Department of Administration.

This ordinance would appropriate \$2,809,082 for the State of Alaska's FY2024 3.10% PERS benefit rate paid on behalf of the CBJ and BRH, distributed as follows:

Bartlett Regional Hospital \$1,483,217

City & Borough of Juneau \$1,325,865

Funding is provided by the Alaska Department of Administration, authorized by passage of HB39 during the 2024 legislative session.

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

The Systemic Racism Review Committee reviewed this ordinance at its September 17, 2024, meeting.

The City Manager recommends the Assembly hold public testimony and adopt this ordinance.

Assembly Action:

MOTION by Ms. Woll to adopt Ordinance 2023-14(b)(AR): An Ordinance Appropriating \$2,809,082 to the Manager to Fund the City and Borough of Juneau and Bartlett Regional Hospital's Fiscal Year 2024 Public Employees' Retirement System (PERS) Contribution; Funding Provided by the Alaska Department of Administration and asked for unanimous consent. *Hearing no objection, Ordinance 2023-14(b)(AR) passed by unanimous consent.*

22. Ordinance 2024-01(b)(G): An Ordinance Appropriating \$200,000 to the Manager for Bartlett Regional Hospital's Home Health and Hospice Services; Funding Provided by General Funds.

This ordinance would appropriate \$200,000 for home health and hospice services provided by Bartlett Regional Hospital (BRH). This funding will contribute to these programs' operational deficits in the current fiscal year and ensure BRH can continue providing these services through June 30, 2025. The total anticipated current fiscal year operational deficit totals approximately \$386,000, which will be funded by \$200,000 of general funds and \$186,000 of hospital funds. The BRH funding portion was already appropriated in their FY25 budget.

The Assembly Finance Committee reviewed this request at the September 4, 2024, meeting. The Bartlett Regional Hospital Board of Directors reviewed this request at the June 25, 2024, and July 23, 2024, meetings. The Systemic Racism Review Committee reviewed this ordinance at its September 17, 2024, meeting.

The City Manager recommends the Assembly hold public testimony and adopt this ordinance.

Assembly Action:

MOTION by Ms. Adkison to adopt Ordinance 2024-01(b)(G): An Ordinance Appropriating \$200,000 to the Manager for Bartlett Regional Hospital's Home Health and Hospice Services; Funding Provided by General Funds and asked for unanimous consent. *Hearing no objection, Ordinance 2024-01(b)(G) passed by unanimous consent.*

23. Ordinance 2024-01(b)(H): An Ordinance Appropriating \$240,000 to the Manager for the Transit Fare Technology Capital Improvement Project; Grant Funding Provided by the Alaska Department of Transportation and Public Facilities.

This ordinance would appropriate \$240,000 to the Transit Fare Technology CIP. The funds would be used for the purchase and installation of Automated Passenger Counters (APCs). The APCs will improve the accuracy of ridership reports, provide detailed data on passenger boarding and alighting locations, and enable data-driven decision-making for route planning and optimization. The local match requirement of \$60,000 will be met through funds transferred in FY25 Transfer Request T-2503 from the Electronic Fare Boxes CIP. This project's work has been abandoned with minimal costs incurred, and the project is ready to be closed.

The Public Works and Facilities Committee reviewed this at the August 05, 2024, meeting. The Systemic Racism Review Committee reviewed this ordinance at its September 17, 2024, meeting.

The City Manager recommends the Assembly hold public testimony and adopt this ordinance.

Assembly Action:

MOTION by Mr. Steininger to adopt Ordinance 2024-01(b)(H): An Ordinance Appropriating \$240,000 to the Manager for the Transit Fare Technology Capital Improvement Project; Grant Funding Provided by the Alaska Department of Transportation and Public Facilities and asked for unanimous consent. *Hearing no objection, Ordinance 2024-01(b)(H) passed by unanimous consent.*

24. Ordinance 2024-01(b)(I): An Ordinance Appropriating \$8,900,000 to the Manager for the Bartlett Regional Hospital Emergency Department Addition Capital Improvement Project; Funding Provided by Hospital Funds.

This ordinance would appropriate \$8.9 million of hospital funds for the Emergency Department Addition Capital Improvement Project. This appropriation is required to move the project forward to meet the desired spring 2025 construction start date. This funding is considered restricted until a Certificate of Need (CON) is obtained from the Alaska Department of Health, which is a requirement for renovation and new construction projects expected to exceed \$1.5 million. A determination by the Alaska Department of Health on the CON is expected within the next month. Funding is provided by Hospital Funds.

The Hospital Board approved this request at the July 23, 2024, meeting. The Public Works and Facilities Committee reviewed this request at the August 5, 2024, meeting. The Assembly Finance Committee reviewed this request at the September 4, 2024, meeting. The Systemic Racism Review Committee reviewed this ordinance at its September 17, 2024, meeting.

The City Manager recommends the Assembly hold public testimony and adopt this ordinance.

Assembly Action:

MOTION by Ms. Hughes-Skandijs to refer Ordinance 2024-01(b)(I): An Ordinance Appropriating \$8,900,000 to the Manager for the Bartlett Regional Hospital Emergency Department Addition Capital Improvement Project; Funding Provided by Hospital Funds to the Assembly Finance Committee and asked for unanimous consent.

In speaking to her motion Ms. Hughes-Skandijs said this topic warranted further discussion, especially as this project did not have a Certificate of Need yet.

OBJECTION by Mr. Smith for purposes of a question. He asked if this would go to the November 6, 2024, Finance meeting. Receiving an affirmative answer he removed his objection.

Mr. Bryson, as the Bartlett Regional Hospital Board Liaison, reminded the Assembly that the safety and security of the emergency room was a chief complaint from hospital staff.

Hearing no objection, Ordinance 2024-01(b)(I) was moved to the Assembly Finance Committee.

25. Ordinance 2024-01(b)(K): An Ordinance Deappropriating up to \$505,000 of General Funds and Appropriating up to \$505,000 of Restricted Budget Reserves for the August 2024 Glacier Outburst Flood Response.

This ordinance would deappropriate up to \$505,000 of General funds previously appropriated under Emergency Resolution 3072 and appropriate up to \$505,000 of Restricted Budget Reserve funds for the August 2024 Glacier Outburst Flood Response. The requested change in funding source only applies to the portion of the appropriation under Emergency Resolution 3072 that is considered reimbursable from State or Federal sources, which includes \$150,000 for debris and waste removal and \$355,000 for stormwater system repairs. The Restricted Budget Reserve will be repaid upon reimbursement from State or Federal sources.

The Assembly Finance Committee reviewed this request at the September 4, 2024, meeting. The Systemic Racism Review Committee reviewed this ordinance at its September 17, 2024, meeting.

The City Manager recommends the Assembly hold public testimony and adopt this ordinance.

Assembly Action:

MOTION by Ms. Hall to adopt Ordinance 2024-01(b)(K): An Ordinance Deappropriating up to \$505,000 of General Funds and Appropriating up to \$505,000 of Restricted Budget Reserves for the August 2024 Glacier Outburst Flood Response and asked for unanimous consent. *Hearing no objection, Ordinance 2024-01(b)(K) passed by unanimous consent.*

26. Ordinance 2024-01(b)(L): An Ordinance Appropriating \$938,324 to the Manager for the Planning Phase of the Airport Master Plan Capital Improvement Project; Funding Provided by the Federal Aviation Administration (FAA) Airport Improvement Program (AIP) Grant and Airport Revolving Funds.

This ordinance would appropriate \$911,897 of Federal Aviation Administration (FAA) Airport Improvement Program (AIP) grant funds and \$26,427 in local Airport matching funds to the Airport Master Plan CIP. The remaining required local match of \$34,367 is met with previously appropriated sales tax funds in the Airport Master Plan CIP. This appropriation would provide for plan updates for air traffic, cargo, and passenger data and forecasts; changes to proposed aircraft servicing the airport; and layout plans for future expansion of runway, taxiway, and approach corridors.

The Public Works and Facilities Commission reviewed this at the February 26, 2024, meeting. The Airport Board reviewed this request at the September 12, 2024, meeting. The Systemic Racism Review Committee reviewed this ordinance at its September 17, 2024, meeting.

The City Manager recommends the Assembly hold public testimony and adopt this ordinance.

Assembly Action:

MOTION by Mr. Kelly to adopt Ordinance 2024-01(b)(L): An Ordinance Appropriating \$938,324 to the Manager for the Planning Phase of the Airport Master Plan Capital Improvement Project; Funding Provided by the Federal Aviation Administration (FAA) Airport Improvement Program (AIP) Grant and Airport Revolving Funds and asked for unanimous consent. *Hearing no objection, Ordinance 2024-01(b)(L) passed by unanimous consent.*

27. Ordinance 2024-31: An Ordinance Amending the Official Zoning Map of the City and Borough by Rezoning 12400 and 12410 Glacier Highway from D1(T)D3 to D3.

At the Regular Planning Commission meeting on June 25, 2024, the Commission voted to recommend approval of a rezone of 1.96 acres from D1(T)D3 to D3 on Glacier Highway west of Auke Bay (12400 & 12410 Glacier Highway). This is an expansion of the D3 zoning district directly south across Glacier Highway. Transition zones are intended for higher density development after public water and sewer have been provided in accordance with CBJC 49.70.700(a). These properties have public water, but not public sewer. The Commission determined that the upzone is in character with parcels in the area that are of comparable size and use that are zoned D3. If zoned D3, these properties could not be subdivided under current code (CBJC 49.35.210(b)(3)). However, given the D3 dimensional standards, the properties could accommodate two single-family dwelling units.

The Lands, Housing and Economic Development Committee reviewed this ordinance at its meeting on September 9, 2024. The Systemic Racism Review Committee reviewed this ordinance at its September 17, 2024, meeting.

The City Manager recommends the Assembly hold public testimony and adopt this ordinance.

Assembly Action

MOTION by Mr. Smith to adopt Ordinance 2024-31: An Ordinance Amending the Official Zoning Map of the City and Borough by Rezoning 12400 and 12410 Glacier Highway from D1(T)D3 to D3 and asked for unanimous consent. *Hearing no objection, Ordinance 2024-31 passed by unanimous consent.*

P. CONTINUATION OF NEW BUSINESS

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

There are 11 property owners that have requested the Assembly authorize the Assessor to consider a late-filed exemption for their property assessment.

The Assembly should consider each request separately and determine whether the property owner was unable to comply with the April 30 filing requirement. A.S. 29.45.030(f); CBJC 69.10.021(d). The burden of proof is upon the property owner to show the inability to file a timely exemption request. 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.

MOTION by Mr. Bryson for the Assembly to accept the following applications and forward them to the Assessor for review; for the Late File Senior & Disabled Veteran Exemptions: Violeta Gemino, Gerald Mayeda, Matthew DuBois, William Burgett, Laura Ryan, Edwin Leonard, Anita Bauer; for the Hardship exemption: Loretta Vavalis, Keith Hinke, Larry Atkinson, Laura Ryan and asked for unanimous consent. *Hearing no objection, motion passed by unanimous consent.*

Q. STAFF REPORTS

29. Municipal Clerk's 2024 Election Report

City Clerk Beth McEwen provided an election report for the 2024 Municipal Election.

R. ASSEMBLY REPORTS

Mayor's Report

Mayor Weldon provided the committee list.

MOTION by Mr. Smith to approve the 2024-2025 Assembly Committee and Liaison Appointments as presented and asked for unanimous consent. *Hearing no objection, the motion was passed by unanimous consent.*

Mayor Weldon said the Assembly Retreat would be December 7, 2024.

MOTION by Mr. Smith to extend the Assembly meeting until 11:10pm and asked for unanimous consent. *Hearing no objection, the motion was passed by unanimous consent.*

S. CONTINUATION OF PUBLIC PARTICIPATION ON NON-AGENDA ITEMS

T. EXECUTIVE SESSION

30. Executive Session for Airport Board vacancy consideration

MOTION by Mr. Smith that the Assembly enter into Executive Session for the purpose of discussing matters which may tend to prejudice the reputation or character of those persons being discussed, namely a potential appointee to fill the vacant Airport Board seat. *Hearing no objection, the Assembly recessed into Executive Session at 10:53pm.*

The Assembly came out of Executive Session at 11:02pm.

MOTION by Mr. Smith to appoint Jerry Godkin to the Airport Board for a term beginning immediately and ending June 30, 2025, and asked for unanimous consent. *Hearing no objection, motion passed.*

31. Executive Session to discuss the City Manager's Evaluation and Compensation – Clerk's Note: This item was not taken up due to lack of time

U. SUPPLEMENTAL MATERIALS

32. RED FOLDER Item: Resolution 3077 A Resolution Approving the Alaska Department of Transportation and Public Facilities' Proposed Project, CSP2024 0002, City/State Project and Land Action Review Application for Installation of Roundabout.

33. RED FOLDER Item: **Proclamation of Apology from the City and Borough of Juneau (re: Recognition of Douglas Indian Village Burning)**

V. INSTRUCTION FOR PUBLIC PARTICIPATION

W. ADJOURNMENT

There being no further business to come before the Assembly, the meeting adjourned at 11:03pm.

Signed: _____
Elizabeth J. McEwen,
Municipal Clerk

Signed: _____
Beth A. Weldon,
Mayor

REGULAR ASSEMBLY MEETING 2025-03

DRAFT MINUTES

February 03, 2025 at 7:00 PM



Assembly Chambers/Zoom Webinar

Meeting No. 2025-01: the Regular Meeting of the City and Borough of Juneau Assembly was held in the Assembly Chambers and called to order by Mayor Beth Weldon at 7:04 p.m.

A. FLAG SALUTE – Led by Mr. Kelly

B. LAND ACKNOWLEDGEMENT

Deputy Mayor Smith provided the following land acknowledgement: We would like to acknowledge that the City and Borough of Juneau is on Tlingit land and wish to honor the indigenous people of this land. For more than ten thousand years, Alaska Native people have been and continue to be integral to the well-being of our community. We are grateful to be in this place, a part of this community, and to honor the culture, traditions, and resilience of the Tlingit people. *Gunalchéesh!*

C. ROLL CALL

Assemblymembers present: Deputy Mayor Greg Smith, Paul Kelly, Ella Adkison, Neil Steininger, Maureen Hall, Wade Bryson and Mayor Beth Weldon

Assemblymembers absent: Christine Woll, Alicia Hughes-Skandijs

Staff present: City Manager Katie Koester, City Attorney Emily Wright, Deputy City Manager Robert Barr, Municipal Clerk Beth McEwen, Meeting Tech/Minutes Clerk Kevin Allen, Port Director Carl Uchytel

D. SPECIAL ORDER OF BUSINESS

1. Proclamation: Teen Dating Violence Awareness and Prevention Month - February 2025

Mayor Weldon read the Teen Dating Violence Awareness and Prevention Month Proclamation. (Packet pg. 13)

2. Proclamation: National Engineers Week - February 16-22, 2025

Deputy Mayor Smith read the National Engineers Week Proclamation. (Packet pg. 14)

E. APPROVAL OF MINUTES

3. July 1, 2024 Regular Assembly Meeting 2024-14 Minutes-DRAFT

4. July 29, 2024 Regular Assembly Meeting 2024-17 Minutes-DRAFT

5. December 16, 2024 Regular Assembly Meeting 2024-26 Minutes-DRAFT

6. December 17, 2024 Special Assembly Meeting for BRH Board/PC Appointments Minutes-Draft

MOTION by Ms. Hall to approve the minutes of the above meetings and asked for unanimous consent. *Hearing no objection, the minutes were approved by unanimous consent.*

F. MANAGER'S REQUEST FOR AGENDA CHANGES

Manager Koester explained that agenda items 31 and 32 were removed from the published packet as the entities had become current on their taxes. Stoned Salmon Farms LLC and Alaska Coffee Pot LCC were moved to the consent agenda. She informed members that Bartlett Regional Hospital did get a certificate of need from the Department of Health and Social Service for its Emergency Department Addition so that item was also removed from the packet.

G. PUBLIC PARTICIPATION ON NON-AGENDA ITEMS *(Limited to no more than 20 minutes, with each speaker limited to a length of time set by the Mayor not to exceed three minutes.)*

Dylan Hay, a valley resident, via zoom, shared that he has been a full-time firefighter paramedic with the fire department for the past five years and is a member of IAFF Local 4303. His testimony was on behalf of the Union's Executive Board which was asking the city to address their recruitment and retention concerns. He said that his wife works for the school district, and they have a young child, but life has become untenable for several reasons. He said the low wages offered at Capital City Fire and Rescue (CCFR) are compounded by the increasing burden of making up for an understaffed department. He stated that he and his wife have made the decision to relocate their family. He referred to the 2024 compensation survey commissioned by CBJ, which had showed that firefighter EMTs at CCFR Start at \$20 an hour, below the regional average. He said that call volume stretched CCFR beyond a reasonable capacity, and he has been on scenes where there were vastly inadequate staffing or volunteer response, which leaves on-duty crews to respond. He stated that they are not adequately staffed and are all tired.

Logan Balstad, an out the road resident and President of Juneau Career Firefighters Association IFF Local 4303, testifying via Zoom, said that today was the 33rd year anniversary since the borough combined the five volunteer departments into one career/volunteer fire department. He said that throughout that time, call volume has increased significantly from between 1 and 2,000 calls per year, to over 5,000 (9-1-1) responses per year. He stressed that volunteer numbers have decreased, and their 24-hour career staffing has not increased to compensate. He thanked the public for their support in response to the testimony at the last meeting from the union's Vice President. He said they anticipate that vacancies will continue to increase over the coming months as multiple members will be retiring, resigning, and even taking extended leave of absences from military service this next year. He said it is crucial that they have competitive starting ranges for recruitment. He asked that the Assembly give the City Manager directions to assist them with the recruitment and retention crises affecting CCFR.

Greg Chaney, a downtown resident, said he was dismayed that the good relationship Juneau has had with its sister city Whitehorse, YK, Canada has been tarnished by federal shenanigans. He suggested that the Assembly send a goodwill message to affirm the long historical bond shared between the citizens of Whitehorse and Juneau.

Mayor Weldon responded that, after her discussion with Mr. Chaney earlier today, she had already directed the City Manager to work on such a letter.

H. CONSENT AGENDA

Public Request for Consent Agenda Changes, Other than Ordinances for Introduction – None.

Assembly Request for Consent Agenda Changes

MOTION by Deputy Mayor Smith to move item #21 from the Consent Agenda to New Business and asked for unanimous consent. *Hearing no objection, the motion was adopted by unanimous consent.*

Assembly Action

MOTION by Deputy Mayor Smith to approve the consent agenda as amended. *Hearing no objection, the motion was approved by unanimous consent.*

I. Ordinances for Introduction

7. Ordinance 2024-01(b)(AD) An Ordinance Appropriating \$50,000 to the Manager for the Departure Lounge ADA Elevator Capital Improvement Project; Funding Provided by Airport Revolving Funds.

This ordinance would appropriate \$50,000 to the Departure Lounge ADA Elevator CIP. The funds would be used to hire an architect to conceptually identify locations and associated costs for an elevator in the Departure Lounge. This elevator would serve the Departure Lounge to the 121 Air Carrier apron and would facilitate ground boarding

for passengers who are unable to navigate stairs to board at Gate 6 or when ground boarding is necessary. The total cost of the design and installation is currently estimated at \$2.5M and has been deemed eligible for Federal FAA funding.

The Airport Board of Directors reviewed this at the December 12, 2024 meeting.

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

8. Ordinance 2024-01(b)(AE) An Ordinance Appropriating \$3,000,000 to the Statter Harbor Improvements Phase III Capital Improvement Project; Funding Provided by Docks Funds.

This ordinance would appropriate \$3,000,000 to Phase III-D of the Statter Harbor Phase III CIP. Phase III-D of the project would provide for the installation of new curb, gutter, lighting, paving and landscaping at the excursion bus parking lot around the restroom facilities. These improvements primarily serve cruise tourism at Statter Harbor, therefore the use of Docks funds for this phase is appropriate.

The Docks and Harbors Board of Directors reviewed and recommended approval of this ordinance at the January 30, 2025 regular Board meeting.

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

9. Ordinance 2025-15 An Ordinance Amending the Title 49 Land Use Code Relating to Rules of Construction, Permits, Equivalent Use Determinations, Determination of Minor Versus Major Developments, Accessory Dwelling Units, Caretaker Units, and Transition Zones.

The rewrite of Title 49 – Land Use Code is a multi-phase project. Phase 1 began in August 2024 and is focused on updates that are not dependent on the upcoming rewrite of the Comprehensive Plan.

This ordinance modernizes accessory dwelling unit (ADU) code to encourage gentle density through the construction of ADUs; defines caretaker units in industrial zones and creates a framework for their administration; reduces permitting time by allowing certain decisions to be made by the Director instead of the Planning Commission; encourages greater density by allowing Director approval of transition zones that have been identified in planning documents; and develops rules of construction to make interpretation of code more accessible and uniform.

The Ad Hoc Title 49 Advisory Committee discussed the concepts included in Ordinance 2025-15 at its October 28 and November 13, 2024, meetings and passed a motion to support the development of an ordinance. [The Assembly Committee of the Whole reviewed Ordinance 2025-15 at its January 27, 2025, meeting.](#)

The City Manager recommends the Assembly introduce the ordinance, refer it to the Planning Commission for a 60-day comment period and set it for public hearing at the April 7, 2025 regular Assembly meeting.

10. Ordinance 2025-09 An Ordinance Amending the City and Borough Code Relating to Assessing Standards of Property Tax.

This ordinance was drafted in response to the passage of SB179 by the State. It was reviewed by the Assembly Finance Committee (AFC) on January 8, 2025, and forwarded for introduction to the full Assembly.

In order to clarify the Assembly's position on 69.10.023, as drafted, the City Manager recommends that this Ordinance be introduced and referred back to AFC for consideration on February 5, 2025.

11. Ordinance 2025-14 An Ordinance Amending the City and Borough Title 29 Code Relating to Election Processes and Procedures.

In 2024, the Clerk's Office received four petitions from citizens trying to engage in direct democracy. About 15% of the signatures initially turned in were rejected. Of those, more than half were rejected due to the strict, and outdated, requirements laid out in 29.10.090 about what is an 'adequate' address. This section of code was

written before Clerk staff had real-time access to the State Division of Elections Voter Database (VREMS) which allows staff to quickly verify if a person is a Juneau resident who is eligible to sign a petition.

This led Clerk staff to propose Ordinance 2025-14, with the help of the Law Department. This ordinance removes many technical or procedural actions throughout the entire election code and places them into Rules of Procedure, which will allow election staff to better adapt to changing technologies. It also requires that the Rules of Procedure be available to the public online. This ordinance removes redundancies, rewrites complex language, and updates terminology definitions to make the code more readable by the public.

Additionally, this ordinance provides some minor changes in timing, including the candidate filing period and when ballots are mailed out. The Municipal Clerk recommends the below timing so the ordinance, if adopted by the Assembly, would take effect before the April 2025 initiative/referendum cycle begins.

The City Manager recommends the Assembly introduce this ordinance, refer it to the Assembly Committee of the Whole meeting of February 24 and set it for public hearing at the next regular Assembly meeting on March 3.

J. Resolutions

12. Resolution 3084 A Resolution Expressing Support for the United States Department of Justice, Office of Justice Program, FFY24 Edward Byrne Memorial Justice Assistance Grant (JAG).

The Juneau Police Department has been awarded \$34,305 in grant funding from the U.S. Department of Justice for equipment. This grant will provide funding for truck storage vaults and truck uplifting equipment. No local match is required for this grant.

The required 30-day public comment period for the FFY24 JAG grant spending plan ended January 18, 2025. One public comment was received.

The City Manager recommends the Assembly adopt Resolution 3084.

13. Resolution 3085 A Resolution to Dissolve the Sister Cities Committee and Repealing Resolutions No. 1986, 2420(c), and 2508.

This resolution was requested by and approved by the Assembly Human Resources Committee at its January 6, 2025 meeting.

The City Manager recommends this resolution be adopted.

14. Resolution 3086 A Resolution to Dissolve the Americans with Disabilities Act Committee and Repealing Resolutions No. 1585, 1769, 1928, 2204, 2359, and 2429.

This resolution was requested by and approved by the Assembly Human Resources Committee at its January 6, 2025 meeting.

The City Manager recommends this resolution be adopted.

K. Bid Awards

15. Bid Award - DH25-161 Purchase and Delivery of 60 Ton Marine Hydraulic Yard Trailer

In October 2024, Docks & Harbors advertised for a new boatyard trailer to replace the SEALIFT self-propelled hydraulic boatlift which was procured through a US DOT MARAD (Maritime Administration) TIGER grant for \$529,500 in 2012. The SEALIFT no longer met the operational needs of the commercial boatyard at the Auke Bay Loading Facility and was sold through the CBJ public surplus process for \$225,100 (net) in December 2021. MARAD was kept abreast of Docks & Harbors actions to surplus the SEALIFT and to procure a new apparatus using the proceeds of the sale. Typically, MARAD manages grants into perpetuity with annual reporting required from the grantee. In this case, using proceeds from the sale would require meeting the grant requirements issued in the original TIGER grant agreement.

The procurement for a new boatyard trailer resulted in only one submission, Kropf Industrial Inc of Ontario, Canada for \$319,700 (fob Juneau). Docks & Harbors consulted with other US companies who manufacture similar equipment but Kropf Industrial was the only one who could meet the unique specifications needed at the steep incline at the Auke Bay Loading Facility. Under most circumstances, procurement of equipment not manufactured in the USA would not be consistent with MARAD grant requirements; however, consultation with MARAD resulted in a January 6th, 2025 letter stating: This letter serves as notification to the Port that DOT is hereby relinquishing its Federal interest in the boat lift, thereby authorizing the Port to retain the proceeds of the boatlift with no further obligation to DOT, on the condition that the Port purchase a comparable boat lift as originally purchased under the TIGER grant for use at the Port.

The Port Director recommends the Assembly approve RFB #DH25-161 (Purchase and Delivery of 60 Ton Marine Hydraulic Yard Trailer) award to Kropf Industrial Inc for \$319,700. Funding is provided by \$225,100 from previous sale with proceeds in Fleet Reserve and \$94,600 FY25 Fleet Reserve funds.

L. Transfers

16. Transfer Request T-2505 A Transfer of \$92,876 from CIP D71-094 Transit Fare Technology CIP D71-095 Bus Barn Improvements.

This request would transfer \$92,876 from the Transit Fare Technology CIP to the Bus Barn Improvements CIP. These funds would be used for the replacement of two new bus barn garage doors to allow for electric buses to be stored. Two of the twelve existing garage doors at the Capital Transit Bus Barn are not functioning properly and are unable to be opened to their full height, which is needed to accommodate the taller electric buses. CBJ Facility Maintenance was unable to fix the doors. It has been determined that replacing the 30-year-old doors will be a more cost-effective long-term solution. The project will retain sufficient funds for intended work.

This transfer of project funding is consistent with the intent of the 2012 1% Sales Tax initiative approved by voters in the October 2, 2012 municipal election.

The Public Works and Facilities Committee reviewed this request at the January 27, 2025 meeting.

The City Manager recommends approval of this transfer.

17. Transfer Request T-2506 A Transfer of \$1,399,586 from Various CIPs to CIP R72-181 Starlite Court Reconstruction.

This request would transfer \$1,399,586 from various Capital Improvement Projects (CIPs) to the new Starlite Court Reconstruction CIP. This funding would provide for Starlite Court reconstruction which was a priority request for the Water and Streets departments during the FY25 CIP buildout; however, at the time of the FY25 CIP planning, funding was not available for the project. This project would replace and update water, sewer, and storm drainage infrastructure as well as road base and asphalt surfacing. Funding would be provided by projects that are ready to be closed or projects that would retain adequate funds for the remainder of work in the projects. The Starlite Court Reconstruction CIP is ready to bid for construction during the summer of 2025, with an estimated project cost of \$1.4 million.

This transfer of project funding is consistent with the intent of the 2007 1% Sales Tax initiative approved by voters in the October 2, 2007 municipal election

The Public Works and Facilities Committee reviewed this request at the January 27, 2025 meeting.

The City Manager recommends approval of this transfer.

18. Transfer Request T-2507 A Transfer of \$1,700,000 from CIPs U76-119 Mendenhall Wastewater Treatment Plant and U76-124 Wastewater SCADA Improvements to CIP U76-128 Biosolids Crusher Project.

This request would transfer \$1,700,000 of Wastewater Funds from the Mendenhall Wastewater Treatment Plant and the Wastewater SCADA Improvement CIPs to the Biosolids Crusher CIP. Project costs increased after design investigations identified necessary plant modifications and additional equipment needed for a safe and efficient

crusher operation and due to inflationary increases since the inception of this project in FY22. The Wastewater SCADA Improvements CIP is nearing completion and will retain sufficient funds for remaining work in the project. The Mendenhall Wastewater Treatment Plant Improvements CIP will retain sufficient funding for current project work.

The Public Works and Facilities Committee reviewed this request at its January 27, 2025 meeting.

The City Manager recommends approval of this transfer.

M. Liquor/Marijuana Licenses

19. Liquor & Marijuana License Actions

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

Liquor License - Renewal

Licensee: Midnight Ninja Ventures d/b/a The Rookery Cafe

License Type: Restaurant/Eating Place License: #5153 Location: 111 Seward St.

Licensee: Breeze-In Corporation d/b/a Breeze-In Liquor

License Type: Package Store License: #176 Location: 2200 Trout St.

Licensee: Breeze-In Corporation d/b/a Douglas Island Breeze-In

License Type: Package Store License: #662 Location: 3370 Douglas Hwy.

Licensee: Breeze-In Corporation d/b/a Breeze-In

License Type: Package Store License: #4543 Location: 5711 Concrete Way.

Licensee: Forbidden Peak Brewery LLC d/b/a Forbidden Peak Brewery LLC

License Type: Brewery Manufacturer License: #5729 Location: 11798 Glacier Hwy.

Licensee: Fraternal Order of Eagles Aerie No. 4200 d/b/a Fraternal Order of Eagles #4200

License Type: Club License: #3313 Location: 2055 Jordan Ave. #1

Licensee: Waterfront on Glacier Restaurant d/b/a Arabella

License Type: Beverage Dispensary/Tourism License: #175 Location: 1711 Glacier Ave.

Additional Staff Note for License #175: Community Development Staff and the Fire Marshal are working with this licensee to make sure they are compliant in building permits and inspections prior to opening for business.

Marijuana License - Renewal

Licensee: ForgetMeNot Enterprises Inc. d/b/a Glacier Valley Shop

License Type: Retail Marijuana Store License #:13217 Location: 8505 Old Dairy Rd. Suite 1

Licensee: ForgetMeNot Enterprises Inc. d/b/a Green Valley Enterprises

License Type: Standard Marijuana Cultivation Facility License #:13221 Location: 8505 Old Dairy Rd. Suite 2

Licensee: ForgetMeNot Enterprises Inc. d/b/a Southeast Essentials

License Type: Marijuana Product Manufacturing Facility License #:13222 Location: 8505 Old Dairy Rd. Suite 3

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

License Type: Retail Marijuana Store License #:16213 Location: 159 S. Franklin St.

Licensee: Always Redeye LLC d/b/a Stoned Salmon Farms

License Type: Standard Marijuana Cultivation Facility License: #11605 Location: 2005 Anka St.

Licensee: Tree Logic LLC d/b/a Tree Logic

License Type: Standard Marijuana Cultivation Facility License: #27531 Location: 5763 Glacier Hwy.

Clerk's Note: License #11605 & #27531 had previous protests from Finance Dept. removed on 1/31/2025

Staff from Police, Finance, Fire, Public Works (Utilities) and Community Development Departments reviewed the above licenses and recommended the Assembly waive its right to protest these applications. Copies of the documents associated with these licenses are available in hardcopy upon request to the Clerk's Office.

The City Manager recommends the Assembly waive its right to protest the above-listed liquor and marijuana license actions.

N. Other

20. Central Council Tlingit and Haida Indian Tribes of Alaska request to lease CBJ property at Floyd Dryden

Central Council Tlingit and Haida Indian Tribes of Alaska (T&H) responded to a 2024 solicitation for proposals to lease space in the former Floyd Dryden Middle School. T&H was the top-rated proposal by the Public Works and Facilities Committee. The Assembly Committee of the Whole reviewed the proposals and PWFC rankings at the August 5, 2024, meeting and passed a motion to direct staff to proceed with T&H Early Education to use up to 2/3 of the space in Floyd Dryden. At its January 27, 2025, meeting the Lands, Housing, and Economic Development Committee (LHEDC) provided a motion of support to the Assembly for leasing space in Floyd Dryden for T&H Early Education. In Accordance with CBJ Code 53.09.260 the next step in this public process will be for the Full Assembly to provide a motion to negotiate with T&H Early Education. CBJ leases are authorized by ordinance after a LHED Committee review and Assembly public hearing.

The City Manager requests a motion of support to work with Central Council Tlingit and Haida Indian Tribes of Alaska towards the disposal of City property through a negotiated lease.

***21. University of Alaska Southeast request to lease CBJ property at Floyd Dryden for less than fair market value**

The University of Alaska Southeast responded to the 2024 solicitation for proposals to lease space in the former Floyd Dryden Middle School. University of Alaska Southeast requested this lease be at no cost. If the Assembly leases space for less than the costs to maintain the facility, additional funds will need to be appropriated in order to cover the budget deficit. The Assembly Committee of the Whole reviewed the proposals and PWFC rankings at the August 5, 2024, meeting and passed a motion to authorize staff to negotiate with the proposers on space as per the ranking by PWFC. On January 27, 2025, the Lands, Housing, and Economic Development Committee provided a motion of support to the Assembly for leasing space in Floyd Dryden for the University of Alaska Southeast. In Accordance with CBJ Code 53.09.260 the next step in this public process will be for the Full Assembly to provide a motion to negotiate with UAS. CBJ leases are authorized by ordinance after a LHED Committee review and Assembly public hearing.

The memo in the packet for the previous agenda item also includes the information and recommendation for this lease negotiation request.

The City Manager requests a motion of support to work with the University of Alaska Southeast towards the disposal of City property for less than fair market value.

(*This item was moved to New Business from the Consent Agenda.)

O. PUBLIC HEARING

22. Ordinance 2024-40(am) An Ordinance Creating a Local Improvement District No. 210 HESCO Barrier Project Phase 1 and Appropriating the Sum of up to \$7,830,000.

In response to the recent Mendenhall River flooding, and in coordination with the US Army Corps of Engineers, the CBJ is pursuing advance flood fighting measures in the form of HESCO barriers to safeguard homes in the Mendenhall Valley. This Ordinance creates a Local Improvement District (LID) which contains all benefited homes in the Phase 1 installation of the HESCO barriers along the Mendenhall River. Using the 16 ft inundation maps, CBJ has identified 466 properties which would be specially benefited from Phase 1. The project costs are estimated at \$7,830,000. The project costs will split 40%/60% between property owners and the CBJ.

The Assembly discussed this project on October 21, 2024, and directed that an ordinance be presented. This Ordinance was introduced on November 18, 2024 and initial public testimony was heard on December 16, 2024. A public meeting was held at Thunder Mountain Middle School on January 3, 2025.

Included with the Ordinance is a map of included homes, an assessment roll, a list of written objections to the LID by the affected owners received in writing by the Municipal Clerk's office as of 2:00p.m. on January 30 and copies of those objections. Any additional objections received will be included in an updated version of the list and added under Supplemental Materials in the packet after 4:30p.m. on Monday, February 3.

The City Manager recommends the Assembly take public testimony and at the close of public testimony take an at ease to count all written objections to the formation of the LID. If more than 50% of the property owners who would bear 50% or more of the cost of the improvement do not object, the City Manager recommends proceeding with adoption of the ordinance.

Public Comment

Joseph Liddle, a valley resident, said there are concerns about the assessment of the HESCO barriers along the river. He explained that the structure has become narrower with less curves because of the glacial sand and fallen trees in the river, and the barriers could possibly cause more danger by narrowing the river further. He said the project stops at River Court Way, yet down river there are multiple public buildings that would be potentially threatened and are not covered by barriers. He suggested that the properties downriver in the Vintage Park area pay for a barrier along that area. He said the 60/40 split between CBJ and homeowners is unfairly slanted towards homeowners, since there are many school and city properties next to the river. He stated that property values in the flood zone have decreased since the summer of 2023 and CBJ still uses the obsolete property values in order to ask people to pay high property taxes, while most houses require thousands in repair. He suggested that CBJ pay at least 90% of the barrier project.

Sam Hatch, a valley resident, said that, due to negligence in floodplain management, he has tried to retrofit his home for survival. He stated that he does not have enough money to finish. He asked if he should have to pay for life-saving emergency work, and that the city should shoulder the burden. He stressed that he paid his taxes that go to the 60%, but now has to also pay 40%. He said he supports safe, responsible, permitted flood fighting, but the LID is wrong.

Venetia Bingham, a valley resident, said it seems like the Assembly can redirect some money. She asked that the Assembly stop funding losing projects as the money could be redirected in order to help save expenses for families as it seems extreme to pay \$6,000 on top of everything that's happened. She urged that others continue to write to the Assembly and stand for what's right.

Greg Chaney, a downtown resident, said he owns a vacant lot that is in the LID. He explained that, pursuant to the LID, the owner is to receive a benefit in order to be included in a LID. He outlined that, first, the lot is vacant, so there is zero risk from a flood, and second, the property is about four feet higher than the neighboring property; there is no benefit to him, so he would like to be excused from the LID. He said he'd be willing to let the barriers be installed on the property. He praised CBJ engineering for their customer service through this.

Michelle Hale, a valley resident, stated that the HESCO barriers are the best solution the city has right now. She said the city does need longer term solutions, but those can't be done in time for the 2025 flood. She shared that she would have advocated for something different than the 60/40 share, like more people in the valley paying. She said it is a hard balancing act but the city did the best job it could.

Bill Diebels, a valley resident, stated that, of the approximately 84 properties planned for HESCO installation, roughly 25% submitted objections by last Thursday. He said objections due to aesthetics are short-sighted and selfish, and objections regarding a desire to move quickly on a permanent solution are not practical, but objections relating to CBJ overreach or irresponsible allocation of resources might have merit. He said he believes CBJ is doing as much as possible to provide the most protection with the least risk at a reasonable cost.

Jack Marshall, a valley resident, said that the proposed LID does not meet the definition of LID and it is just a way to pay for a temporary fix. He stressed that people asked for a permanent fix. He suggested that CBJ seek a federal grant whether through FEMA or the Corps. He said that the Corps has failed on several occasions, like at Vanport in Portland where 10,000 people lost their homes. He suggested that the Assembly needs an RFP with guidelines to develop a permanent fix, and consider that only Alaskan engineering companies do the work.

Steve Bauer, a valley resident, said his house is located about 21-22 feet above flood stage, so he objects to being included in the LID. He said he thinks the decision should be made by those who have suffered financially from this. He added that he also objects to the LID. He explained that the proposed HESCO barrier would bisect his property, dividing the area that's lower close to the river and letting it flood as it did previously and offering no protection at the level he is at. He said it's proposing to put it at 18, 19 feet above flood stage, and that he doesn't see how that would help anything.

Debbie Fisher, a valley resident, said she is unconvinced that the city and the USACE have done their homework before going ahead with the HESCOs. She explained that the water that jumped the banks and flooded the valley last summer will now be held back by the barriers, traveling faster and higher because it's contained. She said she is concerned about the homes, condos and businesses at the end of the river. She stressed that, from the library down to the wastewater treatment plant, businesses will hold the city accountable for the decisions made tonight. She said the cost is also a concern, and that the LID is not the right mechanism. She asked whether the city is ready for the legal battles over eminent domain reimbursement and validity of the LID. She said everyone loses in this ordinance, and that she will be laser focused with the congressional delegation to fast-track a long-term solution.

Elizabeth Figus, a valley resident, urged the Assembly to remove any interest rate on any amount that is charged to homeowners in the LID. She stated that this should be funded by the city. She said her biggest concern is that there has been five months of delay due to the LID process. She explained that her home was not eligible for several grants, and that the valley is not eligible for EPA pollution prevention grants to raise fuel tanks throughout the valley. She was told by residents that their insurance companies informed them that they weren't eligible for National Flood Insurance Program (NFIP), and that there are split level homes that only have partial coverage. She asked that interest rates be removed from the charges.

The Assembly took an at-ease for the Clerk staff to have an opportunity for final tabulation of the LID objections.

Assembly Action

Mayor Weldon asked Ms. McEwen for the tally of objections.

Ms. McEwen reported that the clerk's office has received 117 property objections to the LID, which is below the 51% required to override the LID.

Mayor Weldon asked Manager Koester to address rumors regarding many undelivered packets. Manager Koester pointed to the affidavit on packet page 3, which covers certified mail and outreach efforts. She reported that, of the 458 certified mailers were sent to residents, 13 were returned undelivered. She said door hangers were delivered to those homes on January 17. She said one more undelivered mailer was able to be contacted via phone. She further reported that CBJ had 33 certified mailers that were not marked as delivered by USPS, so doorhangers were also delivered to those addresses. 17 of the residents were contacted via email.

Mr. Kelly asked Attorney Wright about Mr. Cheney's testimony and whether there is a mechanism that could be put in place to allow someone to be excluded from the LID if they meet certain conditions, and would that need to be done today. Attorney Wright explained that this is a two-step process. She said the LID assessment rules say

the Assembly can make an amendment to exclude properties if that's what it wishes to do, but it does not have to do that tonight, and the rules don't preclude making changes later. She explained that there's a second process after the project is completed where all of the receipts and costs are put together and a second assessment roll is created with notices sent out. She said there is another hearing with another opportunity for the public to object. She explained that there's another hearing where the Assembly can correct, revise, raise, lower, change, or modify the roll and do a resolution covering those aspects. She said the Assembly could do that tonight, or it could do it at that second step for the assessment roll.

MOTION by Deputy Mayor Smith to adopt Ordinance 2024-40(am) for purposes of an amendment.

MOTION by Deputy Mayor Smith to adopt Amendment 1.

Deputy Mayor Smith explained that Amendment 1 reduces the interest rate to zero, and for the four properties that had the \$50,000 assessment, the interest rate be zero for the first 10 years and increase to 4.78 percent thereafter.

Mr. Kelly asked about the 4.78 percent interest rate increase. Mayor Weldon explained that not having an interest rate, while it helps homeowners, does hurt because the city wasn't getting an interest rate on the money, so she felt 30 years was too long to let money go and not accrue interest. She said that she was hopeful that somewhere down the line some money comes to lessen the burden.

Hearing no further objections, Amendment 1 passed by unanimous consent.

Deputy Mayor Smith objected to passage of the ordinance for the purpose of making a comment. He said this has been a challenging issue and that this is an imperfect solution, but it's the project that was presented to the Assembly by the U.S. Army Corps of Engineers that could be done before the 2025 flood to protect homes. He stated that he'll support the ordinance that adds additional costs reluctantly, but he thinks it is the best the Assembly can do before the next flood. Mr. Smith removed his objection.

Hearing no further objections, Ordinance 2024-40(am) as amended, passed by unanimous consent.

Mayor Weldon stated that work was continually being done on a long-term solution, as well as on identifying other funding mechanisms.

Manager Koester explained that the flood website has a list of the grants and their status. She said they were working with Tlingit & Haida on HUD grant funds, and one grant was recently awarded. She reported that the city was working with the Forest Service, and they got \$1 million to advance work on the LID. She said the city and the Alaska District of the U.S. Army Corps of Engineers were advocating for \$10 million to do a general investigation study towards a long-term solution. She explained that HUD was working with the city on disaster recovery funds that would be funneled through the state. She added that a low-interest loan was being worked out with DEC, which would allow savings on the interest rate because it would be below the market rate, as well as possible forgiveness for a portion of it. She stressed that the city was looking everywhere for funding for short- and long-term mitigation.

Mr. Kelly asked what the public could do to help in these efforts. Manager Koester said the city would try to reach out to people as it seeks out various grant sources.

23. Ordinance 2024-01(b)(AA) An Ordinance Appropriating up to \$100,000 to the Manager for a Loan to BroKo Holdings, LLC for 220 Front Street; Funding Provided by the Affordable Housing Fund.

During the Fall 2024, Round Four competition of the Juneau Affordable Housing Fund (JAHF), two projects were awarded funding through a competitive funding round. The awardees were announced at the November 4, 2024, Lands Housing and Economic Development Committee meeting. The 220 Front Street apartment project was approved at the December 16, 2024, Assembly meeting.

This project is seeking to build 20 units affordable to households making 80% of the area median income (AMI). During the initial competition, this project placed second and was awarded the remainder of the available

competitive funds in the amount of \$1 million. Because the original request for funding was \$1.1 million, it was not fully funded. The Assembly, at its December 16 meeting, requested full funding of this project by awarding the additional \$100,000 to meet the \$1.1 million request.

This project meets the intent of the JAHF award guidelines document and the 2016 Housing Action Plan.

The Systemic Racism Review Committee reviewed this ordinance at its January 7, 2025 meeting.

The City Manager recommends the Assembly take public testimony and adopt this ordinance.

Public Comment

None

Assembly Action

MOTION by Mr. Bryson to adopt Ordinance 2024-01(b)(AA) and asked for unanimous consent. *Hearing no objections, the motion was adopted by unanimous consent.*

24. Ordinance 2024-01(b)(AB) An Ordinance Appropriating \$5,000,000 to the Manager for the Aurora Harbor Improvements Capital Improvement Project; Grant Funding Provided by the Alaska Department of Transportation and Public Facilities.

This ordinance would appropriate \$5 million of grant funds from the Alaska Department of Transportation and Public Facilities' Harbor Facility Grants Program. This funding would provide support for the Phase IV of the Aurora Harbor project. Phase IV project work includes the installation of new main walks J and K in the north end of the basin, completing the headwall float to reconnect the north parking lot to the harbor; updating the gangway, electrical system, lighting, potable water, and fire suppression systems; and installing a new Tee float on main walk H. The local match requirement will be met with existing 2017 and 2022 1% Sales Tax and Harbor Enterprise fund balance. Docks and Harbors anticipates a bid award in February 2025.

The use of 2017 1% Sales Tax funds is consistent with the intent of the of the proposition approved by voters in the October 4, 2016 municipal election. The use of 2022 1% Sales Tax funds is consistent with the intent of the of the proposition approved by voters in the October 4, 2022 municipal election.

The Systemic Racism Review Committee reviewed this ordinance at its January 7, 2025 meeting.

The Docks and Harbor Board reviewed and recommended approval of this request at the January 30, 2025 regular meeting.

The City Manager recommends the Assembly take public testimony and adopt this ordinance.

Public Comment

None

Assembly Action

MOTION by Ms. Adkison to adopt Ordinance 2024-01(b)(AB) and asked for unanimous consent. *Hearing no objection, the motion was adopted by unanimous consent.*

25. Ordinance 2024-01(b)(AC) An Ordinance Appropriating \$7,520 to the Manager for a Grant to Juneau Economic Development Council; Funding Provided by General Funds.

Juneau Economic Development Council's (JEDC) property at 612 W. Willoughby Ave. Suite A does not qualify for CBJ's non-profit property tax exemption in 2024 because they did not submit their exemption application timely. As a result, property taxes cannot be exempted for 2024, and must be paid by JEDC. This is an unanticipated financial burden for JEDC. This grant would, in effect, acknowledge the intended non-profit purpose of 612 W. Willoughby Ave. Suite A, even though it did not meet the strict legal criteria to be exempted.

The Systemic Racism Review Committee reviewed this request at its January 7, 2025 meeting.

The Assembly Finance Committee reviewed this request at the January 8, 2025 meeting and forwarded it to the Assembly for public hearing and Assembly action.

The City Manager recommends the Assembly take public testimony and adopt this ordinance.

Public Comment

None

Assembly Action

MOTION by Mr. Steininger to adopt Ordinance 2024-01(b)(AC) and asked for unanimous consent.

Mr. Bryson objected for purposes of a statement. He said JEDC has been in that building for a while, and opined that this is not the best use of the Assembly's time. He removed his objection.

Mayor Weldon stated that she finds it appalling JEDC had let this fall through the cracks, so she also objected.

Roll Call Vote

Yeas: Mr. Steininger, Ms. Hall, Mr. Kelly, Mr. Smith

Nays: Ms. Adkison, Mr. Bryson, Mayor Weldon

Motion Failed, 4-3

26. Ordinance 2024-01(b)(I) An Ordinance Appropriating \$8,900,000 to the Manager for the Bartlett Regional Hospital Emergency Department Addition Capital Improvement Project; Funding Provided by Hospital Funds.

This ordinance would appropriate \$8.9 million of hospital funds for the Emergency Department Addition Capital Improvement Project. This appropriation is required to move the project forward to meet the desired spring 2025 construction start date. This funding is considered restricted until a Certificate of Need (CON) is obtained from the Alaska Department of Health, which is a requirement for renovation and new construction projects expected to exceed \$1.5 million. A determination by the Alaska Department of Health on the CON was expected in August 2024 but was not yet received as of the publication of this packet.

The Hospital Board approved this request at the July 23, 2024 meeting. The Public Works and Facilities Committee reviewed this request at the August 5, 2024 meeting. The Systemic Racism Review Committee reviewed this ordinance at its September 17, 2024 meeting.

The Assembly Finance Committee (AFC) reviewed this request at the September 4, 2024 and January 8, 2025 meetings. At the January 8, 2025 AFC Meeting, the motion was to refer the ordinance back to the Assembly for public hearing and Assembly action upon receipt of the Certificate of Need from the State of Alaska. If the CON is not received in time for this meeting, the City Manager will request it be removed from the agenda until such time the CON is received.

The City Manager recommends the Assembly take public testimony and adopt this ordinance.

Public Comment

None

Assembly Action

MOTION by Ms. Hall to adopt Ordinance 2024-01(b)(I) and asked for unanimous consent. *Hearing no objection, the motion was adopted by unanimous consent.*

27. Ordinance 2025-08 An Ordinance Authorizing the Manager to Execute an Agreement with Alaska Electric Light & Power Company and AJT Mining Properties, Inc. for the Purpose of an Access Easement for the Christopher Trail.

Parks and Recreation has been working with AEL&P and AJT Mining Properties to improve recreational access between Cope Park and the Gold Creek Flume. By relocating an 86-foot long timber bridge from Kaxdigoowu Héen Dei (Brotherhood Bridge Trail) to Cope Park, a new trail connection can be made. This connection will require crossing approximately 250 feet of property owned by AJT. AJT has offered an easement at no cost. Alaska Statute 09.65.202 provides for a level of indemnification for landowners that allow recreational use of their land without charge. Ordinance 2025-01 allows the Manager to execute an agreement and allows an exception to the general prohibition on indemnification.

The Systemic Racism Review Committee reviewed this ordinance at its January 7, 2025 meeting.

The City Manager recommends the Assembly take public testimony and adopt this ordinance.

Public Comment

None

Assembly Action

Mr. Kelly asked what the plan would be to replace the trail bridge. Mr. Barr said it was an ongoing project, the old bridge was being moved and the new bridge was being constructed.

MOTION by Mr. Kelly to adopt Ordinance 2025-08 and asked for unanimous consent. *Hearing no objection, the motion passed by unanimous consent.*

27. Ordinance 2025-12 An Ordinance Amending Ordinance Serial No. 2024-42 Regarding the Proposed Refinancings by the Alaska Municipal Bond Bank of Various Revenue Bonds of the City and Borough Authorized Thereunder.

This ordinance is an amendment to Ordinance 2024-42 which authorized the refinancing of three bonds through the Alaska Municipal Bond Bank (AMBB). The amendment is necessary as the AMBB is consolidating principal due dates to the month of December which changes the payment schedule from March to December and alters the years of maturities in CBJ's issuances. This ordinance adjusts the maturity years for AMBB's due date changes.

Ordinance 2024-42 authorized the issuance of up to \$13.5 million in bonds to refund (refinance) the 2014A Port, 2015 Harbor, and 2021 Port bonds. The original bonds were sold through the Alaska Municipal Bond Bank and financed harbor improvements, seawalk construction, and cruise ship berth enhancements. Ordinance 2024-42 was approved on December 16, 2024.

The City Manager recommends the Assembly take public testimony and adopt this ordinance.

Public Comment

Heather Marlow, an Auke Bay resident, said the payoff date of the 16b dock/seawalk may be affected by this. She said there was large interest assigned with this bond and that it was her idea to capture the interest with an early payoff of 16b and use that to buy Merchant's Wharf in order to continue the seawalk to Centennial Hall.

Assembly Action

MOTION by Deputy Mayor Smith to adopt Ordinance 2025-12 and asked for unanimous consent.

Mr. Bryson asked how much money the city saves by refinancing. Manager Koester answered it would be about \$20,000 from what the city saved when the Assembly passed the ordinance a month ago.

Hearing no objections, the motion was adopted by unanimous consent.

P. UNFINISHED BUSINESS

28. 2024-2025 Assembly Goals

Deputy Manager Barr explained that the final draft of the Assembly's goals were in the packet, and that there had been some language tuning on three goals. He reported that, under goal number 1D on Housing, the wording

changed to “continue aggressive use of the affordable housing fund review and potentially adjust fund guidelines to set affordable housing criteria, support successful projects, and meet community housing needs.” He said goal 3E under sustainable budget had new wording as well, “examine purpose and effectiveness of city tax code and policies resulting in tax exemptions, tax credits, or any foregone revenue. He pointed to goal 4F with the new wording, “advocate for programs that strengthen families with children aged zero to three.” He outlined that the Assembly could either adopt the language, send it back to committee, or further revise it.

MOTION by Mr. Bryson to adopt the 2024-2025 Assembly goals, as amended. *Hearing no objection, the motion was adopted by unanimous consent.*

Q. NEW BUSINESS

29. Baptiste Application to Purchase CBJ Property on Taku Blvd.

In July 2024, Allen Baptiste submitted an application to the Lands Office with the request to purchase CBJ property adjacent to his house, which was located at 4128 Taku Blvd. The application noted that the “land would be 7 feet wide and 100 feet long.” The land is located near the headwaters of Duck Creek and is managed by the Parks Department. The sale of the land would resolve an encroachment issue for Mr. Baptiste.

CDD reviewed this request and provided the following information. The boat shed building permit was not in the electronic system and imagery shows no sheds in 2006, a rear shed in 2013, and full rear and side shed (5’ into CBJ land) in 2023. Since the owner purchased around 1988, it appears he built the sheds. His boats are parked on CBJ park land. Duck Creek is less than 50 feet from the boat shed. Duck Creek has a 50-foot setback requirement. Since there does not appear to be a building permit, the shed cannot be certified nonconforming.

This property was dedicated by the Assembly as part of the Juneau Parks & Open Space System and is managed as a Conservation Area due to its proximity to Duck Creek. It is not consistent with CBJ adopted Master Plan or the Comprehensive Plan to resolve the encroachments by disposing of parks managed property. The 2016 Land Management Plan designates this property as to be retained. If the Assembly determines that this application should be further considered, then the application would be forwarded to the PRAC and the Planning Commission for review prior to the Assembly authorization. The Lands, Housing and Economic Development Committee reviewed this application and recommended that this property be retained by the CBJ.

The City Manager recommends the Assembly adopt a motion to deny this application to purchase the property adjacent to Duck Creek in accordance with the motion passed at the December 2, 2024 Lands, Housing and Economic Development Committee meeting.

Public Comment

Lawton “Dutch” Knight, shared that he has been in the people helping business all his life in various jobs, and that he believes his client, Mr. Baptiste, needs a bit of help. He explained that they discovered, during the sale of the home, that their regional survey was off 10 feet, and they have a structure on their property that’s one and a half feet over the property line, so the Baptistes request seven feet from the city so they can have a normal side yard with a setback of five feet. He said surveys are sometimes off, and that the original survey should have been verified by the city when they did the final certificate of occupancy. He said the city failed and the original surveyor failed but asked whether the homeowner failed here. He informed the Assembly that they have a buyer and would like to close on this home by the end of April. He urged approval of the application and advised that this land grant will end up benefiting the future owners and future buyers and sellers of the property.

Mr. Bryson asked Mr. Knight about a petition for neighbors around the property. Mr. Knight responded that the petition stated, “To Mayor Beth Weldon, Assembly representatives, regarding Baptiste’s application for 700 feet of CBJ land, we support and recommend the granting of 700 square feet of CBJ land to the Baptistes to help solve their encroachment problem at 4128 Taku Boulevard due to extenuating circumstances which will benefit future buyers and sellers of the property.” He said they had 40 signatures on their petition.

Deputy Mayor Smith acknowledged that it has been a long time since the survey was conducted and asked if there was any recourse on someone for doing improper surveying. Mr. Knight stated that he was not an attorney, but said someone could sue the surveyor and the city for not certifying that the survey was accurate.

Allan Baptiste, a valley resident, said he hopes the city can help him. He said that he found out four and a half months ago that there was a property line problem, and he had no idea for the 37 years he has been living there. He explained that, when he bought the property from the state and according to Toner and Nordling as built from his existing two-car garage, it's 22 feet over on the other side of his boat that was on his property line, which led him to believe that where the boats are was on his property, which is now not the case. He said that, according to the John Bean survey, his boats are on the city's property now. He said he is hoping the city can help him in his application to purchase the 7x100 feet space to settle the problem.

Mr. Bryson asked for an explanation on how the shed got to be in the location it was in. Mr. Baptiste stated that, when he bought the property in 1989, the boat shed was there, but was in ill-repair. He said he made repairs over the years and added a carport in front of the boat shed. He had set up tents, but those caved in due to snow, so he had put up walls, and later a roof, which is how the carport evolved. He stated that he did it without a permit but did go to the city six months ago to get a permit after the fact; they told him he could not get a permit until the property line issue was corrected.

Deputy Mayor Smith asked what the estimated cost would be to fix this situation, like tearing down the shed and putting up one that is within the appropriate setbacks. Mr. Baptiste said what he has there now cost \$75,000, a new shed would be about \$40,000.

Bill Diebels, a valley resident, said that, after listening to the situation, he feels like a waiver to grant the 7x100ft land was appropriate in this case.

Assembly Action

Mr. Bryson asked if the Assembly has any mechanisms available for redress. Attorney Wright said the main mechanism would be the negotiated sale or lease. She said the Assembly could direct the manager's office to negotiate the sale and could give guidance on what that looks like, how much space. She said there may be other land use options, but since Mr. Baptiste is trying to sell his property, the most straightforward way is to do a negotiated sale.

Mr. Kelly asked Attorney Wright, assuming the Assembly authorizes the sale today, whether Mr. Baptiste would be able to retroactively get a permit to build the shed, and would it be necessary to do so. Attorney Wright said there are problems with the permit and its location in proximity to the creek. She said it would get one step closer in solving the permit problem with CDD, but she could not say whether CDD would approve the permit.

Deputy Mayor Smith asked if there were other options to help remedy the situation. Attorney Wright answered that the options came down to a negotiation to sell the land, or tearing down the shed since the property cannot be sold with that problem.

Mr. Kelly said, assuming the city negotiated the sale and the sale was successful, would the lack of a permit be an obstacle in selling the home. Attorney Wright said she is not sure she can answer the question, but her first thought is that it would not prohibit the sale, but it just kicks the can down the road for the next person since they would need to go to the Planning Commission for a variance.

Mr. Bryson asked if it would be legal to sell them the land that the shed rests on and have zero setbacks. Attorney Wright explained that it would not be legal, since one cannot take a non-conforming situation and make it more non-conforming, it must be more conforming, and this requires the full 7x100ft.

MOTION by Deputy Mayor Smith that the Assembly deny the application to purchase the property adjacent to Duck Creek, in accordance with the motion passed at the December 2, 2024, Lands Housing and Economic Development Committee meeting and asked for unanimous consent.

Mayor Weldon said the Assembly feels for Mr. Baptiste, and normally it would help if there was just one problem, but there are three main problems: 1) the boat shed is illegal as there were no building permits, 2) it's over the property line, and 3) it was within the Duck Creek setback. She said all this was unfortunate but the motion needs to move forward.

Hearing no objection, the motion was adopted by unanimous consent.

The Assembly took an at-ease.

***21. University of Alaska Southeast request to lease CBJ property at Floyd Dryden for less than fair market value**

The University of Alaska Southeast responded to the 2024 solicitation for proposals to lease space in the former Floyd Dryden Middle School. University of Alaska Southeast requested this lease be at no cost. If the Assembly leases space for less than the costs to maintain the facility, additional funds will need to be appropriated in order to cover the budget deficit. The Assembly Committee of the Whole reviewed the proposals and PWFC rankings at the August 5, 2024, meeting and passed a motion to authorize staff to negotiate with the proposers on space as per the ranking by PWFC. On January 27, 2025, the Lands, Housing, and Economic Development Committee provided a motion of support to the Assembly for leasing space in Floyd Dryden for the University of Alaska Southeast. In Accordance with CBJ Code 53.09.260 the next step in this public process will be for the Full Assembly to provide a motion to negotiate with UAS. CBJ leases are authorized by ordinance after a LHED Committee review and Assembly public hearing.

The memo in the packet for the previous agenda item also includes the information and recommendation for this lease negotiation request.

The City Manager requests a motion of support to work with the University of Alaska Southeast towards the disposal of City property for less than fair market value.

(*This item was moved from the Consent Agenda to New Business)

Assembly Action

Mr. Smith offered his understanding that there was more information forthcoming, so believed there was a need to slow action on this.

Mayor Weldon said that was correct and that she and Mr. Steininger spoke with President Pitney and it sounded like President Pitney was needing to get more information.

MOTION by Deputy Mayor Smith to send this to the Assembly Committee of the Whole and asked for unanimous consent. *Hearing no objection, the motion was adopted by unanimous consent.*

31. Recommended Protest of AMCO Marijuana License #25190 - Alaskan Coffee Pot LLC d/b/a Alaskan Coffee Pot

The CBJ Finance Department is recommending protest of the renewal of a retail marijuana store license #25190 for Alaskan Coffee Pot LLC d/b/a Alaskan Coffee Pot. This recommended protest of license #25190 is for the following unpaid 2024 Sales Tax Quarters: 2ndQ \$32,334.37, including penalties and interest, and 3rdQ \$30,023.88, including penalties and interest, for a total due: \$62,368.25 as of January 31, 2025; **4thQ sales tax is due January 31, 2025 and is yet to be paid at the time this packet was published.** Copies of the notice sent to the licensee is included in the Assembly HRC and the regular Assembly meeting packets.

This recommended protest went before the Assembly Human Resources Committee to review and make recommendations to forward to the full Assembly for final action.

The State of Alaska Alcohol & Marijuana Control Office (AMCO) allows local governing bodies a 60-day comment period on all liquor and marijuana licenses throughout the borough. CBJ's comment period to recommend protest or to waive protest ends February 10, 2025.

Assembly Action

Manager Koester reported that the Alaskan Coffee Pot did pay the \$62,368.25, so now they only owe 4th quarter sales tax. She said HRC made a motion to remove the protest if they pay the 4th quarter taxes.

MOTION by Ms. Adkison to uphold the protest unless the final quarter of sales taxes were paid by Monday and asked for unanimous consent.

Ms. McEwen asked if the motion was to also include the requirement for payment of all interest and late filing penalties. Ms. Adkison answered yes. *Hearing no objection, the motion passed by unanimous consent.*

R. STAFF REPORTS

Manager Koester spoke on future listening sessions on the Huna Totem lease process. She reported CBJ hosted two open houses with Huna Totem and NCL at both. She said there were 170 members of the public who attended, and staff are collecting comments for members. She reminded that the Assembly talked about having listening sessions, and so the clerk polled members with some dates for such a session. She said that February 18 is on top, but the Committee of the Whole is another date for a listening session. She asked for guidance on holding a listening session and whether to combine it with a committee or make it separate.

Ms. Adkison said it couldn't hurt to have another listening session, and that she could do either option.

Mayor Weldon suggested holding the session in the Lands, Housing, and Economic Development committee. Mr. Bryson said he would be happy to hold a session within LHED.

Manager Koester said she confirmed with the Lands Manager that the agenda could be shifted. She informed members that she had suggested March 6th to hold an Eaglecrest Joint Meeting, but with the meetings that week, she asked Acting Finance Chair Bryson if it was possible for the Finance Committee to meet with Eaglecrest on March 5. Mr. Bryson answered yes.

S. ASSEMBLY REPORTS

Mayor's Report

Mayor Weldon reported that she attended the Filipino Community board swearing-in, which had a good group of young to old people.

Committee and Liaison Reports

Mr. Smith, Chair of the Committee of the Whole, reported that he was not at the recent meeting.

Mr. Bryson, Chair of the Lands Housing and Economic Development Committee, reported that the meeting included a request from Tlingit & Haida and a request from UAS for use of Floyd Dryden.

Ms. Hughes-Skandijs, Chair of the Public Works Committee, said she had no report.

Ms. Adkison, Chair of the Human Resources Committee, said that the committee looked at the Historic Resources Advisory Committee and directed staff to work on their charge to make them more effective. She said that the committee also discussed the Airport Board and concerns that may be followed up on in a joint meeting with the Assembly. She reported that the committee also introduced, for information only, an ordinance establishing ranked choice voting for municipal elections in Juneau. She said the committee reviewed applications for the Youth Activities Board and forwarded the following names for appointment:

MOTION by Ms. Adkison to appoint Missouri Smythe to the Youth Activities Board general public seat for a term beginning immediately and ending August 31st, 2025, and to a full term beginning September 1st, 2025 and ending August 31st, 2028. She also moved the appointment of Lindsey Wold to the Youth Activities Board general public seat for a term beginning immediately and ending August 31, 31st, 2026 and asked for unanimous consent. *Hearing no objection, the motions were adopted by unanimous consent.*

Mr. Bryson, reported that the Hospital Board discussed their emergency room certificate of need, which came in today.

Mr. Bryson, as chair of the Short-Term Rental Task Force, reported that they had a data dump on housing and what other communities are doing.

Ms. Adkison reported that the Juneau Chamber of Commerce met and are talking about a letter to oppose the Board of Fish proposal the Assembly passed a resolution against last month. She said the LEPC met to talk about emergency manager hiring for Bartlett as well as CCFR fire management hiring as well.

Mr. Steininger reported that the Parks & Recreation Advisory Committee met and discussed updating their fee schedule to bring them in line with other fees charged. He said they also had a discussion on their budget request to go to the manager's office, as well as discussion on how they would like to propose to use the increased revenues. He said the Eaglecrest Board had several meetings over the last month to discuss the Duncan report, which was heard at the last Committee of the Whole meeting.

Ms. Hall reported that the School Board met several times, including for a Joint Facilities Committee meeting to discuss the DZ playground. There were also work sessions on the budget. She said the Juneau Commission on Aging gave their presentation to the HRC committee and are advocating to move forward with utilizing the Marie Drake building. She asked members about a possible resolution to advocate for parental leave for younger adults, and if it were to pass, then it could be advocated at the state level.

Mr. Kelly reported that the Southeast Conference Committee on Solid Waste met, which featured things happening in other communities. He said Sitka has 27 per 1,000 people driving EVs and are now consulting with Juneau on how to dispose of EVs that reach their end of life. He said the next meeting will be in person when the conference comes to Juneau. He said the Juneau Coalition on Housing and Homelessness met and talked about the Crisis Now pilot program where they have a clinician available for field work. He said Travel Juneau met and discussed their budget and plans for the coming year. He said there was some discussion about advocacy since Travel Juneau attempted to weigh in on the Ship-Free Saturday ballot initiative but were asked to refrain. He said they are looking for a new chair since McHugh Pierre is termed out as chair but may stay as in an ex-officio role. He said he also attended the re-entry simulation.

Deputy Mayor Smith reported that the Docks and Harbors Board made recommendations on ordinances that passed at this meeting. He said the board also forwarded the Docks and Harbors budgets. He reported that JEDC met and appointed officers.

Presiding Officer Reports

T. ASSEMBLY COMMENTS & QUESTIONS

U. CONTINUATION OF PUBLIC PARTICIPATION ON NON-AGENDA ITEMS

V. EXECUTIVE SESSION

W. ADJOURNMENT

Having no more business to come before the Assembly, the meeting adjourned at 9:30 pm.

Signed: _____

Elizabeth J. McEwen,
Municipal Clerk

Signed: _____

Beth A. Weldon,
Mayor

SPECIAL ASSEMBLY MEETING 2025-06

DRAFT MINUTES

April 05, 2025 at 8:30 AM



Assembly Chambers/Zoom Webinar

A. CALL TO ORDER Mayor Weldon called the meeting to order at 8:31 am

B. LAND ACKNOWLEDGEMENT

Assemblymember Woll provided the following: We would like to acknowledge that the City & Borough of Juneau is on Tlingit land and wish to honor the indigenous people of this land. For more than ten thousand years, Alaska Native people have been and continue to be integral to the well-being of our community. We are grateful to be in this place, a part of this community, and to honor the culture, traditions, and resilience of the Tlingit people. Gunalchéesh!

C. ROLL CALL

Assemblymembers present: Mayor Beth Weldon, Wade Bryson, Deputy Mayor Greg Smith, Alicia Hughes-Skandijs, Ella Adkison, Christine Woll, Paul Kelly, Maureen Hall, Neil Steininger

Staff present: City Manager Katie Koester, Deputy Manager Robert Barr, City Attorney Emily Wright, Finance Director Angie Flick, Municipal Clerk Beth McEwen, Minutes/Tech Clerk Kevin Allen, Budget Manager Adrien Wendel

D. MANAGER'S REQUEST FOR AGENDA CHANGES/APPROVAL OF THE AGENDA

E. PUBLIC PARTICIPATION ON NON-AGENDA ITEMS (*Limited to no more than 20 minutes, with each speaker limited to a length of time set by the Mayor not to exceed three minutes.*)

Instruction for Public Participation

The public may participate in person or via Zoom webinar. Testimony time will be limited by the Mayor based on the number of participants. ***Members of the public that want to provide oral testimony via remote participation must notify the Municipal Clerk prior to 4:30pm the day before the meeting by calling 907-586-5278 and indicating the topic(s) upon which they wish to testify.*** For in-person participation at the meeting, a sign-up sheet will be made available at the back of the Chambers and advance sign-up is not required. Members of the public are encouraged to send their comments in advance of the meeting to BoroughAssembly@juneau.gov.

Public Comment

None

F. CONSENT AGENDA

Public Request for Consent Agenda Changes, Other than Ordinances for Introduction – *None.*

Assembly Request for Consent Agenda Changes - *None.*

Assembly Action

MOTION by Deputy Mayor Smith to approve the consent agenda by unanimous consent. *There being no objection, the motion was adopted by unanimous consent.*

Ordinances and Resolution for Introduction:

- 1. Ordinance 2025-01 An Ordinance Appropriating Funds from the Treasury for FY26 City and Borough Operations.**

This ordinance appropriates \$536,715,800 in expenditure authority for the City and Borough of Juneau's FY26 operating budget, excluding the School District. This ordinance appropriates all transfers between funds that support operations, debt service and capital projects as well as the associated expenditures within the funds themselves.

This ordinance also recognizes \$517,079,600 of forecast revenue and transfers-in and decreases fund balances, across all funds, by \$19,636,200. The forecast revenue and draw from fund balance are sufficient to fund the budgeted expenditures. Budgeted expenditures and revenues will be reviewed in detail with the Finance Committee during the budget process in April and May.

The Charter requires that a public hearing be held on the FY26 operating budget by May 1, 2025, and the ordinance be adopted by June 15, 2025.

The City Manager recommends the Assembly introduce this ordinance, refer it to the Assembly Finance Committee for further review, and set it for public hearing at the Special Assembly Meeting scheduled for April 30, 2025.

2. Ordinance 2025-02 An Ordinance Appropriating Funds from the Treasury for FY26 School District Operations.

This ordinance will appropriate to the School District an FY26 operating budget of \$94,977,500. This is an overall increase in the budget of \$9,580,100 from the FY25 Amended Budget. The FY26 school budget is supported with a combination of funding sources including CBJ local funding of \$37,044,700 and state and federal funding of \$49,011,800. The local funding consists of \$35,004,700 for general operations and \$2,040,000 for programs and activities not subject to the state funding cap.

State statute requires the Assembly to determine the total amount of local educational funding support to be provided and provide notification of the support to the School Board within 30 days of the School District's budget submission. To meet this timing provision, it is necessary for the Assembly to determine the amount of funding and provide notice in the month of April. This amount cannot subsequently be reduced, unless the amount exceeds the State funding cap, but it can be increased. If the Assembly does not set the amount and furnish the School Board with notice within 30 days, the amount requested by the School District is automatically approved. By Charter, the Assembly is required to appropriate the School District's budget no later than May 31, 2025.

On April 30, 2025, a meeting is scheduled for the Assembly to state, by motion, the amount of local funding to be provided to the School District.

The City Manager recommends the Assembly introduce this ordinance, refer it to the Assembly Finance Committee for further review, and set it for public hearing at the Special Assembly Meeting scheduled for April 30, 2025.

3. Ordinance 2024-03 An Ordinance Establishing the Rate of Levy for Property Taxes for Calendar Year 2025 Based Upon the Proposed Budget for Fiscal Year 2026.

This ordinance establishes the mill rates for property taxes for 2025, which funds a significant portion of the City and Borough of Juneau's FY26 operating budget. The Charter requires the Assembly to adopt, by ordinance, the tax levies necessary to fund the budget before June 15.

The mill levies presented in this ordinance support the Manager's FY26 Revised Budget that will be reviewed by the Assembly Finance Committee (AFC). As part of the budget review process, the AFC reviews, amends and recommends to the Assembly the final mill levies.

For FY26, the operating mill rate is proposed to increase 0.15 mills for a total proposed mill levy of 10.19 mills, the components of which are:

FY2026 Proposed Mill Rate

Areawide: 6.35 (an increase of 0.15 from FY25 Adopted)

Roaded Service Area: 2.45 (flat from FY25 Adopted)

Fire Service Area: 0.31 (flat from FY25 Adopted)

Debt Service: 1.08 (flat from FY25 Adopted)

Total FY26 Proposed Mill Rate: 10.19 (an increase of 0.15 from FY25 Adopted)

An opportunity for public comment on the proposed mill rate will be provided during the Special Assembly meeting on April 30, 2025.

The City Manager recommends the Assembly introduce this ordinance, refer it to the Assembly Finance Committee for further review, and set it for public hearing at the Special Assembly meeting scheduled for April 30, 2025.

4. Resolution 3090 A Resolution Adopting the City and Borough Capital Improvement Program for Fiscal Years 2026 through 2031, and Establishing the Capital Improvement Project Priorities for Fiscal Year 2026.

This resolution would adopt the Capital Improvement Program (CIP) for Fiscal Years 2026 through 2031, as required by Charter Section 9.4, and lists the capital projects that will be initially appropriated by ordinance in FY26.

The Public Works and Facilities Committee reviewed the preliminary CIP at its March 17, 2025 meeting and forwarded the plan to the Assembly.

The City Manager recommends the Assembly introduce this resolution, refer it to the Assembly Finance Committee for further review, and set it for public hearing at the Special Assembly meeting scheduled for April 30, 2025.

G. ASSEMBLY COMMENTS AND QUESTIONS

H. ADJOURNMENT

There being no further business to come before the Assembly, the special meeting adjourned at 8:34 am.

Signed: _____

Elizabeth J. McEwen,
Municipal Clerk

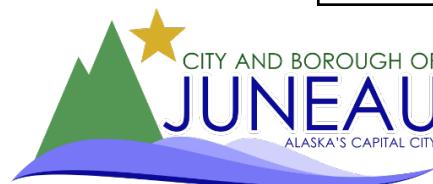
Signed: _____

Beth Weldon,
Mayor

SPECIAL ASSEMBLY MEETING 2025-08

MINUTES - **DRAFT**

April 30, 2025 at 5:30 PM



Assembly Chambers/Zoom Webinar

<https://juneau.zoom.us/j/93917915176> or 1-253-215-8782 Webinar ID: 939 1791 5176

[Immediately followed by Assembly Finance Committee Meeting]

A. CALL TO ORDER – Mayor Weldon called the Special Assembly Meeting No. 2025-08 to order in the Assembly Chambers and via Zoom at 5:32 p.m.

B. LAND ACKNOWLEDGEMENT – Read by Assemblymember Steininger

We would like to acknowledge that the City & Borough of Juneau is on Tlingit land and wish to honor the indigenous people of this land. For more than ten thousand years, Alaska Native people have been and continue to be integral to the well-being of our community. We are grateful to be in this place, a part of this community, and to honor the culture, traditions, and resilience of the Tlingit people. Gunalchéesh!

C. ROLL CALL

Assemblymembers Present: Mayor Beth Weldon, Deputy Mayor Greg Smith, Wade Bryson, Alicia Hughes-Skandijs (Zoom), Christine Woll (Zoom), Paul Kelly (Zoom), Ella Adkison, Neil Steininger, and Maureen Hall

Assemblymembers Absent: None

Staff Present: City Manager Katie Koester, Deputy Manager Robert Barr, City Attorney Emily Wright, Deputy Clerk Di Cathcart, Minutes/Tech Clerk Kevin Allen, Finance Director Angie Flick, Budget Manager Adrien Wendel, and Engineering/Public Works Director Denise Koch

D. MANAGER'S REQUEST FOR AGENDA CHANGES - None

E. PUBLIC PARTICIPATION ON NON-AGENDA ITEMS *(Limited to no more than 20 minutes, with each speaker limited to a length of time set by the Mayor not to exceed three minutes.)*

Nathan Reddekopp, Mendenhall Valley resident, stated his main concern was if the Mill Rate goes up it would hurt the younger generation coming up in the workforce. CBJ wages are not comparable to sustaining a good workforce and have not kept up with workforce labor and inflation in general. While he appreciated CBJ (and works for CBJ) he was worried that CBJ won't get qualified people applying for or accepting positions in the future.

F. CONSENT AGENDA

Public Request for Consent Agenda Changes, Other than Ordinances for Introduction - None

Assembly Request for Consent Agenda Changes - None

Assembly Action

MOTION: by Deputy Mayor Smith to approve the consent agenda as presented and asked for unanimous consent. *Hearing no objection, motion passed.*

I. Ordinances for Introduction

1. Ordinance 2025-24 An Ordinance Providing for the Issuance and Sale of General Obligation Bonds in One or More Series to Provide Not to Exceed \$22,750,000 in Net Proceeds; and Providing for the Form and Terms of the Bonds and for Unlimited Tax Levies to Pay the Bonds.

This ordinance authorizes the sale of \$22.75 million of general obligation bonds as authorized by voters in the October 1, 2024 municipal election. Per the authorizing ballot measure, \$12.75 million of bond

funds will be used for the improvement of public safety communication infrastructure, including, but not limited to, replacing the outdated communication system with a system that will be Alaska Land Mobile Radio compliant. \$10 million of bond funds will be used for the replacement of the wastewater clarifier building at the Juneau Douglas Treatment Plant that services Thane, Downtown, and Douglas. The bonds will be fully repaid within ten years at an expected annual cost of approximately \$12,750,000 million and \$10,000,000 million for the public safety communication infrastructure and wastewater clarifier building bonds, respectively. Issuance of these bonds will not increase the debt service mill rate from its current level.

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

2. Ordinance 2025-01(b)(A) An Ordinance Appropriating \$12,750,000 to the Manager for the Public Safety Communication Infrastructure Capital Improvement Project; Funding Provided by General Obligation Bond Proceeds.

This ordinance would appropriate \$12.75 million of general obligation bond proceeds for the Public Safety Communication Infrastructure Capital Improvement Project. This project would provide for the acquisition and installation of a replacement radio communication system. This is an FY26 appropriation to align with the timing of bond issuance.

This appropriation of project funding is consistent with the intent of the \$12.75 million general obligation bond package approved by voters in the October 1, 2024 municipal election.

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

G. PUBLIC HEARING

3. Ordinance 2025-03 An Ordinance Establishing the Rate of Levy for Property Taxes for Calendar Year 2025 Based Upon the Proposed Budget for Fiscal Year 2026.

This ordinance establishes the mill rates for property taxes for 2025, which funds a significant portion of the City and Borough of Juneau's FY26 operating budget. The Charter requires the Assembly to adopt, by ordinance, the tax levies necessary to fund the budget before June 15.

The mill levies presented in this ordinance support the Manager's FY26 Revised Budget that will be reviewed by the Assembly Finance Committee (AFC). As part of the budget review process, the AFC reviews, amends and recommends to the Assembly the final mill levies.

For FY26, the operating mill rate is proposed to increase 0.15 mills for a total proposed mill levy of 10.19 mills, the components of which are:

FY2026 Proposed Mill Rate

Areawide: 6.35 (an increase of 0.15 from FY25 Adopted)

Roaded Service Area: 2.45 (flat from FY25 Adopted)

Fire Service Area: 0.31 (flat from FY25 Adopted)

Debt Service: 1.08 (flat from FY25 Adopted)

Total FY26 Proposed Mill Rate: 10.19 (an increase of 0.15 from FY25 Adopted)

An opportunity for public comment on the proposed mill rate will be provided during the Special Assembly meeting on April 30, 2025.

The City Manager recommends holding the charter required public hearing for this ordinance, followed by referral back to the Assembly Finance Committee for further review.

Public Comment

None

Assembly Action

MOTION: by Ms. Adkison to move *Ordinance 2025-03 An Ordinance Establishing the Rate of Levy for Property Taxes for Calendar Year 2025 Based Upon the Proposed Budget for Fiscal Year 2026* back to the Assembly Finance Committee for further review and asked for unanimous consent. **Hearing no objection, motion passed.**

4. Ordinance 2025-02 An Ordinance Appropriating Funds from the Treasury for FY26 School District Operations.

This ordinance will appropriate to the School District an FY26 operating budget of \$94,977,500. This is an overall increase in the budget of \$9,580,100 from the FY25 Amended Budget. The FY26 school budget is supported with a combination of funding sources including CBJ local funding of \$37,044,700 and state and federal funding of \$49,011,800. The local funding consists of \$35,004,700 for general operations and \$2,040,000 for programs and activities not subject to the state funding cap.

State statute requires the Assembly to determine the total amount of local educational funding support to be provided and provide notification of the support to the School Board within 30 days of the School District's budget submission. To meet this timing provision, it is necessary for the Assembly to determine the amount of funding and provide notice in the month of April. This amount cannot subsequently be reduced, unless the amount exceeds the State funding cap, but it can be increased. If the Assembly does not set the amount and furnish the School Board with notice within 30 days, the amount requested by the School District is automatically approved. By Charter, the Assembly is required to appropriate the School District's budget no later than May 31, 2025.

On April 30, 2025, a meeting is scheduled for the Assembly to state, by motion, the amount of local funding to be provided to the School District.

The City Manager recommends holding the charter required public hearing for this ordinance, followed by a motion to set the amount of minimum local funding to be provided to the school district, and then referral of the ordinance back to the Assembly Finance Committee for additional review.

Public Comment

None

Assembly Action

MOTION: by Mr. Bryson to set the amount of local funding to the School District operations at \$35,004,700 which is funding to the cap for *Ordinance 2025-02 An Ordinance Appropriating Funds from the Treasury for FY26 School District Operations* and refer the ordinance back to the Assembly Finance Committee for further review and asked for unanimous consent. **Hearing no objection, motion passed.**

5. Ordinance 2025-01 An Ordinance Appropriating Funds from the Treasury for FY26 City and Borough Operations.

This ordinance appropriates \$536,715,800 in expenditure authority for the City and Borough of Juneau's FY26 operating budget, excluding the School District. This ordinance appropriates all transfers between funds that support operations, debt service and capital projects as well as the associated expenditures within the funds themselves.

This ordinance also recognizes \$517,079,600 of forecast revenue and transfers-in and decreases fund balances across all funds, by \$19,636,200. The forecast revenue and draw from fund balance are

sufficient to fund the budgeted expenditures. Budgeted expenditures and revenues will be reviewed in detail with the Finance Committee during the budget process in April and May.

The Charter requires that a public hearing be held on the FY26 operating budget by May 1, 2025, and the ordinance be adopted by June 15, 2025.

The City Manager recommends holding the charter required public hearing for this ordinance, followed by referral back to the Assembly Finance Committee for further review.

Public Comment

None

Assembly Action

MOTION: by Mr. Steininger to move *Ordinance 2025-01 An Ordinance Appropriating Funds from the Treasury for FY26 City and Borough Operations* back to the Assembly Finance Committee for further review and asked for unanimous consent. ***Hearing no objections, motion passed.***

6. Resolution 3090 A Resolution Adopting the City and Borough Capital Improvement Program for Fiscal Years 2026 through 2031 and Establishing the Capital Improvement Project Priorities for Fiscal Year 2026.

This resolution would adopt the Capital Improvement Program (CIP) for Fiscal Years 2026 through 2031, as required by Charter Section 9.4, and lists the capital projects that will be initially appropriated by ordinance in FY26.

The Public Works and Facilities Committee reviewed the preliminary CIP at its March 17, 2025 meeting and forwarded the plan to the Assembly.

The City Manager recommends holding the charter required public hearing for this resolution, followed by referral back to the Assembly Finance Committee for further review.

Public Comment

None

Assembly Action

MOTION: by Ms. Hall to move *Resolution 3090 A Resolution Adopting the City and Borough Capital Improvement Program for Fiscal Years 2026 through 2031 and Establishing the Capital Improvement Project Priorities for Fiscal Year 2026* back to the Assembly Finance Committee for further review and asked for unanimous consent. ***Hearing no objection, motion passed.***

H. SUPPLEMENTAL MATERIALS - None

I. ADJOURNMENT

There being no further business to come before the Assembly, the special meeting adjourned at 5:46 p.m.

Signed: _____

Diane Cathcart, Deputy Municipal Clerk

Signed: _____

Beth Weldon, Mayor

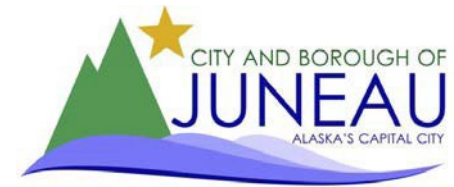
MEMORANDUM

DATE: February 3, 2025

TO: Assembly

FROM: Law Department

SUBJECT: Ordinance 2025-04 Amending the Commercial Passenger Vehicles (CPV) Chapter and Repealing the CPV Regulations



155 Heritage Way
One Sealaska Plaza
Suite 202
Juneau, AK 99801
Phone: (907) 586-5242

Ordinance 2025-04 amends the CBJ code to be consistent with the Alaska state requirement that all regulations that contain a criminal or civil penalty provision be in ordinance form¹ and to consolidate all of the commercial passenger vehicle regulations into one CBJ code section for easier reference by the public and departments.

This ordinance copies all the information from the CPV regulations listed in CBJ Administrative Code Title 20, Chapter 40, and inserts it into the corresponding sections of CBJC 20.40.²

There are limited changes to the language already in the regulations, so the commercial passenger vehicles businesses should not see an interruption in permitting.

The main changes or additions to the code include amending:

- instances of the term “administrator” to “manager or manager designee” to be consistent throughout the code;
- CBJC 20.40.160(a)(3) Administrative sanctions and permit denials, to add an additional offense related to public safety: (h) Receiving 3 or more commercial passenger citations in the past 12 months;
- CBJC 20.40.210(a) to require the possession of a current state drivers license pursuant to State of Alaska law, rather than any state’s license;
- CBJC 20.40.310(a)(3) Marking standards, to include the requirement that the company name and current working phone number be on the back of the commercial vehicle in letters that are clearly readable and that each letter and number must be at least six inches high. In addition to the other marking standards, this ensures the public knows what company it is riding with and what number to call; and
- the insurance requirement language to “the holder must maintain commercial general liability insurance in an amount it deems reasonably sufficient to cover any suit that may be brought against the operator and in the amount as required by the manager” rather than a specific amount to allow insurance requirements to be lowered or raised when required, without having to amend the code. Current regulations have inconsistent and outdated insurance requirements.

¹ AS 29.25.070 Penalties, CBJC 01.60.110 Regulations, limitations.

² 20 CBJAC 40.100 – 595, CBJC 20.40 Commercial Passenger Vehicles.

Presented by: The Manager
Presented: 5/19/2025
Drafted by: Law Department

ORDINANCE OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 2025-04

An Ordinance Amending Chapter 20.40 Commercial Passenger Vehicles.

BE IT ENACTED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. Classification. This ordinance is of a general and permanent nature and shall become a part of the City and Borough of Juneau Municipal Code.

Section 2. Amendment of Chapter. Chapter 20.40, Commercial Passenger Vehicles, is amended to read:

ARTICLE I. ADMINISTRATIVE PROCEDURES

20.40.100 Reserved.

20.40.110 Purpose.

(a) The purpose of this chapter is to promote safe and convenient commercial passenger vehicle services, and to establish and enforce reasonable, clear, and consistent standards and procedures for regulating those services. The specific purposes of this chapter are to:

- (1) Encourage safe, convenient, and effective commercial passenger vehicle services;
- (2) Establish standards for drivers, and operational standards for commercial passenger vehicles and commercial passenger vehicle businesses; and
- (3) Authorize promulgation of regulations pursuant to CBJ 01.60 to implement this chapter.

1
2 **20.40.120 Definitions.**

3 The following words, terms and phrases when used in this chapter, shall have the
4 meanings ascribed to them in this section, except where the context clearly indicates a different
5 meaning:

6 “*Bus*” means a commercial passenger vehicle designed to transport more than 15
7 passengers, including the driver.

8 “*Certificate*” means a certificate of public convenience and necessity issued under this
9 chapter.
10

11 “*Commercial passenger vehicle*” means a vehicle, including a vehicle propelled solely by
12 human or animal power, while in use, or marked or otherwise apparently available for use for
13 the transportation of passengers for compensation, but not including courtesy vehicles, school
14 buses operating exclusively under a contract to a school district; vehicles used by profit or
15 nonprofit transportation providers solely for elderly or disabled persons and their attendants; or
16 vehicles operated by or while engaged in providing services directly to the City and Borough,
17 the state, or the federal government.

18 “*Commercial passenger vehicle stop*” means a location established by the manager at
19 which specified classes of commercial passenger vehicles are subject to specified privileges or
20 limitations.
21

22 “*Compensation*” means a fee paid by a passenger directly or indirectly to a commercial
23 passenger vehicle permittee, whether the payment is made at the time the service is rendered,
24 or in the form of a monthly or other periodic payment. A tip or gratuity shall not be considered
25 compensation provided that it is neither directly nor indirectly solicited and is neither an
explicit nor implicit condition of transportation.

1
2 “*Courtesy vehicle*” means a vehicle providing passenger transportation to patrons of a
3 business as a regular amenity without direct compensation.

4 (a) For purposes of this definition:

5 (1) “*Business*” means a person whose primary commercial service is one or more
6 of the following:

7 (A) Commercial lodging facilities, meaning a structure or portions of a
8 structure occupied or intended or designed for occupancy by
9 transients for dwelling, lodging, or sleeping purposes and includes
10 any hotel, motel, inn, bed and breakfast, or similar structure.

11 (B) Tours or experiences, but not sightseeing in the vehicle;

12 (C) Automobile repair.

13 (2) “*Patron*” means a member of the public purchasing a primary service of the
14 business. Persons who are neither patrons nor employees of the business
15 may not be transported in the courtesy vehicle.

16 (3) “*Regular amenity*” means the passenger service is offered to all patrons for
17 the purpose of rendering the primary service more attractive or convenient,
18 but is not itself the primary purpose of the business and no separate charge
19 is made to patrons for the amenity.

20 “*Dispatch*” means to receive requests for, arrange for, coordinate or direct, the delivery of
21 commercial passenger vehicle services.

22 “*Drive*” means to be in, and “*driver*” means the person in, physical control of a
23 commercial passenger vehicle.

1
2 “*Endorsement*” means a certificate notation authorizing the holder to provide one of the
3 following types of commercial passenger vehicle services: Class A, Class B, or Class C.

4 “*Holder*” means the person to whom a certificate of convenience and necessity has been
5 issued.

6 “*Knowingly permit*” means to be aware of an action or condition, to have the ability and
7 opportunity to prevent or end it, and to allow or fail to prevent or end it. There is a rebuttable
8 presumption that a person is aware of an action or condition which a reasonable person in the
9 same position would be aware of.
10

11 “*Limousine services*” means the limousine endorsement, which shall authorize
12 transportation services available only by advance reservation, at an hourly rate, provided by a
13 bona fide limousine company and marketed primarily for the luxury quality of the experience;

14 “*Permit*” used as a noun means a professional driver's permit or Class C driver's permit
15 issued under article II of this chapter, a vehicle approval issued under article III of this chapter,
16 or a certificate of public convenience and necessity issued under article IV of this chapter.
17

18 “*Permittee*” means a person who has been issued a permit, such as the driver.

19 “*Person*” means a natural person, partnership, corporation, association, or other legal
20 entity.

21 “*Provide commercial passenger vehicle services*” means to offer, advertise for, solicit for
22 sale, dispatch, or direct transportation in, or own or drive a commercial passenger vehicle.

23 “*Revoke*” and “*revocation*” mean that a permit is permanently voided and the permittee
24 to whom it was issued may not be issued any other permit under this chapter for a period of one
25 year from the date the revocation is effective.

1
2 “Suspend” and “suspension” mean that a permit is ineffective for a specified portion of its
3 term, and the permittee to whom it was issued may not be issued any other permit under this
4 chapter during the suspension period. A suspension may be conditioned on correction of a
5 status or condition of a person or a vehicle.

6 **20.40.130 Administrator, ~~regulations~~.**

7
8 (a) The ~~chief of police~~ manager or manager designee shall designate an employee of the
9 police department as the commercial passenger vehicle administrator. The
10 commercial passenger vehicle administrator shall exercise all powers necessary to
11 the administration and regulation of commercial passenger vehicles, subject to the
12 general supervision of the chief of police and in accordance with this chapter.

13 ~~(b) Regulations. The manager shall adopt regulations in compliance with chapter 01.60~~
14 ~~as necessary to carry out the provisions of this chapter.~~

15
16 **20.40.140 Permit application, issuance, ~~and amendment~~, and fees.**

17 (a) *Application.* Applications for permits must be submitted on forms provided by the
18 administrator, who shall reject applications which are incomplete, unsigned, or
19 unaccompanied by the required fee, or for a permittee that has unpaid commercial
20 passenger vehicle fines or fees. The ~~administrator may require an~~ applicant shall ~~to~~
21 submit evidence of authority to submit an application and provide a copy of an
22 Alaska business license issued to the applicant.

23
24 (b) *Issuance.* Permits shall be issued to qualified applicants by the administrator in
25 accordance with this chapter.

(c) *Amendment and transfer.* Permits may be amended or transferred only upon written application subject to the requirements provided in subsection (a) of this section and as authorized by this chapter and regulations issued under this chapter. No permit may be sold, assigned, leased, rented, mortgaged, or otherwise transferred except as part of a transfer of the transferor's entire business interest in activities conducted under the permit. The transferor's business interest includes all assets used in the business conducted under the permit. A transferred permit is not valid until the transfer has been approved by the administrator. An amendment to a permit becomes a part of the permit amended.

(d) *Fees.*

(1) *Driver's permits:*

(A) Professional driver's permit, two-year permit: \$75.00.

(B) Class C driver's permit: \$25.00.

(2) *Vehicle approval:*

(A) Inspection fee per motorized vehicle: \$50.00.

(B) Re-inspection fee (required for missed bi-annual inspection): \$25.00.

(C) Application fee per non-motorized vehicle: \$25.00.

(3) *Certificate of public convenience and necessity and endorsement fees:*

(A) Engage in business:

(i) Class A and Class B: \$1,500.00.

(ii) Class C: \$750.00.

(B) Registration and filing fees:

(i) Registration of vehicle to a certificate: \$50.00.

(ii) Registration of driver on certificate application: No charge.

(iii) Notice to amend conditions of an endorsement, other than adding a driver or vehicle to a certificate (20 CBJAC 40.500(e)): \$25.00.

(C) Application to transfer a certificate: \$500.00.

(e) Appeal fee: \$100.00.

(f) Late application fee: \$50.00.

20.40.150 Reserved.

20.40.160 Administrative sanctions and permit denials.

(a) ~~A permit may be denied, suspended or revoked if the permittee has violated any provision of this chapter, failed to comply with a lawful written order of the commercial passenger vehicle administrator, or has committed any criminal offense, infraction, or regulatory violation specified in regulations issued pursuant to this chapter as grounds for denial, suspension or revocation. The manager or manager designee may revoke, suspend, or deny a permit upon a finding that any of the following has occurred:~~

(1) The permittee secured the permit through deceit, fraud, or intentional misrepresentation;

(2) The permittee engaged in deceit, fraud, or intentional misrepresentation in the course of providing commercial passenger vehicle services;

(3) The permittee is a driver who during the permit period receives a bail forfeiture, conviction, or other final adverse finding of any of the following offenses in the course of providing commercial passenger vehicle services;

1
2 (A) Driving while license canceled, suspended, or revoked, or in violation
3 of license limitation;

4 (B) Driving while intoxicated;

5 (C) Reckless driving;

6 (D) Speed contest or racing;

7 (E) Fleeing or attempting to elude a police officer;

8 (F) Leaving the scene of an accident;

9 (G) Any assault charge under CBJ 42.10.010 or AS 11.41.230;

10 (H) Receiving 3 or more commercial passenger vehicle citations in the
11 past 12 months.

12
13
14
15 (4) The permittee is a holder, or a holder's owner, officer, managing partner,
16 general partner or principal, who receives a bail forfeiture, conviction, or
17 other final adverse finding involving crimes directly related to the holder or
18 applicant's ability to conduct a commercial passenger vehicle business,
19 including but not limited to prostitution, embezzlement, racketeering, the
20 Uniform Controlled Substances Act, narcotics, gambling, fraud, larceny,
21 extortion, or income tax evasion. If an owner, officer, director, managing
22 partner, general partner, or principal of an organization holding a certificate
23 is subject to this subsection and is removed immediately from all operational
24 or management duties or authority and is divested of all ownership in the
25 organization, the certificate may be reinstated;

(5) The permittee is a driver who is no longer qualified under the standards established in CBJ 20 40.310 or CBJ 20 40.320;

(6) The permittee is a holder who has provided commercial passenger vehicle services with a person or vehicle not registered to that holder's certificate;

(7) The permittee allowed another person to use the permittee's permit;

(8) The permittee operated or attempted to operate under a suspended or revoked permit; or

(9) The permittee has committed a violation of these regulations for which permit revocation is specified as a sanction.

(b) An application shall be denied or revoked, or a permit immediately suspended, upon the administrator's receipt of a criminal charging document or verifiable information disclosing the circumstances of an arrest or conviction of the applicant or permittee for criminally sexual behavior, defined as the offenses set forth in Article 4 of AS 11.41.410-470, or substantially similar offenses under the laws of another jurisdiction within the United States.

(c) Suspension until correction. The administrator may condition a suspension upon correction by the permittee of a status or condition upon a finding that:

(1) The permittee is a holder who knew or had reason to know of a violation of section CBJ 20.40.160(a) by a driver registered to that holder's certificate and failed to report the same in writing to the administrator within five business days;

(2) The permittee has violated a section CBJ 20.40.160 for which permit suspension is specified as a sanction.

(d) Any inspection required to confirm the correction shall be subject to a fee paid by the permittee.

20.40.170 Procedure for permit denials and administrative sanctions.

(a) The administrator may summarily suspend or revoke a permit without notice or hearing upon a written determination that grounds for permit suspension or revocation exist and that summary suspension or revocation is necessary to prevent a clear, substantial, and imminent hazard to life, safety, or property.

(b) Except as provided in subsection (a) of this section, an application may be denied, or a permit may be suspended or revoked, only after notice, an opportunity for a hearing before the chief of police manager or manager designee and a written finding that grounds for the denial or sanction have been established by a preponderance of the evidence. Upon a written request filed within seven days after the date of the determination, notice, or denial, the chief of police shall set a hearing date and time.

~~(e) A finding by the chief of police regarding denial of an application or revocation of a permit shall be in writing, and shall comprise a final administrative decision of the City and Borough of Juneau, which may be appealed to the Superior Court if such appeal is brought within 30 days.~~

~~(d)~~(c) Hearings before the chief of police manager or manager designee under this section shall be informal. Relevant evidence must be admitted if it is probative of a material fact in controversy. Irrelevant and unduly repetitious evidence shall be

1
2 excluded. Any hearing conducted pursuant to this section shall be held by the
3 manager or manager designee, provided that the designee may not be a person who
4 directly supervises the official who issued the notice of suspension or revocation.

5
6 ~~(e)~~(d) For purposes of permit denial or revocation under this section, a criminal violation
7 or infraction may be established either by evidence of a conviction or bail forfeiture
8 in criminal court or by a preponderance of the evidence in a hearing under this
9 section.

10 (e) Except for summary action under (a), the procedure for the imposition of
11 administrative sanctions against a driver or certificate holder, or a permit denial
12 shall be as follows:

13
14 (1) The administrator shall give written notice to the affected driver and permit
15 holder or applicant seven days in advance of imposing an administrative
16 sanction or denial. The notice shall include the following information:

17 (A) The grounds for sanction or reasons for denial; and

18 (B) That the permittee or applicant has an opportunity for a hearing
19 before the chief of police to respond to the notice and introduce
20 evidence to refute or mitigate the denial, suspension, or revocation.
21 Upon written request filed within seven days after the date of the
22 determination, notice, or denial, the chief of police shall set a hearing
23 date and time.

24
25 (2) The administrator shall at the same time give written notice to the holder of
the certificate to which the driver is registered.

1
2 (3) All notices directed to a driver or certificate holder may be served by
3 personal delivery or first-class mail, and addressed to the permittee (driver)
4 and/or certificate holder or applicant at the address of record provided by the
5 permittee or applicant to the administrator.

6
7 (4) After the hearing, the chief of police shall issue a written final
8 administrative decision of the City and Borough, which may be appealed to
9 the Superior Court if such appeal is brought within 30 days.

10 (f) Except for summary action under (a), the procedure for the imposition of
11 administrative sanctions against a certificate holder shall be as follows:

12
13 (1) The administrator shall give written notice to the affected certificate holder
14 30 days in advance of imposing an administrative sanction. The notice shall
15 include the following information:

16 (A) The grounds for sanction; and

17 (B) A scheduled date for a hearing before the chief of police to respond to
18 the notice and introduce evidence to refute or mitigate the denial,
19 suspension, or revocation.

20
21 (2) Notices must be served either by personal delivery or certified mail to the
22 certificate holder at the address of record provided by the holder to the
23 administrator.

24 (3) A hearing before the manager or manager designee must be scheduled
25 within 30 days of sending the notice to the certificate holder. After the
scheduled hearing, the manager or manager designee shall issue a written

ruling including factual findings and conclusion, with supporting reasons, affirming, modifying, or reversing the notice. The decision shall be mailed by certified mail to the permittee and/or the holder of a certificate to which the permit is registered at the permittee's or holder's address of record, which may be appealed to the Superior Court if such appeal is brought within 30 days.

(g) Any hearing conducted pursuant to (a) or (b) or (c) shall be recorded by electronic means provided by the manager or manager designee. A party may be represented by a lawyer or other spokesperson, but neither sworn testimony nor cross-examination of witnesses shall be required.

(h) Operations pending final decision. Except in the case of a summary suspension or revocation as provided in subsection (a) of this section, or denial of an application, whenever a timely appeal is filed pursuant to subsection (b) or (c) of this section, a permittee may continue to engage in the activity for which the permit is required pending a final decision by the manager or manager designee or the Superior Court.

20.40.180 No vested rights.

(a) This chapter is enacted for the benefit of the public and may be repealed or amended at any time for the same purpose without liability for the effect such repeal or amendment may have on the profits or losses of any person. No vested rights are created by this chapter or any permit issued by authority of this chapter. No interest in any permit, license, or other type of permission granted under this

chapter may be amended, used, transferred, or modified in any way except as allowed by this chapter.

- (b) The grant or denial of a permit, or any act or omission by the City and Borough with respect to such permit is not intended to regulate the private business relationships or to protect the business interests of one party against another. ~~It shall be the individual responsibility of those regulated to enforce their rights and liabilities through civil actions or such other private relief as may be available.~~

ARTICLE II. DRIVER STANDARDS AND LICENSES

20.40.200 Professional driver's permit and registration required.

- (a) Drivers of Class A licensed vehicles must obtain a professional driver's permit. Drivers of Class B licensed vehicles must obtain a professional driver's permit, unless the driver holds a current commercial driver's license.
- (b) A driver shall visibly display the driver's permit to passengers. ~~as required by regulation.~~
- (c) It is unlawful for a certificate holder to allow a person who does not hold a current professional driver's permit, or a commercial driver's license if operating a Class B vehicle, to drive a commercial passenger vehicle.
- (d) Violation of subsection (a), (b), or (c) of this section is an infraction.

20.40.210 Professional driver's permit qualifications and application.

- (a) In order to qualify for a professional driver's permit, an applicant must possess a current state driver's license pursuant to current State of Alaska law.
- (b) Application. An application for a professional driver's permit shall be made in writing upon an approved form filed with the administrator and shall include all

1
2 required attachments. Renewal applications shall be submitted 30 days prior to the
3 expiration date of the current permit. The form shall require at least the following
4 information from the applicant:

5 (1) Name and address;

6 (2) Place or places of residence for the past ten years;

7 (3) Age, height, color of eyes and hair;

8 (4) Reserved;

9 (5) A statement that the applicant has read CBJ 20.40.

10 (6) A complete criminal history and driving record covering the past ten years,
11 provided by the State of Alaska and any other jurisdiction as necessary as
12 well as a record of any conviction at any time for criminally sexual behavior,
13 defined as the offenses set forth in Article 4 of AS 11.41.410-470 or
14 substantially similar offenses under the laws of another jurisdiction within
15 the United States; and

16 (7) Health certificates, which shall be provided as follows:

17 (A) Applicants holding current commercial driver's licenses must show
18 proof of valid Alaska Commercial Driver's License health certificate
19 and must carry that certificate at all times when operating a
20 commercial passenger vehicle.

21 (B) Applicants holding a current out of state commercial driver's license
22 must show proof of a valid Commercial Driver's License health
23
24
25

certificate and must carry that certificate at all times when operating a commercial passenger vehicle. Pursuant to AS 28.33.100, a person who has been an Alaska resident for 30 days or longer may not drive a commercial motor vehicle under the authority of a commercial driver's license issued by another jurisdiction. After the 30-day period the out of state commercial driver's license will not be honored.

(C) Applicants without current commercial driver's licenses, a health certificate on a form approved by the administrator and signed by a physician or health care practitioner licensed to practice in the State of Alaska, based upon a physical exam of the applicant within 90 days of the application. The physical exam shall meet the same requirements established by the State of Alaska for holders of commercial driver's licenses.

~~(b)(c)~~ In order to qualify for a professional driver's permit, a driver shall not have been convicted of a felony within the preceding ten years or more than three misdemeanors within the preceding five years, or had an operator's license suspended more than once or revoked at any time within the preceding three years; provided, however, that if the crime for which the driver is convicted is for criminally sexual behavior, as defined as the offenses set forth in Article 4 of AS 11.41.410-470 or substantially similar offenses of the laws of another jurisdiction within the United States, or a felony for which the driver is convicted in any way involved a commercial passenger vehicle, the police department shall not issue a

professional driver's permit to that person, regardless of when the conviction occurred.

(d) Approval. The administrator shall approve the application and issue a professional driver's permit if the administrator finds that the applicant:

(1) Is at least 21 years of age;

(2) Is able to understand the English language;

(3) Meets the standards set forth in CBJ 20.40.200-210;

(4) Was not subject within the preceding two years to administrative sanctions under this chapter which resulted in a permit revocation; and

(5) Has submitted a complete application, with appropriate fees.

(e) Issuance. Upon approval of an application for a professional driver's permit, the administrator shall issue to the applicant a permit, which shall bear the name, address, age, signature, and photograph of the applicant. Such permit shall be in effect for 24 months from date of approval.

20.40.220 Class C driver's permit and registration required.

(a) Drivers of Class C licensed vehicles must obtain a Class C driver's permit.

(b) A driver shall display the driver's permit visible to passengers. ~~as required by regulation.~~

(c) It is unlawful for a certificate holder to allow a person who does not hold a Class C driver's permit to drive a Class C commercial passenger vehicle.

(d) Violation of subsection (a), (b), or (c) of this section is an infraction.

1
2 **20.40.230 Class C driver's permit qualifications and application.**

3 (a) In order to qualify for a Class C driver's permit, an applicant must possess a
4 current state driver's license.

5 (b) Application. An application for Class C driver's permit shall be made in writing
6 upon an approved form filed with the administrator and shall include all required
7 attachments. Renewal applications shall be submitted by March 15. The form shall
8 require at least the following information from the applicant:

9
10 (1) Name and address;

11 (2) Place or places of residence for the past ten years;

12 (3) Age, height, color of eyes and hair;

13 (4) A statement that the applicant has read CBJ 20.40; and

14 (5) A complete driving record covering the past ten years, provided by the State
15 of Alaska and any other jurisdiction as necessary.

16 (c) Approval. The administrator shall approve the application and issue a Class C
17 driver's permit if the administrator finds that the applicant:

18 (1) Is at least 18 years of age;

19 (2) Is able understand the English language;

20 (3) Meets the standards set forth in CBJ 20.40.220—20.40.230;

21 (4) Was not subject within the preceding two years to administrative sanctions
22 under this chapter which resulted in a permit revocation; and

23 (5) Has submitted a complete application, with appropriate fees.
24
25

1
2 (d) Issuance. Upon approval of an application for a Class C driver's permit, the
3 administrator shall issue to the applicant a permit, which shall bear the name,
4 address, age, signature, and photograph of the applicant. Such permit shall be in
5 effect from April 15 to October 15.

6
7 ~~(b)~~(e) In order to qualify for a Class C driver's permit, a driver shall not have had an
8 operator's license suspended more than once, or revoked at any time, within the
9 preceding three years

10 ARTICLE III. VEHICLE STANDARDS AND INSPECTIONS

11 20.40.300 Vehicle approval required.

12 (a) Application for year-round operations shall be submitted twice a year, in April and
13 October.

14
15 (b) Application for summer operation only shall be submitted in April of the year it
16 plans to operate.

17 (c) The administrator shall issue a commercial passenger vehicle approval to the
18 holder of the certificate to which the vehicle is registered upon satisfactory proof
19 that the vehicle meets the requirements of this section.

20
21 ~~(a)~~(d) No holder shall provide, or knowingly permit another to provide, commercial
22 passenger vehicle services with a vehicle that is not currently approved by the
23 administrator. This section .300 applies to vehicles operating under a Class A or
24 Class C endorsement, and to vehicles operating under a Class B endorsement which
25 are not subject to state regulation.

~~(b)~~(e) A vehicle approval shall be issued by the administrator to the holder of the certificate upon proof that the vehicle has been inspected by the police department and otherwise meets all requirements set forth in this chapter and in regulations issued pursuant to this chapter.

~~(e)~~(f) A vehicle shall be subject to unannounced inspection ~~(i)~~ if the administrator or any police officer has reasonable suspicion that the vehicle creates an imminent danger to the public, ~~or (ii) under a program set forth by regulation.~~

~~(d)~~(g) Violation of subsection (a) of this section is an infraction. Each day of operation is a separate offense.

20.40.310 Vehicle standards.

(a) ~~The Manager shall issue regulations establishing safety and operational standards for commercial passenger vehicles and commercial passenger vehicle businesses. All commercial passenger vehicles shall be maintained in conformity with the following standards, provided, however, that state regulated buses are exempt from all standards but (a)(1) and (a)(3):~~

(1) Safety standards. Each commercial passenger vehicle shall be maintained in safe working order and in conformity with local, state, and federal vehicle equipment requirements generally applicable to that type of vehicle. All factory installed safety devices must be adequately maintained.

(2) Operational standards.

(A) The interior shall be maintained free of litter, dust, noxious odors, and any substance that could stain the clothing of a passenger;

1
2 (B) The exterior shall be sufficiently clean so that the vehicle markings
3 can be read; and

4 (C) During periods of inclement weather, the requirements of this
5 subsection shall be relaxed as necessary to allow that amount of
6 snow, ice, water and road grime that could reasonably be expected to
7 accumulate in and on a vehicle in three days of normal use.

8
9 (3) Marking standards. Each commercial passenger vehicle, including state
10 regulated buses, shall be marked as required in this subsection:

11 (A) Generally. The marking system for all vehicles registered to a
12 certificate shall:

13 (i) Be designed and implemented on each side of the vehicle as to
14 ensure that it can be distinguished from that of any other
15 commercial passenger vehicle certificate at a distance of 300
16 feet; and

17 (ii) Include the company name and current working phone number on the
18 back of the vehicle in letters that are clearly readable and each letter
19 and number must be at least six inches high. (B) No markings shall
20 be on the vehicle except as authorized by this section and indicated in
21 the vehicle approval.

22 (C) Service endorsement markings.

23 (i) A Class A vehicle shall be equipped with a top light in the form
24 of a box illuminated from within showing the single word
25

"taxi" or the word "taxicab" or the word "cab" facing forward,
and which may show any other message in similar lettering on
the back of the sign. The top light shall be lit when the vehicle
is available for service and unlit when the vehicle is not
available for service. The taxi toplight must be clearly visible.

(ii) A Class B vehicle must at all times display a sign, in letters at
least six inches high, indicating which type of service it is
providing. If the vehicle is a 15-passenger van or smaller, signs
must be posted on both side body panels and the rear door
panel.

(4) Optional markings. In addition to the markings required by this section, a
commercial passenger vehicle may display:

(A) A description of the particular services provided by the vehicle in
letters no more than four inches high, not exceeding a total of 144
inches, and consistent with the vehicle's marking system. For
vehicles with a Class A or B endorsement, the markings shall be on
the same body panel as the service endorsement.

(B) Vehicles with a Class A or B endorsement may display signage,
whether or not related to the services provided by the vehicle, not to
exceed eight square feet in total. Such signage shall be attached to
the trunk, roof, or, in the case of a van or similar vehicle, the back
body panel. Signs may not obscure the driver's vision.

1
2 (C) Vehicles with a Class C endorsement may display signage, whether or
3 not related to the services provided by the vehicle, not to exceed three
4 square feet. Such signage shall be attached in a manner that does not
5 obscure the driver's vision or interfere with the safe operation of the
6 vehicle.

7
8 (5) Documentation standards. Each commercial passenger vehicle shall display
9 in the manner required by the conditions of any endorsement pursuant to
10 which the vehicle is operating:

11 (A) A certificate of insurance establishing that it is covered as required
12 by 20 CBJ 40.440;

13
14 (B) A copy of the certificate of public convenience and necessity under
15 which the vehicle is authorized and all other required documentation;
16 and

17 (C) A vehicle approval.

18
19 (6) Taximeter standards. A taximeter in a vehicle operated pursuant to a Class
20 A endorsement:

21 (A) Shall be engaged whenever the vehicle is operated for compensation.

22 (B) Shall be sealed, tested, and certified by the administrator under
23 standards adopted by the State of Alaska as part of the annual
24 taxicab certification.

25 (C) Shall be programmable to calculate at least two rates.

(D) Shall be fitted with non-resettable totalizers for all of the following values:

(i) The total distance traveled by the taxi;

(ii) The total distance traveled when hired;

(iii) The total number of hirings;

(iv) The total amount of money charged as extras;

(v) The total amount of money charged at standard rates;

(vi) The total amount of money charged at taxi tour rates.

(E) Shall be connected to the top light in such a manner as to ensure that the top light will be lit (on) when the taximeter is in the non-recording position and not lit (off) when the taximeter is in the recording position.

(7) Violation of standards listed in this section is an infraction. In addition, violation of subsection (a)(1), safety, or (a)(6), taximeter, shall warrant summary action pursuant to 20 CBJAC 40.250(a).

(b) No person may provide commercial passenger vehicle services in a vehicle which is in violation of the regulations promulgated under this section. Violation of this section is an infraction.

20.40.315 Vehicle Inspections

(a) Mechanical inspections. Prior to issuance of a vehicle approval of any commercial passenger vehicle under the provisions of this chapter, the vehicle shall be

1
2 thoroughly examined, inspected, and approved as safe by a mechanic certified by
3 the National Institute of Automotive Services Excellence or, by a certified inspector
4 authorized by the vehicle's manufacturer. This section does not apply to a bus
5 subject to and in compliance with commercial motor vehicle statutes and
6 regulations of the State of Alaska.

7
8 (b) Vehicle safety, cleanliness, and administrative compliance. Vehicles may be
9 inspected in any of the following circumstances:

10 (1) Biannual inspections. Prior to issuance of a vehicle approval in April and
11 annually in October, the administrator or the administrator's designee shall
12 inspect vehicles.

13
14 (A) Each commercial passenger vehicle shall be maintained in safe
15 working order and in conformity with local, state, and federal vehicle
16 requirements applicable to that type of vehicle.

17 (B) As applicable, the administrator may issue citations for equipment
18 violations under CBJ Title 72, which will allow the operator to correct
19 the violation, post bail, or appear in court (CBJ 72.04.007(a)).

20
21 (C) The vehicle shall not be used to provide commercial passenger
22 services if the vehicle has:

23 (i) A broken windshield that impairs driver vision (CBJ
24 72.04.225); or

25 (ii) Defective brakes (CBJ 72.04.205); or

1
2 (iii) Tires with unsatisfactory tread depth (CBJ 72.04.230); or

3 (iv) Other equipment or safety violations which provide reasonable
4 cause to believe the vehicle is unsafe.

5
6 (D) The administrator shall record the totalized values from the
7 taximeter as set forth in CBJ 20.40.310.

8 (2) Unannounced inspection program. Commercial passenger vehicles are
9 subject to unannounced safety inspections by the administrator or designee,
10 as follows:

11 (A) When the administrator or designee contacts the company owner or
12 driver of a vehicle on duty, the vehicle shall be brought to the Juneau
13 Police Department for inspection within two hours. If the vehicle to
14 be inspected is not on duty, it shall be scheduled for an inspection
15 within 24 hours with the administrator or designee.

16 (B) No more than four unannounced inspections may be conducted on
17 any one vehicle in a calendar year. Failed inspections shall not be
18 counted toward this total.

19 (C) Unannounced inspections shall be conducted using the same form
20 and method as biannual inspections.

21 (D) Unannounced inspections do not replace required biannual
22 inspections.
23
24
25

(c) Suspension of approval. A vehicle approval may be suspended by the manager or manager designee based on the results of an inspection conducted pursuant to this section if the inspection establishes a violation of safety standards established by section CBJ 20.40.315.

20.40.320 Radar detectors, radio scanners, excess passengers prohibited.

- (a) It shall be unlawful for any person to provide commercial passenger vehicle services in a vehicle equipped with any device, passive or active, to detect or purposefully interfere with any radar, laser, or other device employed by law enforcement personnel to measure the speed of motor vehicles for law enforcement purposes.
- (b) It shall be unlawful for any person to provide commercial passenger vehicle services in a vehicle carrying more than the maximum passenger capacity specified by the administrator for that vehicle. Each excess passenger is a separate offense.
- (c) It shall be unlawful for the driver of a taxicab or the holder of a certificate endorsed for taxi service to provide services in a vehicle equipped with a device capable of monitoring the radio communications of another holder or the City and Borough police department. This subsection shall not apply to a taxicab vehicle not in service and lawfully marked as such.
- (d) Violation of this section is an infraction.

20.40.330 Reserved.

20.40.340 Reserved.

ARTICLE IV. CERTIFICATES AND ENDORSEMENTS

20.40.400 Certificate of public convenience and necessity required.

- 1
- 2 (a) It is unlawful for any person to provide or attempt to provide commercial passenger
- 3 vehicle services, or knowingly permit another to do so, except under the authority of
- 4 a current certificate of public convenience and necessity issued by the City and
- 5 Borough.
- 6
- 7 (b) The administrator shall issue certificates of public convenience and necessity. Each
- 8 certificate shall be endorsed for Class A, Class B, or Class C.
- 9 (c) Applications.
- 10 (1) Class A and B. An application to renew a current certificate for continuous
- 11 operation shall be submitted between December 1 and January 31 and shall
- 12 become effective on March 15.
- 13
- 14 (2) Class C. An application to renew a current certificate shall be submitted by
- 15 March 15 and shall become effective April 15.
- 16 (d) Term.
- 17 (1) Class A and B. Certificates with an effective date of March 15 shall be valid
- 18 for one year. Any certificate with an effective date after March 15, and any
- 19 endorsement thereto, shall be valid only until the following March 14.
- 20
- 21 (2) Class C. Certificates shall be valid only from April 15 to October 15.
- 22 (e) Records. Holders shall designate and maintain a single depository for all records
- 23 required by this chapter and shall make such records available for inspection
- 24 during normal business hours.
- 25

(f) Amendment to conditions of endorsement. Certificate holder shall notify the administrator in writing of changes in driver registration, vehicle registration, route, or stops.

(g) Late applications will be subject to a late fee and may take up to 30 days to process.

~~(b)~~(h) Violation of this section is an infraction; each vehicle, each day, shall be a separate offense.

20.40.410 Registration of drivers and vehicles.

- (a) Each certificate shall identify the drivers and vehicles registered to that certificate.
- (b) No holder shall provide, or knowingly permit another to provide, commercial passenger vehicle services with a driver or vehicle that is not registered to a certificate issued to that holder. Violation of this subsection is an infraction.
- (c) The holder of a certificate shall report to the administrator any violation of this chapter, or regulations adopted pursuant to this chapter, by a driver registered to the certificate. The holder shall be responsible under this standard regardless of the legal or contractual relationship between the holder and any other person conducting the commercial passenger vehicle business, and regardless of whether the holder reported all violations.

20.40.420 Reserved.

20.40.430 Endorsements.

Each certificate of public convenience and necessity shall be endorsed for one or more of the types of service set out in this section. The endorsement shall set forth conditions. ~~Further conditions may be established by regulation.~~ An endorsement shall identify whether the service is Class A, Class B, or Class C. Each vehicle registered to a certificate of public convenience and

1
2 necessity shall carry a copy of the certificate, endorsements, and all current approved conditions
3 and the driver shall make them available to any passenger, peace officer, or the administrator
4 upon demand.

5
6 (a) *Class A endorsement.*

7 (1) *Purpose.* The Class A endorsement is for taxis and shall authorize unlimited
8 services for the purpose of providing readily available transportation
9 throughout the City and Borough 24 hours per day, seven days per week at a
10 standard rate for passenger directed, dispatched services. A certificate
11 endorsed for Class A service may not be endorsed for any other service
12 unless authorized by the manager or designee.

13 (2) *Conditions.* The endorsement shall be subject to the conditions that it
14 charges by taximeter or by the hour, in either case at a standard fare
15 established by the manager ~~regulation~~ and that the service be available to
16 provide transportation throughout the roaded service area to the general
17 public 24 hours a day, 365 days a year.

18 (3) *Method of establishing fares.* The manager ~~Manager~~ shall ~~by regulation~~
19 establish a standard taximeter fare and a standard hourly fare to be charged
20 by all taxis operating in the City and Borough after considering the following
21 factors:

22 (A) The public need for readily available taxi service at a reasonable cost,
23 in safe vehicles, by skilled and experienced drivers, providing revenue
24 sufficient to cover all operating expenses including depreciation,
25 rents, license fees and taxes.

1
2 (B) *CPI adjustment.* For each calendar year after 2024, the fee assessed
3 in this section will be equal to the previous fiscal year's fee, adjusted
4 by the Consumer Price Index - Urban Alaska (CPI) as reported by the
5 Alaska Department of Labor and Workforce Development for the
6 calendar year preceding April of each year. The manager may take
7 action to keep the fee the same as the previous year or increase the
8 fee in an amount less than the CPI adjustment.

9
10 (4) *Taxicab passengers shall be charged only at the rates specified in this*
11 section.

12 (A) *Flag drop.* \$4.00 shall be the initial starting fare to be charged for all
13 taxicab services except for charter or battery jump services. No
14 mileage, waiting time, or other charges are included in the charge for
15 flag drop.

16
17 (B) *Mileage rate.* The rate of \$0.25 for each one-tenth mile shall be
18 charged and measured by taximeter.

19 (C) *Waiting time.* The rate of \$0.75 for each minute of waiting time shall
20 be measured by the taximeter and charged to the customer. Waiting
21 time shall be charged when stopped and during traffic delays. Time
22 and mileage shall be charged alternately and not concurrently.

23
24 (D) *Taxi tour rate.* The rate of \$70.00 per hour shall be charged to a
25 passenger for the reservation of the services of the vehicle. The
minimum charge for a taxi tour is \$35.00 for up to one half-hour of

1
2 service. For taxi tour service in excess of the minimum half-hour
3 charge, the time may be calculated in ten-minute increments for
4 which the charge is \$12.00. No other units of time or charges are
5 allowed.

6
7 (E) Extra adult passenger. A charge of \$0.50 shall be added to the fare for
8 each passenger over the age of 12 years and each bag in excess of two
9 per passenger. This charge does not apply if there is only one
10 passenger over the age of 12 years. This charge does not apply to the
11 taxi tour rate.

12
13 (F) Delivery charge. A charge of \$3.00 shall be added to the mileage rate
14 for transport and delivery of items without a passenger. This does not
15 apply to the taxi tour rate.

16
17 (G) Battery jump. The rate for providing an electrical boost to the battery
18 of another vehicle shall be a charge of \$20.00.

19
20 (H) Cleaning fee. The rate for cleaning of taxi made necessary by any
21 passenger shall be a charge of \$100.00.

22 (5) Every taxicab operated under the provisions of this chapter shall be
23 equipped with a rate card provided by the city, setting forth the schedule of
24 fares and charges. The rate card shall be posted inside the vehicle in a
25 location visible to passengers.

(6) Taxis shall be limited to vehicles designed to carry no more than fourteen
passengers including the driver.

(7) The holder of a certificate endorsed for Class A service shall maintain one central place of business owned or leased by the holder and operated by the holder at which all business records shall be available for inspection, and from which all of the holder's taxis and no other taxis shall be dispatched. The central place of business is not required by these regulations to be available for walk-in service to the public.

(8) A wheelchair accessible vehicle registered to a certificate endorsed for taxi service shall entitle the holder to a waiver of the registration fees for that vehicle, and to a ten percent reduction in the Class A endorsement fee. Except for reasonable time for maintenance, not to exceed 30 days annually, the vehicle must be one of the three vehicles available for Class A service to qualify for the reduction in fees.

~~(4)~~ (9) *Infractions.* It shall be an infraction for a person driving a commercial passenger vehicle pursuant to a Class A endorsement to charge, or to knowingly permit another to charge, for such services in an amount other than that established by the manager ~~Manager~~.

(b) *Class B endorsement.*

(1) *Purpose.* The Class B endorsement includes commercial passenger vehicles, other than taxis, providing tours, limousine services, and similar services.

(2) *Conditions.* ~~The service shall be subject to conditions established by regulation specifying stops, routes, forms of passenger pickup, or other limitations.~~ Class B endorsement shall authorize operation of one or more commercial passenger vehicles subject to the following conditions:

(A) A Class B vehicle may be endorsed as a tour, shuttle, or limousine.

This provision does not apply to vehicles owned, operated, or contracted by a cruise line or airline when transporting the cruise line's or airline's own passengers.

(B) Operators of Class B vehicles operating as shuttles shall:

(i) Submit a map of their current route to the administrator.

(ii) Carry and follow the map submitted under (a)(2)(A) of this section.

(iii) Not stop for passengers at any location not depicted as a stop on the map submitted under (a)(2)(A) of this section. For the purposes of the route map, loading zones serving cruise ship docks in the downtown area shall be considered one stop.

(iv) Not stop in the downtown area except for posted CPV stops.

(v) Post rates in plain view of the customer in letters no less than one-half-inch high.

(3) *Infractions.* It shall be an infraction for a driver operating pursuant to a Class B endorsement to stop a vehicle to pick up or discharge a passenger at a place not authorized by the endorsement.

(c) *Class C endorsement.*

(1) *Purpose.* The Class C endorsement is for human-powered vehicles.

(2) *Conditions.* The services shall be subject to the following conditions established by ~~regulation~~ specifying stops, routes, forms of passenger pickup, or other limitations:-

(A) Operation of Class C vehicles shall be limited to daylight hours. Class C vehicles are restricted to the downtown area, from the intersection of 10th Street and Egan Drive to Mill Street, excluding Egan Drive from Glacier Avenue to 10th Street.

(B) Operators of Class C vehicles may not stop for passengers at any location that obstructs traffic or causes a safety hazard to passengers or others.

(C) Operation of a Class C vehicle is prohibited between October 16 and April 14.

(3) *Infractions.* It shall be an infraction for a driver operating pursuant to a Class C endorsement to stop a vehicle to pick up or discharge a passenger at a place not authorized by the endorsement.

(d) Operating a commercial passenger vehicle or knowingly permitting another to operate a commercial passenger vehicle, in violation of its endorsement, or conditions of its endorsement, is an infraction.

20.40.440 Insurance.

A holder, vehicle owner, or driver shall provide commercial passenger vehicle services only in a vehicle covered by one or more liability insurance policies in amounts and for risks

1
2 established by the manager by regulation set forth below. Violation of this section is a Class A
3 misdemeanor and cause for suspension or revocation of a permit issued under this chapter.

4 (a) Commercial general liability for Class A and B vehicles. No certificate of public
5 convenience and necessity shall be issued or continued in operation unless there is
6 in full force and effect automobile insurance policies issued by one or more
7 insurance companies licensed to do business in the state of Alaska and covering all
8 motorized vehicles authorized under the certificate. The policy shall provide
9 coverage for each motorized vehicle authorized in the amount as required by the
10 manager. This insurance policy is to contain, or be endorsed to contain, additional
11 insured status for the City and Borough, its officers, officials, employees, and
12 volunteers.

13
14 (b) Commercial general liability insurance for Class C vehicles. The holder must
15 maintain commercial general liability insurance in an amount it deems reasonably
16 sufficient to cover any suit that may be brought against the operator and in the
17 amount as required by the manager. This insurance policy is to contain, or be
18 endorsed to contain, additional insured status for the City and Borough, its officers,
19 officials, employees, and volunteers.

20
21 (c) Each policy shall contain a clause that it may not be canceled or terminated or
22 allowed to expire by insurer without 30 days' notice to the City and Borough. A
23 certificate showing issuance of the policy and containing statements as to coverage
24 and cancellation shall be filed annually with the administrator.
25

(d) The administrator may allow the holder to file individual liability insurance policies for each vehicle registered to the certificate. If the owner of a vehicle registered to a certificate is not the holder, the owner may purchase the policy. It is the responsibility of the holder to have at all times on file with the administrator the individual certificates of insurance.

(e) Violation of this section is a Class A misdemeanor and cause for suspension or revocation of a permit issued under this chapter

20.40.450 City and Borough taxes and issuance.

(a) An application may be denied, or a permit may be suspended or revoked, if the applicant is delinquent in any City and Borough fee levied under this chapter, sales or business personal property tax, penalty, or interest. In addition, an application may be denied, or a permit may be suspended or revoked, for an entity in which the applicant, as an owner, operator, permittee, director, shareholder, officer, partner, manager, assignor, seller, or transferor of any business, which required a certificate of public convenience and necessity, regardless of its form of legal entity, is delinquent in the payment of any City and Borough fee levied under this chapter, sales or business personal property tax, penalty, or interest pursuant to CBJ 20.40.170 (b)—(e).

(b) An application shall not be denied nor a permit be suspended or revoked under subsection (a) if the applicant or permit holder has entered into a confession of judgement for the unpaid fee, tax, penalty, or interest, and remains in compliance with the terms of the associated stipulation.

- 1
- 2 (c) A holder is responsible to collect and remit the City and Borough sales taxes for
- 3 compensation paid for commercial passenger vehicle services that are set forth in
- 4 this section provided under the holder's certificate. ~~The Manager shall prescribe~~
- 5 ~~Tax record keeping requirements by regulation.~~
- 6
- 7 (d) Certificate holder with Class A endorsement. Holder shall maintain and preserve
- 8 supporting records as are necessary to determine the correct amount of tax liability
- 9 for which the holder is liable under CBJ 69.05 and 69.10. Supporting records
- 10 include daily taximeter activity logs on forms provided by the administrator
- 11 submitted by each driver. In addition, the records must include an accounting for
- 12 each taximeter reading at the beginning of the first day of each month.
- 13
- 14 (1) Holder shall require a driver permitted to operate under the holder's
- 15 certificate to:
- 16 (A) Submit a taximeter activity log report to the holder that includes the
- 17 beginning and ending readings from each shift of the taximeters for
- 18 all of the following non-resettable totalized values:
- 19 (i) Total distance traveled by the taxi;
- 20 (ii) Total distance traveled when hired; and
- 21 (iii) Total amount charged.
- 22
- 23 (B) Calculate the sales tax collected for each shift.
- 24 (C) Surrender the sales tax collected to the permit holder at the end of
- 25 each shift.
- (2) Holder shall:

- 1
- 2 (A) Verify the taximeter reading and the accuracy of the driver's tax
- 3 calculation.
- 4
- 5 (B) Collect the sales tax at the end of each shift from each driver.
- 6
- 7 (C) Accumulate the total sales on the Permit Holder Taximeter Activity
- 8 Report Form provided by the administrator, calculate the net taxable
- 9 sales and sales tax due and remit the sales tax as required in CBJ
- 10 69.05.070.
- 11
- 12 (3) Subsection (a) may be waived or partially waived by the CPV administrator
- 13 upon demonstration by the certificate holder of tax accounting procedures
- 14 adequate to satisfy the requirements of the City and Borough of Juneau
- 15 sales tax code as determined by the sales tax administrator.
- 16
- 17 (e) Certificate holder with Class B or Class C endorsement. Holder shall maintain and
- 18 preserve supporting records as are necessary to determine the correct amount of tax
- 19 liability for which the holder is liable under CBJ 69.05 and 69.10 on forms approved
- 20 by the sales tax administrator.
- 21
- 22 (f) Issuance. The CPV administrator shall issue the certificate upon a finding that:
- 23
- 24 (1) All vehicles registered to the certificate are the subject of a current vehicle
- 25 approval, if required;
- (2) All drivers registered to the certificate are in possession of a current
- professional drivers' permit or commercial drivers' license, as required.
- (3) Required insurance policies are in place;

(4) All fees have been paid; and

(5) All other requirements of this chapter have been satisfied.

ARTICLE V. MISCELLANEOUS PROVISIONS

20.40.500 Intercepting service call.

It shall be unlawful for any person to provide commercial passenger vehicle services in response to a request unless the request was directed to that person. Violation of this section is an infraction.

20.40.510 Application of traffic laws.

In the event of a conflict between the provisions of this chapter and other traffic laws, this chapter shall control.

20.40.520 Official traffic control devices.

The manager may install signs or other official traffic control devices which limit stopping, standing, parking, or other operations by commercial passenger vehicles. **Section 3**

CBJAC 20.40 Commercial Passenger Vehicles Regulations is hereby repealed in its entirety. **Section 4. Effective Date.** This ordinance shall be effective 30 days after its adoption.

Adopted this _____ day of _____, 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by: the Manager
Introduced: 5/19/2025
Drafted by: Law Department

ORDINANCE OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 2025-06

An Ordinance Amending the City and Borough Code Relating to Criminal Offenses and Penalties.

BE IT ENACTED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. Classification. This ordinance is of a general and permanent nature and shall become a part of the City and Borough of Juneau Municipal Code.

Section 2. Amendment of Chapter. CBJ 42.10 Offense Against Persons, is amended to add subsection 42.10.015:

42.10.015 Assault in the presence of a child.

(a) A person commits the crime of assault in the presence of a child, if the person commits an assault under CBJC 42.10.010 and the assault is a crime involving domestic violence, as defined in AS 18.66.990, with reckless disregard that, at the time of the assault, a child under 18 years of age is present in the dwelling, vehicle, or location where the assault occurs.

(b) In this section,

(1) "dwelling" is defined in AS 11.81.900, but does not include another unit in multi-unit housing;

(2) "present" means physically present or within sight or hearing of the assault.

(c) Assault in the presence of a child is a class A misdemeanor.

Section 3. Effective Date. This ordinance shall be effective 30 days after its adoption.

Adopted this _____ day of _____, 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by: The Manager
Presented: 5/19/2025
Drafted by: Law Department

ORDINANCE OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 2025-10

An Ordinance Amending the Alcoholic Beverages Code Relating to the Purchase, Sale, Possession, or Consumption of Alcoholic Beverages.

WHEREAS, effective January 1, 2024, Senate Bill 9 (2022) reclassified many misdemeanor alcohol offenses in Title 4 of the Alaska Statutes as violations instead of misdemeanors and has authorized maximum monetary fines for certain infractions so that they can be disposed of without a court appearance; and

WHEREAS, the City and Borough of Juneau (CBJ) relevant chapter of code contains several sections that must be amended or repealed to be consistent with the new Title 4 Amendments and maximum monetary fine schedule; and

WHEREAS, the State of Alaska Department of Law prosecutes all offenses for those under the age of 18; and

WHEREAS, the Juneau Police Department issues infractions for minors consuming alcohol under the State of Alaska statutes rather than the CBJ's significantly outdated minor consuming code section, as the State is well-equipped and experienced at handling offenses involving minors.

BE IT ENACTED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. Classification. This ordinance is of a general and permanent nature and shall become a part of the City and Borough of Juneau Municipal Code.

Section 2. Amendment of Chapter. Chapter 20.25, Alcoholic beverages, is amended to read:

...

20.25.030 Sale to intoxicated persons.

(a) It is unlawful to give, barter or sell any intoxicating liquor, as defined in this chapter, to any intoxicated person; and, it is unlawful for any licensee or licensee's employee to permit the giving, selling, bartering or drinking of any intoxicating liquor within the premises covered by any license to any intoxicated person; nor shall the licensee permit the drinking of any intoxicating liquor by any person upon the premises covered by his or her license unless the same is permitted under the classification of his or her license.

(b) For the purposes of this title "intoxicated person" means a person whose physical or mental conduct is substantially impaired as a result of the introduction of an alcoholic beverage into his or her body and who exhibits those plain and easily observed or discovered outward manifestations of behavior commonly known to be produced by the over consumption of alcoholic beverages.

(c) A person who violates this section is guilty of an infraction of up to \$500.00.

20.25.040 Licensed premises; entry of minors prohibited.

...

~~State Law reference—Access of underage person to licensed premises, AS 04.16.049.~~

20.25.050 Repealed and Reserved. ~~Purchase by minors.~~

~~(a) It is unlawful for any person under the age of 21 years to solicit the purchase of or in any other way to attempt to purchase or otherwise secure any intoxicating liquor, as herein defined.~~

1
2 ~~(b) — It is unlawful for any person to influence or attempt to influence the sale, giving, or~~
3 ~~serving of intoxicating liquor, including beer and wine, to a person under 21 years of age,~~
4 ~~by misrepresenting the age of the person, or to order, request, receive, or procure any~~
5 ~~licensee, employee, or other person, for the purpose of selling, giving, or serving the same~~
6 ~~to a person under 21 years of age.~~

7
8 ~~(c) — It is unlawful for any person under the age of 21 years to enter any premises licensed to~~
9 ~~sell intoxicating liquor and to offer or present to any licensee, or licensee's employee, a~~
10 ~~fraudulent or false certificate of birth or other written evidence of age, which is not~~
11 ~~actually the person's own, or who shall otherwise misrepresent his or her age, for the~~
12 ~~purpose of inducing the licensee or employee to sell, give, barter, serve, or furnish~~
13 ~~intoxicating liquor.~~

14
15 ~~(d) — Any licensee or licensee's employee who questions, or has reason to question, whether a~~
16 ~~person entering upon licensed premises, or ordering, purchasing, attempting to purchase,~~
17 ~~or otherwise procure or attempt to procure the serving or delivery of intoxicating liquor,~~
18 ~~has attained the age of 21 years, shall require the person to sign a statement that the~~
19 ~~person is over the age of 21 years. If a licensee, or employee, in good faith, secures a~~
20 ~~signed statement, he or she shall not be subject to prosecution under this chapter for~~
21 ~~violations pertaining to serving liquor to minors.~~

22
23 ~~(e) — Any licensee or licensee's employee who permits to remain upon licensed premises where~~
24 ~~intoxicating liquors are sold any person under the age of 21 years not in the company of~~
25 ~~that person's parent or legal guardian or spouse who has attained the age of 21 years, or~~
~~sells, gives, or serves intoxicating liquor to any person under the age of 21 years, without~~

~~having procured the signature of the person upon a statement as herein provided, or who
sells, gives, or serves intoxicating liquor to or permits the person to remain on licensed
premises where intoxicating liquor is sold, is guilty of a misdemeanor.~~

~~(JCC § 5-8-5; Serial No. 84-32, § 3, 1984)~~

~~State Law reference—Purchase by or delivery to person under 21, AS 04.16.060.~~

**20.25.055 Repealed and Reserved. ~~Possession or consumption of alcoholic
beverages by minors.~~**

~~(a) — A person under the age of 21 years may not knowingly consume, possess or
control alcoholic beverages except those beverages furnished:~~

~~(1) — By a parent to the parent's child, by a guardian to the guardian's ward or
by a person to the legal spouse of that person if the furnishing occurs off
licensed premises; or~~

~~(2) — By a licensed physician or nurse to a patient in the course of administering
medical treatment.~~

~~(b) — For purposes of this section:~~

~~(1) — A person shall be considered to be consuming or to be in possession of an
alcoholic beverage during the entire time that alcohol is present in any
amount within that person's body; and~~

~~(2) — It shall be prima facie evidence that alcohol is present in the body of any
person who exhibits those plain and easily observed or discovered outward~~

~~manifestations of behavior commonly known to be produced by the
consumption of alcohol.~~

~~(c) Upon finding that a juvenile is delinquent for violation of this section, the court
may, after complying with the requirements of AS 47.10, order the minor
committed to the state department of health and social services which may, to the
extent permitted by AS 47.10, detain the minor in a juvenile facility for not more
than 90 days. In addition to or in lieu of such detention the court may impose such
other probation, supervision, restitution, placement, or other commitment as
permitted by AS 47.10.~~

~~(Serial No. 93-38, § 2, 1993)~~

~~State Law reference~~ Similar provisions, AS 04.16.050.

20.25.057 Keg registration.

...

(d) *Offenses.*

- (1) It is unlawful for any package store licensee, agent, or employee to sell or
offer for sale kegs or other containers containing four gallons or more of
alcoholic beverages to consumers who are not licensed under AS 04.16, if
the kegs or containers are not identified in compliance with this chapter. A
person who violates (d)(1) is guilty of an infraction of up to \$250.00.
- (2) It is unlawful for any person who is not licensed under AS 04.16, to
possess, or be in control of a keg or other container containing four gallons
or more of alcoholic beverages which is not identified in compliance with

1
2 this chapter. A person who violates (d)(2) is guilty of an infraction of
3 \$100.00.

4 (e) *Penalties.* Except as provided in AS 04.16.051 or in its section, a violation of any
5 provision of this chapter is a Class A misdemeanor.
6

7 ...

8 **20.25.080 Public possession and consumption of intoxicating liquor.**
9

10 ...

11 (e) A person who violates this section is guilty of an infraction.
12 ...

13 **20.25.110 Hours of sale.**

14 It is unlawful for any beverage dispensary, restaurant cafe, beer parlor, package liquor
15 store, or other place licensed by the state to sell, dispense or serve intoxicating beverages,
16 situated within the City and Borough, where intoxicating liquors of any kind whatsoever are
17 sold or kept for sale or to be served or consumed on the premises, to sell, offer for sale, or permit
18 to be sold, or delivered or served for consumption on the premises, any intoxicating liquors as
19 defined in section 20.25.010, at any other times than between the lawful opening and closing
20 times which are established as follows:
21

22 ...

23 (3) A brewery, winery, or distillery retail licensee or an agent or employee of a
24 brewery, winery, or distillery retail licensee may not permit a person to
25 enter or remain on and a person may not enter or remain on a premises

licensed under this title between the hours of 9:30 p.m. and 9:00 a.m. each day, unless the person is:

(a) On the premises to conduct business with the licensee, agent, or employee, and the licensee, agent, or employee is in compliance with (a) and (b) of this section;

(b) An employee of the licensee who is on the premises to prepare for the next day's business; or

(c) Performing maintenance or improvements authorized by the licensee.

(4) A person who violates this section is guilty of an infraction of up to \$250.00.

...

20.25.140 Criminal liability.

Any person violating the provisions of this chapter is guilty of a Class B misdemeanor except ~~that~~, as provided for in the pertaining section.

~~(a) A violation of section 20.25.030, sale to intoxicated persons, is a Class A misdemeanor; and~~

~~(b) A violation of section 20.25.080, public possession and consumption of intoxicating liquor, is an infraction.~~

(Serial No. 85-56, § 7, 1985)

State Law reference— Penalties for violation of alcoholic beverage laws, AS 04.16.180.

Section 3. Amendment of Section. CBJC 03.30.058 Alcoholic beverage control fine schedule, is amended to read:

03.30.058 Alcoholic beverage control fine schedule.

Pursuant to sections 03.30.010—03.30.015 of this chapter, those of the following alcoholic beverage control offenses which are amenable to disposition without court appearance may be disposed of upon payment of the fines listed to the municipal clerk of the court. If a person charged with one of these offenses appears in court and is found guilty, the penalty imposed for the offense may not exceed the fine amount for that offense listed in the following schedule:

ALCOHOLIC BEVERAGE CONTROL FINE SCHEDULE

CBJ	Offense	No. of Offenses	Fine
<u>20.25.030</u>	<u>Sale to intoxicated persons</u>	<u>Any</u>	<u>Up to \$500.00</u>
20.25.057(d)(3)	<u>Keg registration</u> Failure to return keg	<u>Any 1st</u>	\$100.00
		2nd within 3 years	200.00
		3rd and subsequent within 3 years	*MCA
20.25.080	Public possession and consumption	1st	<u>\$25.00</u>
		2nd within one year	<u>\$50.00</u>
		3rd & subseq. within one year	<u>MCA \$75.00</u>
<u>20.25.110</u>	<u>Hours of sale</u>	<u>Any</u>	<u>Up to \$250.00</u>
All other	All other	Any	MCA

...

Section 4. Effective Date. This ordinance shall be effective 30 days after its adoption.

Adopted this _____ day of _____, 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by: The Manager
Presented: 05/19/2025
Drafted by: Law Department

ORDINANCE OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 2025-16

**An Ordinance Amending the City and Borough Code Relating to the
Historic Resources Advisory Committee.**

BE IT ENACTED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. Classification. This ordinance is of a general and permanent nature and shall become a part of the City and Borough of Juneau Municipal Code.

Section 2. Amendment of Section. CBJC 19.01.202, Definitions, is amended as follows:

19.01.202 Definitions.

Unless a different meaning is clearly intended, the following words and phrases shall have the meanings ascribed below whenever used in this title and shall supersede definitions of such words or phrases set forth in any technical code adopted under this title:

Historic building means a structure which has been placed on or nominated for placement on the National Register of Historic Places; a contributing property within a designated historic district which has been placed on or nominated for placement on the National Register of Historic Places; a contributing property within a designated historic district which has been recognized by the state or the City and Borough; a property which has been declared architecturally significant by City and Borough historic building surveys; a property which possesses characteristics of nationally or locally recognized historic styles of architecture as

determined by the historic district advisory committee; or a locally designated or recognized historically significant structure.

Section 3. Amendment of Section. CBJC 49.10.410, Historic resources advisory committee, is amended as follows.

49.10.410 Historic resources advisory committee.

- (a) *Establishment.* There is established the Juneau historic resources advisory committee.
- (b) *Membership.* The committee shall consist of seven ~~nine~~ members appointed by the assembly. Members shall be appointed for a term of three years. The assembly shall invite applications for membership from archaeologists, historians, architects, people knowledgeable in the customs and language of the Tlingit and Haida people, and owners of locally recognized historic property, ~~people familiar with the operations and issues relating to the city museum, teachers,~~ and the general public.
- (c) *Officers.* The committee shall select its own officers.
- (d) *Meetings.* The committee shall meet on an as needed basis and at least four times annually ~~monthly~~.
- (e) *Staffing.* The community development ~~and library~~ departments ~~shall~~ may provide ~~such~~ staff support ~~and assistance as to~~ the committee at the director's ~~may require discretion~~ to the extent that capacity allows ~~funds are available~~. Community

development will maintain a system for HRAC for periodic and on-demand review sessions, ensuring that reviews and recommendations are made promptly.

(f) *Duties.* HRAC is an advisory, as-need committee. The duties of the committee ~~shall~~ include:

- (1) ~~Reviewing~~ and ~~making~~ recommendations about local projects that might affect properties identified in the local historic preservation plan;
- (2) ~~Reviewing~~ and ~~developing~~ nominations to the National Register of Historic Places for properties within the City and Borough;
- (3) Engage with property owners in the historic district, encourage participation in preservation activities, facilitate educational opportunities, and provide resources and guidance on best practices for maintaining historical integrity
- (4) Provide an annual report to the Assembly on its activities, including updates on the outreach to property owners in the historic district, preservation education opportunities offered, nominations made to the National Register of Historic Places, and projects reviewed.

- ~~(3)(5)~~ Cooperating and consulting with the assembly, the historic district commission, the community development department and the state historic commission on matters concerning historical districts and historic, prehistoric and archaeological preservation in the City and Borough;
- ~~(4)~~ ~~Reviewing and making recommendations about the collections, exhibitions, educational programs, long range plans, and other pertinent activities of the Juneau Douglas City Museum;~~

~~(5) Cooperating and consulting with the library department on matters concerning the Juneau Douglas City Museum; and~~

~~(6) Performing other actions which are necessary and proper to carry out the above duties.~~

Section 4. Amendment of Section. CBJC 69.10.005, Definitions, is amended as follows:

69.10.005 Definitions.

The following words, terms and phrases, when used in this chapter or in an applicable state statute, shall have the meanings ascribed to them in this section, except where the context clearly indicates a different meaning or they are, for the purpose of property taxation, defined differently in applicable law:

Historic property means a structure which has been placed on or nominated for placement on the National Register of Historic Places; a contributing property within a designated historic district which has been placed on or nominated for placement on the National Register of Historic Places; a contributing property within a designated historic district which has been recognized by the state or the City and Borough; a property which has been declared architecturally significant by City and Borough historic building surveys; a property which possesses characteristics of nationally or locally recognized historic styles of architecture as determined by the City and Borough historic district advisory committee; or a locally designated or recognized historically significant structure.

Section 5. Amendment of Section. CBJC 69.10.025, Repair and rehabilitation exemption qualification, is amended as follows:

69.10.025 Repair and rehabilitation exemption qualification.

(a) An exemption under subsection 69.10.020(6) or subsection 69.10.020(8) shall be in an amount equal to the value of qualifying work as defined and computed in accordance with this section. The exemptions shall be granted only if an application for the exemption is filed with the building official prior to final completion of the work permitted by an applicable building permit and the building official certifies that the work has been completed in accordance with applicable building codes. Applications for an exemption under subsection 69.10.020(6) shall be reviewed by the community development ~~department~~ director for determination as to whether the property is "historic property" as defined in subsection 69.10.005. The decision of the community development ~~department~~ director may be appealed to the planning commission. ~~The commission shall refer the matter to the historic district advisory committee for review and a recommendation before hearing the appeal.~~

Section 6. Repeal of Resolution. Resolution Serial No. 1195, a resolution repealing and reenacting Resolution Serial No. 527 relating to the establishment of the Juneau Historic District Advisory Committee and the designation of the Assembly as the Juneau Historic District Commission, is repealed in its entirety and the Committee is dissolved.

Section 6. Effective Date. This ordinance shall be effective 30 days after its adoption.

Adopted this _____ day of _____, 2025.

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25

Attest:

Beth A. Weldon, Mayor

Elizabeth J. McEwen, Municipal Clerk

Presented by: The Manager
Presented: 04/28/2025
Drafted by: Law Department

ORDINANCE OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 2025-17

An Ordinance Amending the City and Borough Code Relating to Quasi-Judicial and Appeal Review Boards.

BE IT ENACTED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. Classification. This ordinance is of a general and permanent nature and shall become a part of the City and Borough of Juneau Municipal Code.

Section 2. Amendment of Chapter. Chapter 01.50, Administrative appeal procedures, is amended by adding the following section:

01.50.270 Hearing officer(s).

In the event of an appeal, a group of three hearing officers will be randomly selected to hear the appeal. Should any one of the persons selected not be available, the clerks will randomly select the next name, until a panel of three hearing officers are available.

(a) If a hearing officer is needed to review decisions made under Title 19, Title 53, or Title 69, a list of available hearing officers will be established by the manager. Members of the Bidding Review Board, Sales Tax Board of Appeals, Building Code Advisory Committee, and Building Code Board of Appeals will be offered a position as a hearing officer as part of the repeal of these boards. To the extent feasible, hearing officers will have experience in the legal, financial, land use, fire, or building code fields. Hearing officers will be appointed for a period of three years. If no hearing officer is available, the manager may seek an outside appointment.

(b) The hearing officer may:

- (1) Hold prehearing conferences to settle, simplify, or identify the issues in a proceeding, or to consider other matters that may aid in the expeditious disposition of the proceeding;
 - (2) Require parties to state their positions concerning the various issues in the proceeding;
 - (3) Require parties to produce for examination those relevant witnesses and documents under their control;
 - (4) Rule on motions and other procedural matters;
 - (5) Regulate the course of the hearing and conduct of the participants;
 - (6) Establish time limits for submission of motions or memoranda;
 - (7) Impose appropriate sanctions against a person who fails to obey an order of the manager, including:
 - (A) Prohibiting the person from asserting or opposing designated claims or defenses or introducing designated matters into evidence;
 - (B) Excluding all testimony of an unresponsive or evasive witness; and
 - (C) Excluding a person from further participation in the hearing.
 - (8) Take official notice of a material fact not appearing in evidence, if the fact is among the traditional matters subject to judicial notice;
 - (9) Administer oaths or affirmations.
- (c) A transcribed record of the hearing shall be made available at cost to a party that requests it.
- (d) The hearing officer shall recommend a decision to the manager based on the evidence presented. The recommendation must include findings of fact and conclusions of law.
- (e) The manager may remand the matter to the hearing officer if additional findings are necessary.

(f) The manager shall release the final decision after the hearing or upon failure of the person to timely request a hearing. The decision shall be issued within 20 days of the hearing, unless otherwise noted in code. A decision takes effect immediately.

(g) A final decision may be appealed to the Assembly as designated in code or superior court in accordance with the Alaska Rules of Appellate Procedure.

Section 3. Amendment of Chapter. Chapter 19.02, Board of appeals, is amended as follows:

~~19.02.010.1~~ Created; membership.

~~In order to determine the appropriateness of orders, decisions and determinations made by the building official or fire chief concerning the application and interpretation of the codes, there is created a board of appeals consisting of seven members. Members shall be appointed by the assembly on the basis of their general building construction expertise. General building construction expertise may include, but is not limited to, knowledge, experience, or training relating to building construction, plumbing, mechanical, electrical, property maintenance, fire safety or other similar fields. Members of the board of appeals shall be appointed by the assembly for three year staggered terms. The board of appeals shall elect from its membership a chair and a vice chair and shall adopt reasonable rules for the conduct of its proceedings. The City and Borough shall provide secretarial and other staff support required by the board of appeals.~~

~~(Serial No. 2009-16(b), § 2, 9-21-2009; Ord. No. 2012-34, § 2, 8-27-2012)~~

19.02.010.2 Appeals.

Appeals shall be conducted in accordance with the adopted rules of procedure and must be filed within 20 days after the day the decision, notice or order was served, except that if the

order appealed from relates to a building or structure which has been determined by the building official to be in such condition as to make it immediately dangerous to life, limb, property or safety of the occupants, the public, or adjacent property and is ordered vacated and is posted in accordance with the applicable section of the International Property Maintenance Code as adopted, such appeal must be filed within ten days from the date of the service of notice and order of the building official. Appeals will be heard by a hearing officer under CBJC 01.50.270.

(Serial No. 2009-16(b), § 2, 9-21-2009; Ord. No. 2012-34, § 2, 8-27-2012)

19.02.010.3 Limitations of authority.

An application for appeal shall be based on a claim that the true intent of the building codes or the rules legally adopted thereunder have been incorrectly interpreted, the provisions of these codes do not fully apply, or an equally good or better form of construction is proposed. The hearing officer ~~board of appeals~~ shall not be empowered to waive requirements of the building codes.

All variance requests to IRC 323.3.1 through 323.3.5 and IBC 1612 shall be heard by the Planning Commission, under procedures established per 49.70.410.

(Serial No. 2009-16(b), § 2, 9-21-2009; Serial No. 2021-19, § 11, 8-2-2021, eff. 9-1-2021)

Section 4. Amendment of Section. CBJC 19.01.119, Adoption of new international, national and uniform codes; procedures, is amended as follows:

19.01.119 Adoption of new international, national and uniform codes; procedures.

Upon the publication of new or updated versions of the international, national and uniform codes adopted under this title, ~~the building code advisory committee, with the assistance of the~~

building official and the fire chief, shall review the new codes and proposed changes. It is the policy of the assembly to adopt international, national and uniform codes under this title with a minimum of changes. Changes proposed should be justified primarily on the basis of conditions in the City and Borough that require additional consideration. ~~Prior to proposing adoption of new codes and changes thereto, the building code advisory committee, with the assistance of the building official and the fire chief, shall conduct a public hearing on the proposed code and changes. After the hearing, the~~ The manager shall present an ordinance for the adoption of the new code and changes recommended by the building code advisory committee. The building official shall include with the ordinance a synopsis of the comments presented at the public hearing.

(Serial No. 2009-16(b), § 2, 9-21-2009)

Section 5. Repeal of Section. CBJC 53.50.061, Bidding review board, is repealed in its entirety.

~~53.50.061 Bidding review board.~~

~~(a) There is established a bidding review board. The bidding review board shall consist of five persons appointed by the assembly. To the extent possible, one of the members shall be an attorney licensed to practice law in the state. The members of the bidding review board shall serve three year terms. The bidding review board shall adopt written rules of procedure for the purpose of ensuring the expeditious resolution of protests. No member of the bidding review board who has served for three consecutive terms or nine years shall again be eligible for appointment until one full year has intervened, provided, however, that this restriction shall not apply:~~

(1) ~~If there are no other qualified applicants at the time reappointment is considered by the assembly human resources committee, or~~

(2) ~~To qualified board members serving in board seats for which a specific occupation or expertise is set forth by ordinance.~~

(b) ~~The bidding review board shall hear protests as provided in this chapter and may perform such other related duties as the manager or assembly may, from time to time, request.~~

~~(Serial No. 93-11am, § 11, 1993; Serial No. 99-03, § 3, 1999; Serial No. 2004-08, § 7, 3-22-2004)~~

Section 6. Amendment of Section. CBJC 53.50.062, Protests, is amended as follows:

53.50.062 Protests.

(c) A written protest shall be filed with the purchasing officer within five working days after posting of notice of apparent low bidder or successful proposer.

(g) The purchasing officer shall issue a written response to the protestor within ten working days of the date the protest is filed. If multiple protests have been filed, they may be consolidated for purposes of the response. Copies of the response shall be provided to any other protestor requesting one. The response may include an amendment of all or any part of the recommended award. The manager may, upon written request of the

1
2 purchasing officer, for good cause shown, extend the date for the purchasing officer's
3 response for such additional period as may be necessary.

4 (h) A protestor aggrieved by the purchasing officer's response pursuant to subsection (g) of
5 this section may request review by a hearing officer ~~the bidding review board~~.

6
7 (i) The protestor may seek review of the purchasing officer's response by providing written
8 notice of intent to request review. The protestor shall notify the purchasing officer of the
9 intent to request review by 4:30 p.m. Alaska time the working day following issuance of
10 the purchasing officer's response. Late notices shall not be considered.

11
12 (j) A written request for review shall be filed within five working days after the response is
13 issued by the purchasing officer. The notice of intent to request review and the written
14 request for review shall be in the same form as provided in subsections (b), (c), and (d) of
15 this section.

16 (k)(j) Upon receipt of a timely and complete request for review of the purchasing officer's
17 response, the matter shall be forwarded to the hearing officer under CBJC 01.50.270
18 ~~bidding review board~~ and a hearing date shall be established. Once the hearing date has
19 been established, all bidders or proposers shall be notified of the hearing in writing.

20
21 (l)(k) The hearing officer ~~bidding review board~~ shall conduct a hearing and issue a
22 recommendation within seven calendar days of the date the referral is made to the
23 ~~board~~. The hearing officer ~~bidding review board~~ may, by written notice to all bidders or
24 proposers, extend this seven-day period to a maximum of 30 days. Hearings shall be
25 conducted informally, with due regard for the rights of the parties involved. Hearings
shall be recorded.

1
2 ~~(m)-(4)~~ The hearing officer's bidding review board's recommendation shall be based on the
3 provisions of this Code interpreted in light of applicable state case law and generally
4 accepted principles of government purchasing as set forth in standard treatises,
5 decisions of the United States Comptroller General, and similar authorities. The
6 recommendation shall contain findings of fact and conclusions of law.

7
8 ~~(n)-(m)~~ The recommendation:

9 ***

10 (4) Shall be forwarded to the manager, or assembly if the bid amount is over
11 \$750,000.00 ~~as appropriate~~, for consideration in the award of the contract.

12
13 ~~(o)-(n)~~ The protest procedures established by this section, may be adapted for a procurement as
14 necessary to maintain eligibility for state or federal funding for that procurement,
15 provided that no such adaptation may authorize the board to grant a form of relief
16 prohibited by subsection (m)(3) of this section.

17
18 (Serial No. 93-11am, § 12, 1993; Serial No. 95-20, § 2, 1995; Serial No. 96-31, § 5, 1996; Serial
19 No. 97-11, § 2, 1997; Serial No. 99-03, § 4, 1999; Serial No. 2001-38, § 2, 7-2-2001; Serial No.
20 2019-43, § 2, 11-25-2019, eff. 12-25-2019)

21 **Section 7. Amendment of Section.** CBJC 69.05.104, Protest of tax, is amended as
22 follows:

23 **69.05.104 Protest of tax.**

24 ***

25 (b) If the seller or a transportation network company that has collected or remitted sales tax
on behalf of a transportation network company driver protests liability for sales tax,

penalties, or interest, the seller or transportation network company shall pay the tax, penalties, and interest under a written protest filed before or with the payment and setting forth the basis for the protest. No appeal under CBJC 01.50.270 ~~from the sales tax board of appeals~~ nor any action for a refund may be filed or maintained nor may a defense to nonpayment be maintained in a civil action unless the amount in dispute has been paid under protest as provided in this subsection. A protest accompanying a payment shall be deemed waived unless the protestor files an appeal under this chapter pursuant to and within 90 days of the protest.

- (c) An appeal under CBJC 01.50.270 ~~from the sales tax board of appeals~~ or an action for a refund may be filed, maintained, or both without the payment under protest otherwise required by subsection (b) of this section:
 - (1) Upon a finding by the director of finance that:
 - (A) The seller or the transportation network company on behalf of the transportation network company driver has registered for the sales tax and filed returns according to the schedule specified in this chapter;
 - (B) The contested liability arises from an audit finding;
 - (C) The contested liability is not of a kind regularly remitted by similarly situated sellers; and
 - (2) Subject to the requirement that if the appeal or action for refund is denied, interest, but not penalty, shall be charged notwithstanding relief under this subsection.
- (Serial No. 83-66, § 13, 1983; Serial No. 85-44, § 7, 1985; Serial No. 2001-04am, § 2, 2-26-2001; Serial No. 2018-38(b)(am), § 10, 9-17-2018, eff. 10-18-2018)

Section 8. Amendment of Section. CBJC 69.05.180, Appeals, is amended as follows:

69.05.180 Appeals.

(a) *Informal appeal.* For controversies involving taxable sales, sales taxes, penalties and interest not exceeding \$500.00, or involving procedures implemented by the treasurer, an appeal by a financially aggrieved taxpayer or merchant shall be directed to the treasurer. The treasurer shall advise the appellant of a date certain for a hearing and shall informally review the appeal claim, make written findings and state reasons for the decision. The decisions shall be maintained and indexed by the treasurer for review by the public. The appellant may appeal the decision of the treasurer to a hearing officer ~~the board of appeals~~ within 15 days after receipt of the written decision of the treasurer and failure of the appellant to so appeal shall be deemed to be a waiver of any right to appeal such decision.

(b) Hearing officer ~~Board of appeals~~.

(1) In order to provide an appeal mechanism for controversies involving taxable sales, sales taxes, penalties and interest, and exceeding \$500.00, and in order to hear appeals from decisions of the manager as provided under subsection (a) of this section, a hearing officer will be appointed, under CBJC 01.50.270, to hear controversies. ~~there is established a board of appeals which shall consist of five members appointed by the assembly for staggered three year terms. To the extent possible, one member of the board of appeals shall be a certified public accountant, one member shall be licensed to practice law in the state, and the remainder shall be members of the general public. The board of appeals shall~~

1
2 elect from its membership a chair, a vice chair and a secretary. Three members
3 of the board of appeals shall constitute a quorum for the transaction of business.
4 The City and Borough shall provide secretarial and other staff support required
5 by the board of appeals.

6
7 No member of the sales tax board who has served for three consecutive terms or
8 nine years shall again be eligible for appointment until one full year has
9 intervened, provided, however, that this restriction shall not apply:

- 10 (A) — If there are no other qualified applicants at the time reappointment is
11 considered by the assembly human resources committee, or
12 (B) — To qualified board members serving in board seats for which a specific
13 occupation or expertise is set forth by ordinance.

- 14
15 (2) The hearing officer ~~board of appeals~~ shall conduct a hearing on a protest no more
16 than 60 days after the protest is filed. Decisions of the hearing officer ~~board of~~
17 ~~appeals~~ shall be in writing and shall be maintained and indexed by the manager
18 for review by the public. Records and proceedings before the hearing officer ~~board~~
19 ~~of appeals~~ are public, except that the hearing officer ~~board~~ may deliberate in
20 closed session. The hearing officer's ~~board's~~ authority in its review of sales tax
21 appeals includes the authority to recommend, in writing, that the manager
22 compromise and abate penalties and interest, and to recommend, in writing, that
23 the manager negotiate and enter into payment plans for delinquent sales taxes,
24 penalties and interest.
25

(3) Hearings shall be conducted informally, with due regard for the rights of the parties involved. Hearings shall be recorded. The board of appeals shall adopt rules of procedure governing sales tax appeals and proceedings before the board of appeals which rules shall become effective upon adoption, or such later date as the board may specify. Rules adopted by the board of appeals may not be inconsistent with this chapter. Upon adoption by the board of appeals, the rules and all additions and changes thereto shall be submitted to the assembly. The assembly may, by motion or resolution, modify any rules adopted by the board of appeals.

(c) *Review by assembly.* Any party to an appeal proceeding in this chapter shall have a right to review by the assembly in accordance with chapter 01.50 of this Code.

(Serial No. 85-72, § 2, 1985; Serial No. 86-73, § 3, 1986; Serial No. 96-32, § 4, 1996; Serial No. 2001-04am, § 3, 2-26-2001; Serial No. 2002-13, § 2, 4-15-2002; Serial No. 2004-08, § 9, 3-22-2004)

Section 9. Effective Date. This ordinance shall be effective 30 days after its adoption.

Adopted this _____ day of _____, 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by: The Manager
Introduced: 05/19/2025
Drafted by: Law Department

ORDINANCE OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 2025-25

An Ordinance Authorizing the Manager to Execute a Lease of the Floyd Dryden Building to the Central Council of the Tlingit & Haida Indian Tribes of Alaska.

WHEREAS, the Assembly Committee of the Whole reviewed proposals to lease Floyd Dryden at the August 5, 2024, meeting and passed a motion to direct staff to proceed with Tlingit & Haida Early Education Department ("T&H Early Education") to lease space in the Floyd Dryden building; and

WHEREAS, the Central Council of the Tlingit & Haida Indian Tribes of Alaska (CCTHITA) will utilize the property for providing education to the children of the City and Borough of Juneau; and

WHEREAS, CCTHITA has been providing childcare at alternate locations in Juneau and this property will increase the availability of childcare throughout the City and Borough; and

WHEREAS, on January 27, 2025, the Lands, Housing, and Economic Development Committee (LHEDC) passed a motion of support to the full Assembly for leasing space in Floyd Dryden for T&H Early Education; and

WHEREAS, the Assembly reviewed the lease request at the February 3, 2025, meeting and passed a motion of support to work with CCTHITA towards the disposal of City property through a negotiated lease; and

WHEREAS, the LHEDC reviewed an amendment to this lease request, which was to lease the entire building to T&H Early Education, and at the March 17, 2025, meeting the LHEDC passed a motion of support to introduce an ordinance for introduction authorizing the lease of space at Floyd Dryden to the T&H Early Education; and

WHEREAS, CBJC 53.09.270(b) authorizes the lease of City and Borough property to a private, nonprofit corporation at less than fair market value provided the lease is approved by the Assembly and the property to be leased is used for the purpose of providing a service to the public that could or should reasonably be provided by the state or the City and Borough.

BE IT ENACTED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. Classification. This ordinance is a noncode ordinance.

Section 2. Authorization. The Manager is authorized to negotiate and execute a lease with CCTHITA to be utilized by T&H Early Education in the building known as the former Floyd Dryden Middle School as shown in Exhibit A, subject to the following essential terms and conditions:

- (A) Term. The lease term shall be for a period of five years;
- (B) Renewal Options. The Manager may negotiate any number of lease term extensions, provided that the extensions total no more than 30 years;
- (C) Use of Premises. T&H Early Education shall use the leased premises solely for providing education to the children of the City and Borough;
- (D) Rent. Pursuant to CBJC 53.09.270(b), the Manager is authorized to negotiate a rate at less than fair market value. It is the intent of the Assembly that the rate negotiated shall cover city operational and maintenance costs and may include reimbursement to the CBJ for tenant improvements over the term of the lease;
- (E) Adjustment of Rental. The City and Borough may adjust the rent to reflect changes in fair market value at the time each renewal option is exercised, except the Assembly must approve any adjustment that results in a rental amount at less than fair market value;
- (F) Hold Harmless. The lease agreement shall provide that CCTHITA indemnify, defend and hold harmless the City and Borough, its officers and employees for any claim related to or arising out of CCTHITA use, operation, or maintenance of the leased premises;
- (G) Other terms and conditions. The manager may include other lease terms and conditions as the manager determines to be in the public interest.

Section 3. Effective Date. This ordinance shall be effective 30 days after its adoption.

Adopted this _____ day of _____, 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk



FLOYD DRYDEN MS -	Ordinance 2025-25 Exhibit A			PAGE 1	OF 1
-------------------	-----------------------------	---	---	--------	------

Presented by: The Manager
 Introduced: 05/19/2025
 Drafted by: Law Department

ORDINANCE OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 2025-27

An Ordinance Increasing the Rates for Water and Wastewater Utility Services.

WHEREAS, it is the mission of the CBJ Water Utility to provide safe drinking water and fire protection flows for the citizens of the City and Borough; and

WHEREAS, it is further the mission of the CBJ Wastewater Utility to protect the public health and environment by collecting and treating the community's sanitary sewage; and

WHEREAS, it is the responsibility of the CBJ Water Utility and the CBJ Wastewater Utility to ensure that the enterprises are managed, operated, and maintained in a stable, sustainable, and financially healthy state; and

WHEREAS, it is the intent of the CBJ Assembly to offset necessary rate increases with up to \$10,000,000 in non-rate payer revenue contributions utility projects in FY28-30.

BE IT ENACTED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. Classification. This ordinance is of a general and permanent nature and shall become a part of the City and Borough of Juneau Municipal Code.

Section 2. Amendment of Section. CBJC 75.01.170, Fire protection services, is amended to read:

75.01.180 Fire protection services.

(f) *Public fire hydrants.*

(5) Rates under CBJC 75.01.170(f)(4) are subject to an annual 5% increase beginning August 1, 2025 and ending June 30, 2030.

Section 3. Amendment of Section. CBJC 75.01.180, Rate schedule, is amended to read:

75.01.180 Rate schedule.

- (a) Commencing August 1, ~~2025~~ ~~2023~~, the schedule of rates charged for water service shall be as follows:

Water Utility Rate Schedule – Effective August 1, 2025			
Customer Class	Monthly Allowance (Gallons)	Base Rate (per month)	Volume Charge (per 1,000 Gallons)
Flat Residential	--	\$42.76 \$39.92	--
Metered Residential	4,000	\$29.24 \$27.30	\$3.94 \$3.68
Flat Commercial	--	\$42.76 \$39.92	--
Metered Commercial	4,000	\$29.24 \$27.30	\$3.94 \$3.68
Large Commercial	500,000	\$562.64 \$525.30	\$1.13 \$1.06
Bulk Water	4,000	\$29.24 \$27.30	\$3.94 \$3.68

Water Utility Rate Schedule – Effective July 1, 2026			
Customer Class	Monthly Allowance (Gallons)	Base Rate (per month)	Volume Charge (per 1,000 Gallons)
<u>Flat Residential</u>	<u>--</u>	<u>\$44.90</u>	<u>--</u>
<u>Metered Residential</u>	<u>4,000</u>	<u>\$30.70</u>	<u>\$4.14</u>
<u>Flat Commercial</u>	<u>--</u>	<u>\$44.90</u>	<u>--</u>
<u>Metered Commercial</u>	<u>4,000</u>	<u>\$30.70</u>	<u>\$4.14</u>
<u>Large Commercial</u>	<u>500,000</u>	<u>\$590.77</u>	<u>\$1.19</u>
<u>Bulk Water</u>	<u>4,000</u>	<u>\$30.70</u>	<u>\$4.14</u>

Water Utility Rate Schedule – Effective July 1, 2027			
Customer Class	Monthly Allowance (Gallons)	Base Rate (per month)	Volume Charge (per 1,000 Gallons)
<u>Flat Residential</u>	<u>--</u>	<u>\$47.15</u>	<u>--</u>
<u>Metered Residential</u>	<u>4,000</u>	<u>\$32.24</u>	<u>\$4.35</u>
<u>Flat Commercial</u>	<u>--</u>	<u>\$47.15</u>	<u>--</u>
<u>Metered Commercial</u>	<u>4,000</u>	<u>\$32.24</u>	<u>\$4.35</u>
<u>Large Commercial</u>	<u>500,000</u>	<u>\$620.31</u>	<u>\$1.25</u>
<u>Bulk Water</u>	<u>4,000</u>	<u>\$32.24</u>	<u>\$4.35</u>

Water Utility Rate Schedule – Effective July 1, 2028			
Customer Class	Monthly Allowance (Gallons)	Base Rate (per month)	Volume Charge (per 1,000 Gallons)
<u>Flat Residential</u>	<u>--</u>	<u>\$49.51</u>	<u>--</u>

<u>Metered Residential</u>	<u>4,000</u>	<u>\$33.85</u>	<u>\$4.57</u>
<u>Flat Commercial</u>	--	<u>\$49.51</u>	--
<u>Metered Commercial</u>	<u>4,000</u>	<u>\$33.85</u>	<u>\$4.57</u>
<u>Large Commercial</u>	<u>500,000</u>	<u>\$651.33</u>	<u>\$1.31</u>
<u>Bulk Water</u>	<u>4,000</u>	<u>\$33.85</u>	<u>\$4.57</u>

Water Utility Rate Schedule – Effective July 1, 2029			
<u>Customer Class</u>	<u>Monthly Allowance (Gallons)</u>	<u>Base Rate (per month)</u>	<u>Volume Charge (per 1,000 Gallons)</u>
<u>Flat Residential</u>	--	<u>\$51.99</u>	--
<u>Metered Residential</u>	<u>4,000</u>	<u>\$35.54</u>	<u>\$4.80</u>
<u>Flat Commercial</u>	--	<u>\$51.99</u>	--
<u>Metered Commercial</u>	<u>4,000</u>	<u>\$35.54</u>	<u>\$4.80</u>
<u>Large Commercial</u>	<u>500,000</u>	<u>\$683.90</u>	<u>\$1.38</u>
<u>Bulk Water</u>	<u>4,000</u>	<u>\$35.54</u>	<u>\$4.80</u>

Section 4. Amendment of Section. CBJC 75.02.130, Schedule of rates and charges; establishment; delinquencies, is amended at (a)(4) to read:

75.02.130 Schedule of rates and charges; establishment; delinquencies.

(a) The schedule for sewer rates and charges shall be as follows:

(4) *Rate:* Commencing August 1, 2025 ~~2023~~, customers shall pay for sewer service at the following rates:

Wastewater Utility Rate Schedule – Effective August 1, 2025			
<u>Customer Class</u>	<u>Monthly Allowance (Gallons)</u>	<u>Base Rate (per month)</u>	<u>Volume Charge (per 1,000 Gallons)</u>
<u>Flat Residential</u>	--	<u>\$111.38</u> \$104.00	--
<u>Metered Residential</u>	<u>4,000</u>	<u>\$111.38</u> \$104.00	<u>\$14.82</u> \$13.83
<u>Flat Commercial</u>	--	<u>\$111.38</u> \$104.00	--
<u>Metered Commercial (Domestic)</u>	<u>4,000</u>	<u>\$111.38</u> \$104.00	<u>\$14.82</u> \$13.83
<u>Metered Commercial (High)</u>	<u>500,000</u>	<u>\$104.00</u>	<u>\$13.83</u>
<u>Septage Hauling</u>	--	--	<u>\$42.29</u> \$39.49

Wastewater Utility Rate Schedule – Effective July 1, 2026			
<u>Customer Class</u>	<u>Monthly Allowance (Gallons)</u>	<u>Base Rate (per month)</u>	<u>Volume Charge (per 1,000 Gallons)</u>
<u>Flat Residential</u>	--	<u>\$116.95</u>	--
<u>Metered Residential</u>	<u>4,000</u>	<u>\$116.95</u>	<u>\$15.56</u>
<u>Flat Commercial</u>	--	<u>\$116.95</u>	--
<u>Metered Commercial</u>	<u>4,000</u>	<u>\$116.95</u>	<u>\$15.56</u>
<u>Septage Hauling</u>	--	--	<u>\$44.40</u>

Wastewater Utility Rate Schedule – Effective July 1, 2027			
<u>Customer Class</u>	<u>Monthly Allowance (Gallons)</u>	<u>Base Rate (per month)</u>	<u>Volume Charge (per 1,000 Gallons)</u>
<u>Flat Residential</u>	--	<u>\$122.80</u>	--
<u>Metered Residential</u>	<u>4,000</u>	<u>\$122.80</u>	<u>\$16.34</u>
<u>Flat Commercial</u>	--	<u>\$122.80</u>	--
<u>Metered Commercial</u>	<u>4,000</u>	<u>\$122.80</u>	<u>\$16.34</u>
<u>Septage Hauling</u>	--	--	<u>\$46.62</u>

Wastewater Utility Rate Schedule – Effective July 1, 2028			
<u>Customer Class</u>	<u>Monthly Allowance (Gallons)</u>	<u>Base Rate (per month)</u>	<u>Volume Charge (per 1,000 Gallons)</u>
<u>Flat Residential</u>	--	<u>\$128.94</u>	--
<u>Metered Residential</u>	<u>4,000</u>	<u>\$128.94</u>	<u>\$17.16</u>
<u>Flat Commercial</u>	--	<u>\$128.94</u>	--
<u>Metered Commercial</u>	<u>4,000</u>	<u>\$128.94</u>	<u>\$17.16</u>
<u>Septage Hauling</u>	--	--	<u>\$48.95</u>

Wastewater Utility Rate Schedule – Effective July 1, 2029			
<u>Customer Class</u>	<u>Monthly Allowance (Gallons)</u>	<u>Base Rate (per month)</u>	<u>Volume Charge (per 1,000 Gallons)</u>
<u>Flat Residential</u>	--	<u>\$135.39</u>	--
<u>Metered Residential</u>	<u>4,000</u>	<u>\$135.39</u>	<u>\$18.02</u>
<u>Flat Commercial</u>	--	<u>\$135.39</u>	--
<u>Metered Commercial</u>	<u>4,000</u>	<u>\$135.39</u>	<u>\$18.02</u>
<u>Septage Hauling</u>	--	--	<u>\$51.40</u>

Section 5. Effective Date. This ordinance shall be effective 30 days after its adoption.

Adopted this _____ day of _____, 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by: The Manager
Introduced: May 19, 2025
Drafted by: Finance

ORDINANCE OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 2024-01(b)(AO)

An Ordinance Appropriating \$295,000 to the Manager for a Reimbursement to TEMSCO Helicopters, Inc. for Airport Capital Improvements; Funding Provided by Airport Funds.

BE IT ENACTED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. Classification. This ordinance is a noncode ordinance.

Section 2. Appropriation. There is appropriated to the Manager the sum of \$295,000 for a reimbursement to TEMSCO Helicopters, Inc. for airport capital improvements.

Section 3. Source of Funds

Airport Funds	\$295,000
---------------	-----------

Section 4. Effective Date. This ordinance shall become effective upon adoption.

Adopted this _____ day of _____, 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by:

The Manager

Introduced:

May 19, 2025

Drafted by:

Finance

ORDINANCE OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 2024-01(b)(AP)

An Ordinance Appropriating \$14,010,860 to the Manager to Reimburse the Bond Principal Associated with the Refundings of Port and Harbor Revenue Bonds; Funding Provided by Revenue Bond Proceeds.

BE IT ENACTED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. Classification. This ordinance is a noncode ordinance.

Section 2. Appropriation. There is appropriated to the Manager the sum of \$14,010,860 to reimburse bond principal associated with the refundings of port and harbor revenue bonds, allocated as follows:

<u>Harbors Fund</u>	
2015 A-2 Harbors & Marina	<u>\$ 4,947,983</u>
Total Harbors Fund	\$ 4,947,983
<u>Debt Service Fund</u>	
2015 B-2 Dock	\$ 4,813,966
2014 1-A Seawalk	<u>\$ 4,248,911</u>
Total Debt Service Fund	\$9,062,877

Section 3. Source of Funds

Revenue Bond Proceeds	\$ 14,010,860
-----------------------	---------------

Section 4. Effective Date. This ordinance shall become effective upon adoption.

Adopted this _____ day of _____, 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by: The Manager
Introduced: May 19, 2025
Drafted by: Finance

ORDINANCE OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 2024-01(b)(AQ)

An Ordinance Transferring \$85,471 from CIP D71-091 Power Upgrades for Electric Buses to the Fleet and Equipment Reserve Fund's Fiscal Year 2025 Operating Budget.

BE IT ENACTED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. Classification. This ordinance is a noncode ordinance.

Section 2. Transfer of Appropriation. It is hereby ordered by the Assembly of the City and Borough of Juneau, Alaska, that \$85,471 be transferred:

From: CIP

D71-091	Power Upgrades for Electric Buses	(\$ 85,471)
---------	-----------------------------------	-------------

To:

FY25 Fleet and Equipment Reserve Fund	\$ 85,471
---------------------------------------	-----------

Section 3. Source of Funds.

Alaska Department of Transportation and Public Facilities	\$ 85,471
---	-----------

Section 4. Effective Date. This ordinance shall become effective upon adoption.

Adopted this _____ day of _____, 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by: The Manager
Introduced: May 19, 2025
Drafted by: Finance

ORDINANCE OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 2024-01(b)(AR)

An Ordinance Appropriating \$400,000 to the Manager for the Statter Harbor Roof Repairs Capital Improvement Project; Funding Provided by Harbor Funds.

BE IT ENACTED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. Classification. This ordinance is a noncode ordinance.

Section 2. Appropriation. There is appropriated to the Manager the sum of \$400,000 as funding for the Statter Harbor Roof Repairs Capital Improvement Project (H51-133).

Section 3. Source of Funds

Harbor Funds \$ 400,000

Section 4. Effective Date. This ordinance shall become effective upon adoption.

Adopted this _____ day of _____, 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by: The Manager
Introduced: May 19, 2025
Drafted by: Finance

ORDINANCE OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 2024-01(b)(AS)

An Ordinance Appropriating \$160,000 to the Manager for the Airport Runway Safety Area Shoulder Grading Capital Improvement Project; Funding Provided by Passenger Facility Charge Fees.

BE IT ENACTED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. Classification. This ordinance is a noncode ordinance.

Section 2. Appropriation. There is appropriated to the Manager the sum of \$160,000 for the Airport Runway Safety Area Shoulder Grading Capital Improvement Project (A50-112).

Section 3. Source of Funds

Passenger Facility Charge Fees	\$ 160,000
--------------------------------	------------

Section 4. Effective Date. This ordinance shall become effective upon adoption.

Adopted this _____ day of _____, 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by: The Manager
Introduced: May 19, 2025
Drafted by: Finance

ORDINANCE OF THE CITY AND BOROUGH OF JUNEAU, ALASKA
Serial No. 2024-01(b)(AT)

An Ordinance Transferring \$218,050 from CIP D77-001 RecycleWorks Consolidated Facility to D12-103 Zero Waste Program.

BE IT ENACTED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. Classification. This ordinance is a noncode ordinance.

Section 2. Transfer of Appropriation. It is hereby ordered by the Assembly of the City and Borough of Juneau, Alaska, that \$218,050 be transferred:

From: CIP

D77-001	RecycleWorks Consolidated Facility	(\$ 218,050)
---------	------------------------------------	--------------

To: CIP

D12-103	Zero Waste Program	\$ 218,050
---------	--------------------	------------

Section 3. Source of Funds.

Waste Management Funds	\$ 218,050
------------------------	------------

Section 4. Effective Date. This ordinance shall become effective upon adoption.

Adopted this _____ day of _____, 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by: The Manager
Introduced: May 19, 2025
Drafted by: Finance

ORDINANCE OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 2024-01(b)(AU)

An Ordinance Transferring \$75,000 from CIP P44-091 Deferred Building Maintenance to CIP F21-041 Downtown and Glacier Fire Stations Mechanical and Electrical Upgrades.

BE IT ENACTED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. Classification. This ordinance is a noncode ordinance.

Section 2. Transfer of Appropriation. It is hereby ordered by the Assembly of the City and Borough of Juneau, Alaska, that \$75,000 be transferred:

From: CIP

P44-091	Deferred Building Maintenance	(\$ 75,000)
---------	-------------------------------	-------------

To: CIP

F21-041	Downtown and Glacier Fire Stations Mechanical and Electrical Upgrades	\$ 75,000
---------	--	-----------

Section 3. Source of Funds.

General Sales Tax	\$ 75,000
-------------------	-----------

Section 4. Effective Date. This ordinance shall become effective upon adoption.

Adopted this _____ day of _____, 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by: The Manager
Introduced: May 19, 2025
Drafted by: Finance

ORDINANCE OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 2024-01(b)(AV)

An Ordinance Appropriating \$7,830,000 to the Manager for the Outburst Flooding Improvements Capital Improvement Project; Funding Provided by the Alaska Department of Environmental Conservation, Clean Water Nonpoint Source Loan State Revolving Fund.

BE IT ENACTED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. Classification. This ordinance is a noncode ordinance.

Section 2. Appropriation. There is appropriated to the Manager the sum of \$7,830,000 for the Outburst Flooding Improvements Capital Improvement Project (D14-101).

Section 3. Source of Funds

Alaska Department of Environmental Conservation	\$ 7,830,000
---	--------------

Section 4. Effective Date. This ordinance shall become effective upon adoption.

Adopted this _____ day of _____, 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by: The Manager
Introduced: May 19, 2025
Drafted by: Finance

ORDINANCE OF THE CITY AND BOROUGH OF JUNEAU, ALASKA
Serial No. 2024-01(b)(AW)

An Ordinance Transferring \$88,812 from CIPs D12-050 Centennial Hall Convention Expansion Study and D12-098 Police Department Crow Hill Radio Site Improvements to CIPs P44-091 Deferred Building Maintenance and F22-028 Public Safety Communication Infrastructure.

BE IT ENACTED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. Classification. This ordinance is a noncode ordinance.

Section 2. Transfer of Appropriation. It is hereby ordered by the Assembly of the City and Borough of Juneau, Alaska, that \$88,812 be transferred:

From: CIP

D12-098	Police Department Crow Hill Radio Site Improvements	(\$ 85,973)
D12-050	Centennial Hall Convention Expansion Study	(\$ 2,839)

To: CIP

F22-028	Public Safety Communication Infrastructure	\$ 85,973
P44-091	Deferred Building Maintenance	\$ 2,839

Section 3. Source of Funds.

General Sales Tax	\$ 85,973
General Funds	\$ 2,839

Section 4. Effective Date. This ordinance shall become effective upon adoption.

Adopted this _____ day of _____, 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by: The Manager
Introduced: May 19, 2025
Drafted by: Finance

ORDINANCE OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 2024-01(b)(AX)

An Ordinance Appropriating \$882,000 to the Manager for the Outburst Flooding Improvements Capital Improvement Project; Grant Funding Provided by Tlingit Haida Regional Housing Authority.

BE IT ENACTED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. Classification. This ordinance is a noncode ordinance.

Section 2. Appropriation. There is appropriated to the Manager the sum of \$882,000 for the Outburst Flooding Improvements Capital Improvement Project (D14-101).

Section 3. Source of Funds

Tlingit Haida Regional Housing Authority	\$ 882,000
--	------------

Section 4. Effective Date. This ordinance shall become effective upon adoption.

Adopted this _____ day of _____, 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by: The Manager
Introduced: May 19, 2025
Drafted by: Finance

ORDINANCE OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 2024-01(b)(AY)

An Ordinance Appropriating \$1,800,000 to the Manager for the Telephone Hill Redevelopment Capital Improvement Project and Transferring \$1,922,615 from the Pederson Hill Phase IB II Capital Improvement Project to the Telephone Hill Redevelopment Capital Improvement Project; Funding Provided by Lands Funds, General Funds, and Sales Tax Funds.

BE IT ENACTED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

WHEREAS, on March 21, 2023, Telephone Hill was conveyed from the State of Alaska to the City and Borough of Juneau (CBJ) for the CBJ to facilitate redevelopment of the property; and

WHEREAS, the Telephone Hill site consists of 4.2 acres which includes Telephone Hill Park, the Shoppers Lot, the Downtown Transit Center, and the Downtown Parking Garage, which are located on 1.7 acres of property. The site includes an additional 2.5 acres consisting of 13 residential units on 19 individual properties; and

WHEREAS, during the May 5, 2025 Committee of the Whole meeting, the Assembly directed staff to deliver Notices to Vacate to residents the week of May 19, 2025, mandating all residential units be vacated by no later than October 1, 2025; and

WHEREAS, during the May 5, 2025 Committee of the Whole meeting, the Assembly provided direction to fund Phase 1 of Telephone Hill redevelopment, which consists of demolition, site development, replating into four developable lots, and road construction, with project work commencing no earlier than October 1, 2025; and

WHEREAS, total project cost of redeveloping Telephone Hill is estimated at \$9 million, of which \$5.4 million will be secured with passage of this ordinance to fund Phase 1 of the project.

Section 1. Classification. This ordinance is a noncode ordinance.

Section 2. Appropriation. There is appropriated to the Manager the sum of \$1,800,000 for the Telephone Hill Redevelopment Capital Improvement Project (D14-098).

Section 3. Transfer of Appropriation. It is hereby ordered by the Assembly of the City and Borough of Juneau, Alaska, that \$1,922,615 be transferred:

From: CIP

D14-103	Pederson Hill Phase IB II	(\$ 1,922,615)
---------	---------------------------	----------------

To: CIP

D14-098	Telephone Hill Redevelopment	\$ 1,922,615
---------	------------------------------	--------------

Section 4. Source of Funds.

Lands Funds	\$ 1,758,350
General Funds	\$ 1,000,000
General Sales Tax	\$ 964,265

Section 5. Effective Date. This ordinance shall become effective upon adoption.

Adopted this_____ day of _____, 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by: The Manager
Introduced: May 19, 2025
Drafted by: Finance

ORDINANCE OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 2024-01(b)(AZ)

An Ordinance Appropriating \$300,000 to the Manager for the Airport Riverbank Stabilization Capital Improvement Project; Funding Provided by Airport Funds.

BE IT ENACTED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. Classification. This ordinance is a noncode ordinance.

Section 2. Appropriation. There is appropriated to the Manager the sum of \$300,000 for the Airport Riverbank Stabilization Capital Improvement Project (A50-116).

Section 3. Source of Funds

Airport Funds	\$ 300,000
---------------	------------

Section 4. Effective Date. This ordinance shall become effective upon adoption.

Adopted this _____ day of _____, 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by: HRC
Presented: 04/07/2025
Drafted by: Law Department

RESOLUTION OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 4000

A Resolution Reestablishing the Juneau Human Rights Commission for the Purpose of Amending the Number of Commission Members, and Repealing Resolution No. 2946.

WHEREAS, the Assembly of the City and Borough of Juneau established the Human Rights Commission in 1992, by Resolution No. 1615am, to address the issue of discrimination and harassment within the City and Borough of Juneau; and

WHEREAS, the Assembly re-established the Commission in 2003 by Resolution 2209, in 2008 with Resolution 2436, in 2016 with Resolution 2738; and again in 2021 with Resolution 2946; and

WHEREAS, the Assembly's purpose in establishing the Human Rights Commission, as stated in Resolution Nos. 1615am, 2209, 2436, 2738, and 2946 remains unchanged: the Assembly finds discrimination against an inhabitant of the municipality because of any characteristic unrelated to merit is a matter of public concern, threatening the peace, order, health, safety, and general welfare of the municipality and its inhabitants; and

WHEREAS, it continues to be the policy of the municipality to eliminate and prevent discrimination and harassment; and

WHEREAS, the Human Rights Commission has requested that its membership be modified from seven members to five members.

BE IT RESOLVED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. Human Rights Commission re-established.

- (a) There is established a human rights commission consisting of five persons, which shall be known as the City and Borough of Juneau Human Rights Commission.

- (1) The Assembly shall appoint members of the Commission to staggered three-year terms. Members shall be selected to provide the most balanced representation possible. A member of the Commission shall be eligible for reappointment.
- (b) The Commission is charged to:
 - (1) Develop educational and informational programs designed to bring about the prevention and elimination of all forms of discrimination, including hate crimes.
 - (2) Promote harmonious intergroup relations within the City and Borough of Juneau by making connections and enlisting the cooperation of racial, religious and nationality groups, business, community, labor and governmental organizations, fraternal and benevolent associations, education, and other groups concerned with human rights.
 - (3) Examine sources of tension, practices of discrimination, hate crimes, and acts of prejudice in the City and Borough of Juneau.
 - (4) Advise the Assembly concerning solutions to specific problems of prejudice or discrimination, including hate crimes.
 - (5) Recommend to the Assembly the action, policies, and legislation to be considered by state and local governments.

Section 2. Procedure. The Commission's procedure shall be governed by the Advisory Board Rules of Procedure, and as such may be amended from time to time.

Section 3. Officers, Meetings, Quorum. In accordance with the Advisory Board Rules of Procedure, the Commission shall select its own officers and shall hold regular meetings on a schedule established by the Commission, as well as such special meetings as required to conduct business. The presence of three members constitutes a quorum and any action of the Commission requires three or more affirmative votes to be approved.

Section 4. Staff Assistance. Staff support to the Commission shall be provided by the City Manager as available and appropriate.

Section 5. Repeal of Resolution. Resolution No. 2946 is repealed.

Section 6. Effective Date. This resolution shall be effective immediately after its adoption.

Adopted this _____ day of _____, 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by: The Mayor
Presented: 05/19/2025
Drafted by: Law Department

RESOLUTION OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 4003

A Resolution Expressing Support for KTOO and Public Broadcasting.

WHEREAS, KTOO has spent more than half a century serving Alaskans with trusted news, lifesaving emergency response, and a deep commitment to bringing our community together through social, civic, and artistic engagement; and

WHEREAS, KTOO's Alaska Public Media services in Southeast Alaska include KTOO-TV, a full-time cable and satellite television channel, KTOO 360TV for its statewide legislative coverage, KRNN, and KXLL; and

WHEREAS, the funding from the Corporation for Public Broadcasting (CPB) is vital to providing these services with 33% of KTOO's annual operating budget; and

WHEREAS, the loss of CPB funding would jeopardize the following programs:

- The Emergency Alert System and Wireless Alert System in Juneau and statewide alerts through KTOO 360TV;
- KTOO's role in State Emergency Communications;
- Coordination of the role of local media in emergencies, reliant on KTOO's expertise on Juneau's Local Emergency Planning Committee;
- Accurate and timely reporting of local emergencies, as well as government and community responses and planning around these emergencies, such as the reporting on the recent annual glacial outburst flooding in the Mendenhall Valley;
- Nearly 30 jobs in our community and many more throughout Southeast Alaska at stations that pool our resources to effectively and efficiently deliver services;
- KTOO's role as the conduit through which many social, civic, and artistic entities communicate and build community; and
- Statewide access to Alaska legislative floor sessions, committee meetings, and Supreme Court oral arguments in Juneau on KTOO 360TV and ktoo.org.

BE IT RESOLVED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. The City and Borough of Juneau hereby recognizes and commends KTOO for their outstanding contributions to the community through the operation of Alaska Public Media service to Southeast Alaska including KTOO-TV, a full-time cable and satellite television channel, KTOO 360TV for its statewide legislative coverage, KRNN, and KXLL. Further, this resolution is a testament to the City's support for public broadcasting and continued funding by the Corporation for Public Broadcasting, whose support helps deliver quality broadcasting that enhances community welfare, civic participation, and public safety.

Section 2. Effective Date. This resolution shall be effective immediately after its adoption.

Adopted this _____ day of _____, 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by: Manger
Presented: 5/19/2025
Drafted by: Law Department

RESOLUTION OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 4004

A Resolution Endorsing the Southeast Conference's Comprehensive Economic Development Strategy 2025-2030

WHEREAS, Southeast Conference is the Economic Development District (EDD), and the Alaska Regional Development Organization (ARDOR) for Southeast Alaska; and,

WHEREAS, the Conference is responsible for preparing and maintaining a regional Community Economic Development Strategy (CEDS) for capacity building, and economic and community development in Southeast Alaska; and,

WHEREAS, This CEDS has been prepared and updated through the participation of local community leaders, businesses and residents; and

WHEREAS, Southeast Conference works collaboratively with all boroughs, municipalities, and Tribes for project implementation and support; and,

WHEREAS, Economic prosperity and community well-being are critical for community success; and,

WHEREAS, Juneau has planned infrastructure projects and economic opportunities that the community identifies as priorities; and,

WHEREAS, These projects both support and benefit from alignment with other efforts across Southeast Alaska; and,

WHEREAS, these projects will require significant capital investment and funds; and,

WHEREAS, funding will be sought from various Federal and State sources.

NOW, THEREFORE, BE IT RESOLVED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. The City and Borough of Juneau endorses the Southeast Conference's Comprehensive Economic Development Strategy 2025-2030, as a Regional plan will support

and compliment the community's Comprehensive Plan, Capital Improvement Plans and other planning documents that will enhance the community's success.

Section 2. Effective Date. This resolution shall be effective immediately after its adoption.

Adopted this 19th day of May, 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by: The Manager
Presented: May 19, 2025
Drafted by: Law Department

RESOLUTION OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 4006

A Resolution Granting Funds to Trail Mix, Inc. to Establish and Administer a Workforce Development Program to Construct a Second Amalga Public Use Cabin.

WHEREAS, the Assembly passed Ordinance 2022-38, “An Ordinance Authorizing the Issuance of General Obligation Bonds in the Principal Amount of Not to Exceed \$6,600,000 to Finance Construction and Equipping of Park Improvements within the City and Borough, and Submitting a Proposition to the Voters at the Election to Be Held Therein on October 4, 2022” at their Regular Assembly Meeting on August 1, 2022; and

WHEREAS, CBJ voters passed Proposition 2, issuing the \$6,600,000 in General Obligation Bonds, at the October 4, 2022, CBJ Regular Municipal Election; and

WHEREAS, the Assembly passed Ordinance 2022-06(b)(AO), “An Ordinance Appropriating \$6,600,000 to the Manager for the Areawide Trail Improvements, Adair-Kennedy Memorial Park, and Public Use Cabins Capital Improvement Projects; Funding Provided by General Obligation Bond Proceeds” at their Regular Assembly Meeting on March 20, 2023; and

WHEREAS, establishing a workforce development program will provide participants with hands-on experience in sustainable trail building and public use infrastructure development through the construction of a new public use cabin.

BE IT RESOLVED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. The Manager is authorized to enter into a Memorandum of Agreement with Trail Mix, Inc. to establish and administer a workforce development program to construct a second public use cabin at the Amalga Natural Area Park.

Section 2. The City and Borough agrees to provide up to \$322,000 in grant funding to Trail Mix, Inc. for the construction of a second public use cabin at the Amalga Natural Area Park pursuant to the schedule, scope, terms, and conditions outlined in the Memorandum of Agreement.

Section 3. Effective Date. This resolution shall be effective immediately after its adoption.

Adopted this _____ day of _____ 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by: The Manager
 Introduced: 05/19/2025
 Drafted by: Law Department

RESOLUTION OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 4007

A Resolution Authorizing a Memorandum of Agreement between the City and Borough of Juneau and The Partnership, Inc. and Providing Grant Funding of up to One Million Dollars Towards the Design of the Capital Civic Center.

WHEREAS, the City and Borough of Juneau (“CBJ”) and The Partnership, Inc. (“Partnership”) mutually agree to enter into an agreement to facilitate the planning and design of a Capital Civic Center; and

WHEREAS, the proposed Capital Civic Center is a composite of the renovated Centennial Hall and the addition of meeting rooms, a large meeting hall, a 299-seat professional theater, an art gallery, store, and café, and all necessary support spaces to facilitate use as a community convention and arts center; and

WHEREAS, the Assembly gave direction on January 25, 2025, to move forward with negotiating an agreement with the Partnership; and

WHEREAS, the Partnership shall receive up to one million dollars (\$1,000,000) in CBJ grant funding, to be used exclusively for advancing the design to 65% completion; and

WHEREAS, the parties will ensure that this facility is energy efficient and built with sustainable, durable, and easily maintainable systems and materials and the facility shall adhere to CBJ building standards; and

WHEREAS, upon completion of 35% Schematic Design documents and construction estimate, the Partnership will provide an updated business plan to be reviewed by a third-party independent firm retained by CBJ; and

WHEREAS, the parties will follow all terms and conditions mutually agreed to in the signed Memorandum of Agreement.

BE IT RESOLVED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. The Manager is authorized to enter into a Memorandum of Agreement with the Partnership, Inc.

Section 2. The CBJ agrees to contribute up to one million dollars (\$1,000,000) towards the design of the Capital Civic Center.

Section 3. Effective Date. This resolution shall be effective immediately upon

adoption.

Adopted this _____ day of _____, 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk

**Memorandum of Agreement
Between the CITY & BOROUGH OF JUNEAU
and
The Partnership, Inc.
For Design of the Capital Civic Center**

1. Purpose

THE PARTNERSHIP, INC. (“Partnership”) and the CITY & BOROUGH OF JUNEAU (“CBJ”), mutually agree to the terms and conditions of this Memorandum of Agreement (“MOA”) for the design of the Capital Civic Center (“Project”).

This MOA is being executed to facilitate the planning and design of the Capital Civic Center. The parties will ensure that this facility is energy efficient and built with sustainable, durable, and easily maintainable systems and materials. The facility shall adhere to CBJ building standards outlined in Attachment A. The Partnership shall receive one million in funds from the CBJ for use solely for design. The CBJ authorized this agreement by resolution or ordinance and agreed that the CBJ will perform specific actions related to the Project.

2. Project Scope:

The Capital Civic Center is a composite of the renovated Centennial Hall and the addition of meeting rooms, a large meeting hall, a 299-seat professional theater, an art gallery, store, and café, and all necessary support spaces to facilitate use as a community convention and arts center. At the time of this Agreement, the project is conceived as a 44,000 SF addition plus partial renovation of Centennial Hall with construction cost currently estimated at \$45M and total project cost at \$60M. See Attachments C and Attachments D.

3. The Partnership Acknowledgements:

- a. The target maximum allowable construction cost (“MACC”) is \$45M with a \$60M total project cost as indicated by the budget documentation provided by the Partnership at the 1/27/25 Committee of the Whole (COW) meeting (Attachment C). Changes to the target MACC and total project cost shall be agreed upon by both parties in writing.
- b. The project shall be designed to achieve a minimum level of LEED Certified in accordance with the LEED v4.1 (or equitable newer version) for Operations and Maintenance (O+M) Certification process. LEED O+M Certification shall be achieved one year after occupancy and maintained for 3 years.
- c. The Project shall be designed to achieve an Energy Use Intensity (EUI) that meets or exceeds the Median Source EUI (kBtu/ft²) for Convention Centers (109.6

- kBtu/ft²) and Performing Arts Centers (112.0 kBtu/ft²) as published by the Energy Star, U.S. Department of Energy. Calculate the comprehensive source EUI by proportioning the EUI target by the corresponding square footage by use, unless otherwise agreed to in writing.
- d. The project must include stakeholder input and buy-in from Travel Juneau and the Juneau Chamber of Commerce.

4. **The Partnership Responsibilities:**

- a. Manage the Project in accordance with Federal and State laws and regulations. Proposed project manager to be approved by CBJ.
- b. Execute and manage any professional services agreements as necessary, including design and architecture services at the Partnership's expense.
- c. Upon completion of 35% Schematic Design documents and construction estimate, provide an updated business plan to be reviewed by a third party independent firm retained by CBJ. Business plan shall include, but not be limited to:
 - i. Market analysis
 - ii. Marketing strategy
 - iii. Financial Plan to include projected revenue, expenditures, net (gain/loss), projected timeline when total project costs are expected to be recouped. Expenditures shall be based on a Life Cycle Cost Analysis for the facility.
- d. Perform a Life Cycle Cost Analysis (LCCA) at 35% Schematic Design and updated at 65% and 95% design. It shall include an energy life cycle cost component to determine the heating, ventilation, and cooling (HVAC) system. It shall be used to determine the material and system selections. The LCCA shall consider development and initial costs, maintenance and operation costs, and replacement/demolition/disposal costs at end of life over the life of the facility. Estimated life of the facility shall be 60 years.
- e. Perform Value Engineering at 35% Schematic Design. Value Engineering shall be performed by a qualified third party firm, independent of the Design Team and Architect of Record. Value Engineering recommendations shall be incorporated into the project by mutual agreement of both parties in writing.
- f. Consult CBJ on building materials and systems selections prior to final design. See Attachment A – CBJ Standards and Design Requirements.
- g. Consult with the CBJ City Architect, Chief Engineer, and Facilities Maintenance Supervisor who shall have the opportunity to review and give input to the project at key submittal phases: Schematic Design (35%), Design Development (65%), and Construction Documents (95%) and associated cost estimates. CBJ shall be allowed a minimum of 14 calendar days to review and comment.

- h. Obtain and maintain proper insurance for the Project.
- i. Keep CBJ point-of-contact informed of the Project status with monthly reports of project budget and schedule status due the first day of each month.
- j. Communicate with the CBJ on any proposed changes that would affect the Project scope.

5. The CBJ Responsibilities:

- a. Contribute up to \$1 Million dollars toward bringing the project to 65% complete design documents.
- b. The CBJ City Architect, Chief Engineer, and Facilities Maintenance Supervisor shall have the opportunity to review and give input to the project at key submittal phases: Schematic Design (35%), Design Development (65%), and Construction Documents (95%), and corresponding cost estimates. CBJ shall provide review and comment within 14 calendar days of submittal.
- c. Upon completion of the CBJ staff review period, the Assembly shall have the opportunity to review and give input to the project at key submittal phases: Schematic Design (35%), Design Development (65%), and Construction Documents (95%), and corresponding cost estimates.
- d. CBJ representatives identified herein shall have the opportunity to attend all project meetings between the Partnership and the design firm.

6. Project Administration and Reporting

- a. The CBJ's primary representative for this agreement shall be the City Architect.....
- b. The Partnership's primary representative for this agreement shall be
- c. The Partnership shall keep The CBJ point-of-contact informed of the Project status with monthly reports, due on the first day of each month. Monthly reports will include, at a minimum, the following information:
 - i. A brief narrative of Project activity during the prior period.
 - ii. Budget status, including expenditures compared to overall design budget.
 - iii. Schedule status, indicating any variance from baseline schedule.
 - iv. If budget or schedule variance exceeds 5%, provide a brief explanation of the cause and any actions taken to regain baseline.
 - v. A brief narrative of planned Project activity for the subsequent period.
- d. The CBJ shall not be liable for the Partnership's expenses incurred in reliance on direction received from any CBJ officer employee other than the signatory authority or designated primary Project point-of-contact. Reliance by the CBJ on representations by any other person shall be at the CBJ's own risk.

- e. The CBJ shall not be liable for the Partnership's expenses incurred in reliance on directions received from any other municipal officer or employee. Reliance by the CBJ on representations by any other person shall be at the CBJ's own risk.

7. Disbursement of Funds

The Partnership shall register as a vendor with CBJ's Purchasing Office in order to receive funding. Funds shall be disbursed as follows:

Upon completion of Business Plan (4.c.)	\$333,000	33.3%
Upon completion of Schematic Design 35%	\$333,000	33.3%
Upon completion of Design Development 65%	\$334,000	33.4%
Total	\$1,000,000	100.0%

8. Term

This MOA shall become effective on the date of the last signature and shall apply until the Project achieves 95% completion of design.

9. Each Party is an Independent Contractor

For the purposes of this Agreement and all services to be provided hereunder, each party shall be, and shall be deemed to be, an independent contractor and not a partner, agent, or employee of the other party. Neither party shall have authority to make any statements, representations, or commitments of any kind, or take any action, which shall be binding on the other party, except as may be explicitly provided for herein or authorized by the other party in writing.

10. Penalty for Breach of Obligations in this MOA

A. Notification and Opportunity to Cure

If notified by the CBJ in writing that it is in violation of any of the terms, conditions, or provisions of this Agreement, the Partnership shall have thirty (30) days from the date of such notification to remedy the violation; or, if the remedy will take in excess of thirty (30) days to complete, the Partnership shall promptly take responsive action necessary to achieve a satisfactory remedy as close as possible to the 30th day from CBJ's initial notice.

B. Remedies

In the event of breach of the Partnership's obligations to design the project in accordance with the terms of this agreement, damages shall include, but are not limited to:

1. Cancellation of the agreement to assume ownership of the Project after completion.
2. Reimbursement of all funds already dispersed by the CBJ.
3. Withholding of approval of future funding for the project until such time as the Partnership puts the Project in a state of compliance with this MOA.

Miscellaneous Provisions

A. Amendment or modification of Agreement:

This MOA may only be modified or amended by written agreement signed by authorized representatives for both Parties.

B. The Whole Agreement:

This MOA constitutes the entire agreement between the Parties. There are no other understandings or agreements between the Parties, either oral or memorialized in writing regarding the matters addressed in this MOA. This MOA may not be amended by the Parties unless an amendment is agreed to in writing, with both Parties signing through their authorized representatives. All parties mutually agree to the terms of this Memorandum of Agreement. The Memorandum of Agreement should not be construed in favor of or against any party. This Memorandum of Agreement contains the entire agreement between the parties; there are no other promises, terms, conditions, or obligations other than those contained therein; and this agreement and yearly work plans shall supersede all previous communications, representations or agreement, either oral or written, between the parties.

D. Third Parties and Responsibilities for Claims:

Nothing in this MOA shall be construed as conferring any legal rights, privileges, or immunities, or imposing any legal duties or obligations on any person or persons other than the Parties named in this MOA, whether such rights, privileges, immunities, duties or obligations be regarded as contractual, equitable, or beneficial in nature as to such other person or persons. Nothing in this MOA shall be construed as creating any legal relations between the Partnership and any person performing services or supplying any equipment, materials, goods, or supplies for the Project.

Equal Employment Opportunity. The Partnership will not discriminate because of race, religion, color, sex, age, disability, familial status, sexual orientation, gender identity, gender expression, or national origin. The Partnership will include these provisions in any agreement relating to work performed under this agreement.

Conflicts of Interest. The Partnership warrants that no employee or officer of the CBJ has violated the conflict of interest provisions of CBJ code regarding this agreement. The Partnership also warrants that it has not solicited or received any prohibited action, favor or benefit from any employee or office of the CBJ, and that it will not do so as a condition of this agreement. If Partnership learns of any such conflict of interest, it shall without delay inform the Borough Attorney or CBJ's representative for this contract.

Inspection and Retention of Records. The CBJ may inspect, in the manner and at reasonable times it considers appropriate, plans, records, and activities having any relevance to this agreement. The Partnership shall retain financial and other records relating to the performance of this agreement for a period of six (6) years, or until the resolution of any audit findings, claims, or litigation related to the agreement.

Insurance Requirements. The Partnership must provide and maintain certification of proper insurance coverage or binder, along with the amendatory endorsement, to the City and Borough of Juneau. Proof of the following insurance is required:

Commercial General Liability Insurance. The Partnership must maintain Commercial General Liability Insurance in an amount it deems reasonably sufficient to cover any suit that may be brought against the Partnership. This amount must be at least \$1,000,000 per occurrence, and \$2,000,000 aggregate. This insurance policy is to contain, or be endorsed to contain, additional insured status for the CBJ, its officers, officials, employees, and volunteers.

Indemnification. The Partnership agrees to defend, indemnify, and hold harmless CBJ, its employees, volunteers, consultants, and insurers, with respect to any action, claim, or lawsuit arising out of or related to the Partnership's performance of this agreement, without limitation as to the amount of fees, and without limitation as to any damages, cost or expense resulting from settlement, judgment, or verdict, and includes the award of any attorneys' fees even if in excess of Alaska Civil Rule 82. This indemnification agreement applies to the fullest extent permitted by law and is in full force and effect whenever and wherever any action, claim, or lawsuit is initiated, filed, or otherwise brought against CBJ relating to this contract. The obligations of the Partnership arise immediately upon actual or constructive notice of any action, claim, or lawsuit. CBJ shall notify the Partnership in a timely manner of the need for indemnification, but such notice is not a condition precedent to The Partnership's obligations and is waived where the Partnership has actual notice.

Choice of Law, Jurisdiction. The Superior Court for the State of Alaska, First Judicial District at Juneau, Alaska shall be the exclusive jurisdiction for any action of any kind and any nature arising out of or related to this Agreement. Venue for trial in any action shall be in Juneau, Alaska. The laws of the State of Alaska shall govern the rights and obligations of the parties. The Partnership specifically waives any

right or opportunity to request a change of venue for trial pursuant to AS 22.10.040.

Applicability of Alaska Public Records Act. The Partnership acknowledges and understands that the CBJ is subject to the Alaska Public Records Act (AS 40.25.120) and that all documents received, owned or controlled by the CBJ in relation to this agreement must be made available for the public to inspect upon request, unless an exception applies. It is the Partnership’s sole responsibility to clearly identify any documents the Partnership believes are exempt from disclosure under the Public Records Act by clearly marking such documents “Confidential.” Should the CBJ receive a request for records under the Public Records Act applicable to any document marked “Confidential” by the Partnership the CBJ will notify the Partnership as soon as practicable prior to making any disclosure. The Partnership acknowledges it has five (5) calendar days after receipt of notice to notify the CBJ of its objection to any disclosure, and to file any action with any competent court the Partnership deems necessary in order to protect its interests. Should the Partnership fail to notify the CBJ of its objection or to file suit, the Partnership shall hold the CBJ harmless of any damages incurred by the Partnership as a result of the CBJ disclosing any of the Partnerships’ documents in the CBJ’s possession. Additionally, the Partnership may not promise confidentiality to any third party on behalf of the CBJ, without first obtaining express written approval by the CBJ.

Severability. If a court of competent jurisdiction renders any part of this agreement invalid or unenforceable, that part will be severed and the remainder of this agreement will continue in full force and effect.

Waiver. Failure or delay by the CBJ to exercise a right or power under this agreement will not be a waiver of the right or power. For a waiver of a right or power to be effective, it must be in a writing signed by the CBJ. An effective waiver of a right or power will not be construed as either a future or continuing waiver of that same right or power, or the waiver of any other right or power.

Joint Drafting:

This MOA has been jointly drafted by the Parties, and each party has had the ability and opportunity to consult with its legal counsel prior to signature. The MOA shall not be construed for or against either party.

ATTACHMENTS INCLUDED

- Attachment A – CBJ Standards and Design Requirements
- Attachment B – Capital Civic Center Joint Venture Project Management Org. Chart, 1/27/25
- Attachment C – Capital Civic Center Project Budget, 1/27/25
- Attachment D – Capital Civic Center Plans, 1/27/25
- Attachment E – Project Funding as Presented by the Partnership, 1/27/25 COW

Contacts

The undersigned agree to the terms of this Memorandum of Agreement:

Dated: _____ By: _____
Bruce Botelho, Co-chair

Dated: _____ By: _____
John Clough, Co-chair

SUBSCRIBED AND SWORN TO OR AFFIRMED before me by _____, who is Regional Director for the Southcoast Region of the Alaska Department of Transportation & Public Facilities, an agency established under Alaska law, on this _____ day of _____, 2025.

Notary Public, State of Alaska
My commission expires: _____

CITY & BOROUGH OF JUNEAU

Dated: _____ By: _____
Katie Koester
City Manager, CITY & BOROUGH OF JUNEAU

SUBSCRIBED AND SWORN TO OR AFFIRMED before me by Katie Koester, who is City Manager of the CITY & BOROUGH OF JUNEAU, a Municipality established under Alaska law, on this _____ day of _____, 2025.

Notary Public, State of Alaska
My commission expires: _____

ACKNOWLEDGMENT OF AUTHORIZATION BY THE CITY & BOROUGH OF JUNEAU
ASSEMBLY

By adoption of CBJ & BOROUGH OF JUNEAU Resolution Serial No. XXXX, adopted on [month day, year], the CBJ Assembly authorized execution of this agreement and committed to providing match funds for this Project to the extent permitted by the CBJ charter, and acknowledged the CBJ's promise to perform specific actions related to the Project.

Dated: _____

Clerk, CITY & BOROUGH OF JUNEAU

Attachment A: CBJ Standards and Design Requirements¹

Exterior Doors to be fiberglass.

Toilet Partitions – consider phenolic partitions in lieu of stainless steel currently specified for potential cost savings.

Fire Alarm System – shall be compatible with Simplex system at Centennial Hall, recently upgraded with 2022-23 Ballroom Renovation. Alternatively will consider other fire alarm systems if all of Centennial Hall is wholly retrofitted with alternative fire alarm system.

Exterior Siding - Durable, low maintenance, exterior siding system. Preferably not wood.

HVAC Controls – DDC system shall be Automated Logic, which ties into a head-end at CBJ Facilities Maintenance shop in Douglas, AK.

Energy Use Intensity (EUI) – meet or exceed the Median Source EUI (kBtu/ft²) for Convention Centers (109.6 kBtu/ft²) and Performing Arts Centers (112.0 kBtu/ft²) as published by the Energy Star, U.S. Department of Energy.² Calculate the comprehensive source EUI by proportioning the EUI target by the corresponding square footage by use.

Light fixtures and bulbs - limit specialty light fixtures. Prefer fixtures and bulbs whose parts, components, and full replacements are readily available.

Exterior Light Fixtures – to be controlled by photocell v. an astronomical clock.

Access Control – Must integrate and be compatible with CBJ's standard access control system, Millenium.

Intrusion Detection System – System specified shall be non-proprietary and able to be programed by CBJ Facilities Maintenance staff.

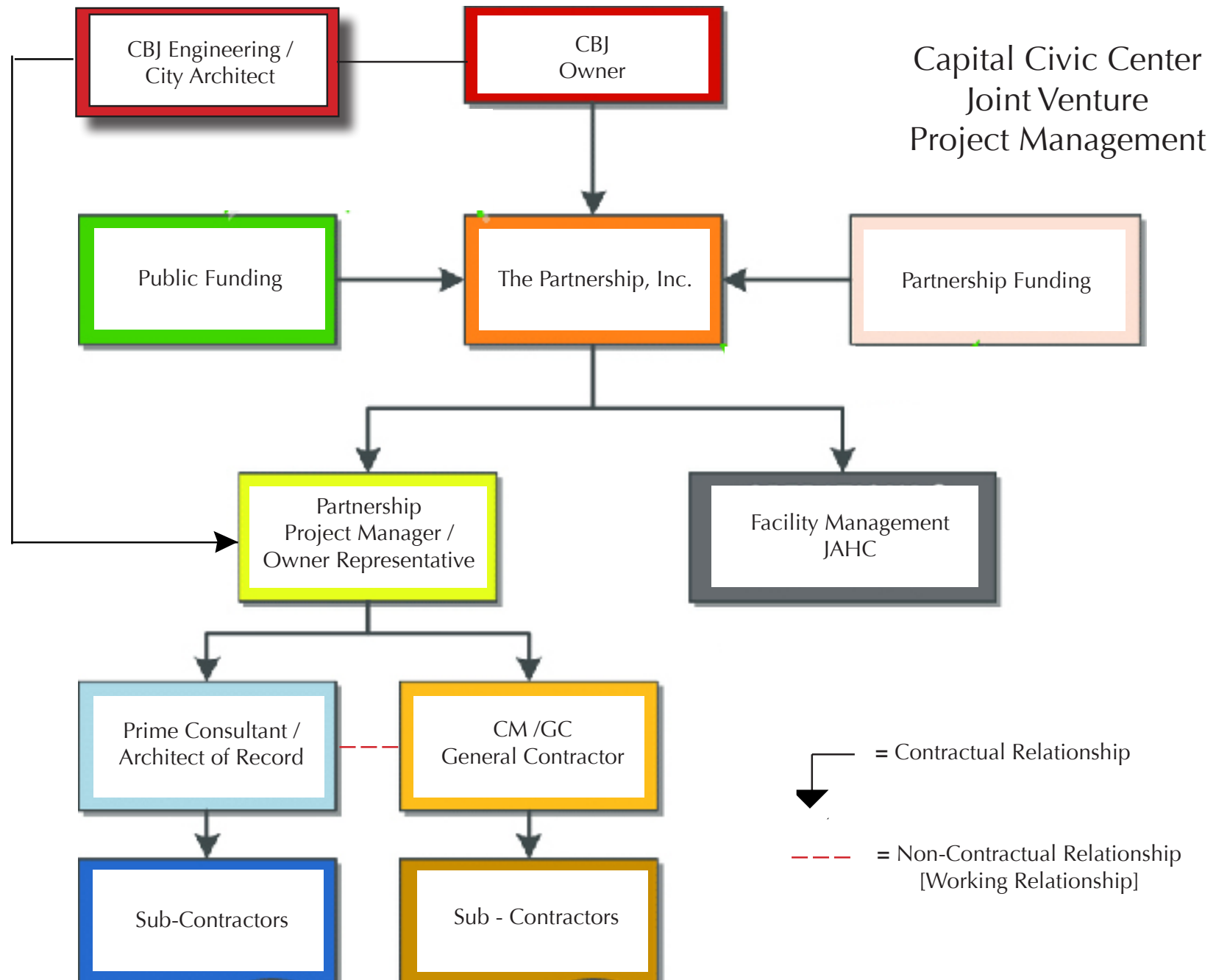
Video Surveillance (CCTV) – Must integrate and be compatible with CBJ's standard video surveillance system, Verkada.

Elevator – prefer Thyssen Krupp based on maintenance service agreement. Thyssen Krupp can service Otis elevators as well.

IT Issues: the design will need to account for connectivity to Zach Gordon Youth Center and the Docks & Harbors Office during and potentially after construction. Centennial Hall connectivity needs to be addressed as well.

¹ Refers to specifications in the [New Junea Arts Culture and Civic Center \(NJACCC\) Estimator Draft prepared by NorthWind Architects LLC 11/11/24](#).

²Energy Star PortfolioManager, U.S. Energy Use Intensity by Property Type, <https://portfoliomanager.energystar.gov/pdf/reference/US%20National%20Median%20Table.pdf>



Attachment C

Capital Civic Center Project Budget			
Hard Costs	Construction 44,000 Sq. Ft		\$41,227,596
	Site Preparation		\$1,960,337
	Landscaping		\$900,000
	Parking		\$1,100,000
		Sub Total	\$45,187,933
Soft Costs	Architect / Engineering		\$4,518,793
	Permitting and Fees		\$451,879
	Specialty Consultants		\$903,759
		Sub Total	\$5,874,431
FFE	Theater		\$2,090,300
	General Facility		\$1,112,428
		Sub Total	\$3,202,728
Project Management	Administration		\$451,879
	Construction Management		\$677,819
	Testing / Special Inspections		\$451,879
		Sub Total	\$1,581,578
Contingency		Sub Total	\$4,518,793
Project Cost		Total	\$60,365,463

10%

1%

2%

1%

1.50%

1%

10%

Load total

26.500%

Potential Additive

Alternates:

	construction	project
2nd floor on Centennial Hall	\$7,501,712	\$9,489,666
Demolish the existing Armory (JACC)	\$1,702,300	\$2,153,410
Paint Centennial Hall to match	\$198,008	\$250,480
New front Canopy at Centennial Hall	\$209,597	\$265,140
Add for Orchestra Pit Lift instead of platforms	\$310,000	\$392,150

SUBTOTAL \$12,550,846

TOTAL \$72,916,309



Attachment E

Where Do We Stand Today

prepared on 1/16/2024

Cash On Hand:

1) Merrill Lynch net worth:		
a. Partnership Operating account:	\$ 403,663.00	
b. Partnership Investment account:	\$ 2,287,983.00	
		\$ 2,691,646.00
2) Wells Fargo Partnership account:		\$ 82,343.00
3) Juneau Community Foundation:		
a. Capital Civic Center Designated account:	\$ 120,494.55	
b. Fred K. Koken Fund:	\$ 1,000,000.00	
c. Shelton Fund	\$ 100,000.00	
d. Bill and Katie Corbus - Performing Arts Center Fundraising and Operating Endowment Fund yields \$50,000 annually for fundraising/planning, and then for operations after built.		
\$52,000 annual Corbus distribution not included here		\$ 1,220,494.55
Total Cash:		\$ 3,994,483.55

Matching Grants:

1) NEH \$750,000 – Match completed 2024	Total:	\$ 750,000.00
---	---------------	----------------------

Corporate, Foundations, Government, or Personal pledges to be paid :

1) CBJ CLIA Marine Passenger Fees:	\$ 10,000,000.00	(3,000,000 – completed)
CBJ Design Funds	\$ 1,800,000.00	
CBJ Federal Match	\$ 5,000,000.00	
2) Murdock Foundation approved	\$ 650,000.00	
3) Rasmuson Foundation	\$ 1,500,000.00	*
* We must match \$1,000,000		
4) Richard L and Diane M Block Family Foundation	\$ 250,000.00	*
* To receive the first \$100,000 we must raise \$300,000		
5) Carr foundation	\$ 150,000.00	
5) Individual pledge balances due: (Groundbreakers, Block Builders, 50 for the Future donors)	\$ 424,075.00	
	Total:	\$ 19,774,075.00

Sub Total Cash + Commitments: \$ 24,518,558.55

Targeted Donations from other Foundations, Governments, Private:

1) Government request postponed to 2025	\$ 15,000,000.00
2) Private Individual (in negotiation)	\$ 1,500,000.00
3) Private Family (in negotiation)	\$ 1,000,000.00
4) Private Foundation (s) being researched	\$ 13,000,000.00
5) Contractor Inkind Armory tear down and site prep	\$ 5,000,000.00

Sub Total Pending Requests and Research: \$ 35,500,000.00

Total: \$ 60,018,558.55

Funds spent so far on project: \$2,817,071 (does not include the Centennial Hall reno)

Accomplished:

Active fundraising activities and campaigns resulting in the funds to date
 Drawings, initial Centennial Hall renovations completed
 Embarking on final designs.

Note that future operating and fundraising expenses come from the Operating Account funds provided by the JCF fund

Donors	Juneau	Statewide	Out of State	Total
Major donors (>\$10,000)	34	2	7	43
Groundbreakers (Pledged \$10,000, some paid some pending)	80	5	10	95
50 for the Future (Pledged \$600, some paid some pending)	14		4	18
Block Builders (donations toward the Block challenge)	8			8
Rasmuson Matchmakers (new program)	1			1
Donors to the JCF Capital Civic Center fund	10			10
Other donors	495	32	64	591
Total	642	39	85	766

Presented by: Donna Pierce
Presented: 05/19/2025
Drafted by: Law Department

RESOLUTION OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 4009

**A Resolution Setting Policy Concerning the Commercial Use of City
Land Regulated by the Parks and Recreation Department.**

WHEREAS, the Parks & Recreation department has not updated its commercial use regulations since 2004; and

WHEREAS, Juneau has added new parks and trails over the past two decades; and

WHEREAS, the commercial recreation field is continually evolving and the City and Borough of Juneau needs a framework for considering new uses; and

WHEREAS, the Commercial Recreation Use Analysis involved extensive public consultation to determine the parks and trails most suitable for commercial use; and

WHEREAS, commercial use of parks and trails generates revenue for the City and Borough of Juneau; and

WHEREAS, other modifications will be needed to address safety, traffic, and other issues which arise from commercial uses.

BE IT RESOLVED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. The policy of the City and Borough of Juneau concerning the commercial use of city land regulated by the Parks and Recreation Department is to:

- (a) Maintain and improve parks, recreation areas, and trails for their primary use by the public, residents and visitors alike, and preserve them from activities inconsistent with that primary use.
- (b) Preserve and maintain these public assets for all users, preserve the recreational experience unique to each area, consider impacts upon other users and neighboring property, and ensure public safety on city lands.
- (c) Establish rules to minimize environmental damage and mitigate impacts from the commercial use of parks, open spaces, and trails.

(d) Charge for commercial use of parks, trails, open spaces, and recreational facilities at a fair rate which reflects the cost of providing any improvements, maintenance, services, and administration necessary for the use.

(e) Implement and enforce rules for commercial use of city and borough parks, open spaces, trails, and recreational facilities as established by the 2024 Commercial Recreation Use Analysis.

Section 2. The CBJ 2024 Commercial Recreation Use Analysis is hereby adopted.

Section 3. Effective Date. This resolution shall be effective immediately after its adoption.

Adopted this _____ day of _____, 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by: The Manager
Presented: 05/19/2025
Drafted by: Law Department

RESOLUTION OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 4010(b)

**A Resolution Supporting the Continued Public Ownership of the
Tongass National Forest and Mendenhall Glacier Recreation Area.**

WHEREAS, Juneau has worked to stabilize and manage visitor numbers over the past five years; and

WHEREAS, the Tongass National Forest is a primary tourist draw in Southeast Alaska and the Mendenhall Glacier is the highest capacity visitor destination in Juneau; and

WHEREAS, more than 700,000 commercial visitors and an estimated one million total people visit annually; and

WHEREAS, the Mendenhall Glacier National Recreation Area is a beloved community asset; and

WHEREAS, the 2025 tour season started on April 14, 2025; and

WHEREAS, federal management of sites like the Mendenhall Glacier National Recreation Area provides balanced opportunities to local businesses and local recreation; and

WHEREAS, the Mendenhall Glacier National Recreation Area is a major economic driver and a profitable operation that subsidizes other United States Forest Service Assets; and

WHEREAS, tribal co-management has provided valuable interpretive and workforce opportunities, enhancing the experience for both commercial and non-commercial users; and

WHEREAS, US Forest Service staff ensure visitor safety, a consistent visitor experience, sanitation services, and management of commercial use; and

WHEREAS, recent firings of federal workers and forthcoming reduction in workforce will prevent the US Forest Service and the Mendenhall from providing effective services.

BE IT RESOLVED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. The Tongass National Forest, and sites like the Mendenhall Glacier, are valuable public lands. The United States Forest Service should rehire employees and retain sufficient staff force to provide for visitor safety, consistent visitor experience, sanitation, and adaptive management of commercial use across the Tongass National Forest.

Section 2. The ~~Tongass National Forest, and especially~~ Mendenhall Glacier Recreation Area, should remain a federally managed resource to ensure these public lands are accessible to all.

Section 3. The Mendenhall Glacier and other US Forest Service sites need to be a responsive and adaptive part of CBJ's response to visitor demands. The US Forest Service and the Tribe are essential partners.

Section 4. Effective Date. This resolution shall be effective immediately after its adoption.

Adopted this _____ day of _____, 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by: The Mayor
Presented: 05/19/2025
Drafted by: Law Department

RESOLUTION OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 4011

A Resolution in Support of Continuity in Ownership of Snettisham Hydroelectric Project Assets.

WHEREAS, hydropower resources provide a clean and renewable source of electricity; and

WHEREAS, a safe and reliable supply of electricity is an essential public service necessary to meet life-safety needs of the community; and

WHEREAS, the responsible operation and maintenance of electric utility infrastructure enables Juneau residents and businesses to purchase electricity at a cost that is less than the national average, contributing significantly to a stable economy; and

WHEREAS, continuous access to generation resources is fundamental to maintaining low cost, safe, reliable, and renewable electricity; and

WHEREAS, the Snettisham Hydroelectric Project (“Snettisham” or the “Project”) transmission line delivers ninety percent of Juneau’s hydroelectric power, which is produced at the Snettisham and Lake Dorothy Hydroelectric Projects; and

WHEREAS, pursuant to AS 44.88.095(c) and (e), the City and Borough of Juneau Assembly passed Resolution No. 1920 to indicate its consent to and approval of the sale of bonds by the Alaska Industrial Development and Export Authority (“AIDEA” or the “Authority”) to finance the purchase of the Snettisham Hydroelectric Project; and

WHEREAS, the City and Borough of Juneau Assembly passed Resolution No. 1921 to request that the Alaska Public Utilities Commission approve the Agreement for the Sale and

Purchase of the Electric Capability of the Snettisham Hydroelectric Project (“Snettisham PSA”) between Alaska Electric Light and Power Company (“AELP”) and AIDEA; and

WHEREAS, Section 4(b) of the Snettisham PSA requires that “Title to any assets acquired or constructed in connection with any Project Work shall be vested in the Authority, until such time (if any) as the Project (including such assets) is sold to [Snettisham Electric Company] pursuant to the Option Agreement and the Project Sale Agreement[.]” and

WHEREAS, the Snettisham Electric Company is an affiliate to AELP that holds an option to purchase Snettisham from the Authority; and

WHEREAS, AELP and the City and Borough of Juneau entered into an agreement granting the City and Borough of Juneau the right of first refusal on any sale of the Project to an entity unaffiliated with AELP; and

WHEREAS, the electrical protection equipment capable of interrupting the flow of electricity on the Snettisham transmission line, including the Lake Dorothy Hydroelectric Project interconnection equipment, is titled to AIDEA; and

WHEREAS, the safe and reliable operation of the Snettisham transmission line is best ensured when the electrical protection equipment capable of interrupting the flow of electricity on the transmission line is titled to the owner of Snettisham.

BE IT RESOLVED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. The Assembly supports having Alaska Industrial Development and Export Authority, or the subsequent owner of Snettisham, hold title to all assets directly connected with the Snettisham transmission line.

Section 2. Effective Date. This resolution shall be effective immediately after its adoption.

50 Adopted this _____ day of _____, 2025.

51

52

53

54 Attest:

Beth A. Weldon, Mayor

55

56 _____
Elizabeth J. McEwen, Municipal Clerk

MEMORANDUM

CITY/BOROUGH OF JUNEAU
155 HERITAGE WAY, JUNEAU, ALASKA 99801

FAXED MEMORANDUM

TO: Renee' Loree
CBJ Purchasing Officer

Date: May 7, 2025

FROM: *Carl Uchytel*
Carl Uchytel
Port Director

SUBJ: POSTING NOTICE OF BIDS
Statter Harbor Improvements Phase III(D)
Upland Improvements
Contract No. DH25-023

This memo is to post a notice of the results of the bid opening on May 7, 2025, for the subject project. X bids were received. The responsive bidders and their total bids are as follows:

BIDDERS	TOTAL BID
<i>Dawson Construction, LLC</i>	\$2,517,287.00
Admiralty Construction, Inc	\$2,694,210.00
Coogan Construction Company	\$2,694,300.00
<i>Engineer's Estimate</i>	<i>\$3,023,220.00</i>

The apparent low bidder is **Dawson Construction, LLC**. Recommendation to award the Total Bid in the amount of \$2,517,287.00 will be forwarded to the CBJ Assembly for approval at the Regular Assembly Meeting on May 19, 2025.

This notice begins the protest period per Purchasing Code 53.50.062. Protests will be executed in accordance with CBJ Ordinance 53.50.062 "Protests", and 53.50.080 "Administration of Protest." The CBJ Purchasing Code is available online at: <http://www.juneau.org/law> or from the CBJ Purchasing Division at (907) 586-5258.

The apparent low bidder has until **4:30 p.m. on** May 14, 2025, to submit the Subcontractor Report, Section 00360 to the Engineering Department Contracts Office. The Subcontractor Report must be submitted even if there are no subcontractors planned for the job.

c. Bidders
Matthew Sill, CBJ Port Engineer



BID SUMMARY

Reviewed by:

Susan Settje

Certified by: Carl Uchytel

Statter Harbor Improvements Phase III(D) Contract No. DH25-023				Engineer's Estimate		Dawson Constuction PO Box 30920 Bellingham, WA 98228		Admiralty Construction PO Box 240169 Douglas, AK 99824		Coogan Construction 5600 Montana Creek Rd Juneau, SK 99803	
BID Opening Date 05/07/2025		CIP No. H51-108									
PAY ITEM	PAY ITEM DESCRIPTION	UNIT	QUANTITY	UNIT PRICE	AMOUNT	UNIT PRICE	AMOUNT	UNIT PRICE	AMOUNT	UNIT PRICE	AMOUNT
1505.1	Mobilization	LS	All Req'd	Lump Sum	\$ 390,420.00	Lump Sum	\$ 225,099.00	Lump Sum	\$ 265,000.00	Lump Sum	\$ 505,005.00
1570.1	Erosion and Sediment Control	LS	All Req'd	Lump Sum	\$ 30,000.00	Lump Sum	\$ 61,821.00	Lump Sum	\$ 100,000.00	Lump Sum	\$ 25,000.00
2060.1	Demolition, Salvage and Disposal	LS	All Req'd	Lump Sum	\$ 45,000.00	Lump Sum	\$ 111,581.00	Lump Sum	\$ 75,000.00	Lump Sum	\$ 25,000.00
2202.1	Unusable Excavation	CY	1,300	\$ 40.00	\$ 52,000.00	\$ 30.00	\$ 39,000.00	\$ 35.00	\$ 45,500.00	\$ 25.00	\$ 32,500.00
2202.2	Usable Excavation	CY	200	\$ 40.00	\$ 8,000.00	\$ 52.00	\$ 10,400.00	\$ 25.00	\$ 5,000.00	\$ 21.00	\$ 4,200.00
2202.3	Class A Shot Rock Borrow	CY	2,000	\$ 75.00	\$ 150,000.00	\$ 110.00	\$ 220,000.00	\$ 75.00	\$ 150,000.00	\$ 55.00	\$ 110,000.00
2204.1	Base Course, Grading D-1	CY	1,150	\$ 100.00	\$ 115,000.00	\$ 145.00	\$ 166,750.00	\$ 100.00	\$ 115,000.00	\$ 90.00	\$ 103,500.00
2204.2	Base Course, Grading A	CY	100	\$ 100.00	\$ 10,000.00	\$ 120.00	\$ 12,000.00	\$ 120.00	\$ 12,000.00	\$ 85.00	\$ 8,500.00
2205.1	Class II Armor Rock	CY	150	\$ 150.00	\$ 22,500.00	\$ 143.00	\$ 21,450.00	\$ 100.00	\$ 15,000.00	\$ 85.00	\$ 12,750.00
2402.1	Adjust Existing Cleanout to Finish Grade	EA	3	\$ 1,500.00	\$ 4,500.00	\$ 717.00	\$ 2,151.00	\$ 1,200.00	\$ 3,600.00	\$ 500.00	\$ 1,500.00
2402.2	Adjust Existing Pump Station to Finish Grade	LS	All Req'd	Lump Sum	\$ 2,500.00	Lump Sum	\$ 4,400.00	Lump Sum	\$ 2,500.00	Lump Sum	\$ 2,200.00
2501.1	18-Inch CPP Storm Drain Pipe	LF	174	\$ 150.00	\$ 26,100.00	\$ 119.00	\$ 20,706.00	\$ 100.00	\$ 17,400.00	\$ 90.00	\$ 15,660.00
2501.2	6-Inch PVC Storm Drain Pipe	LF	21	\$ 100.00	\$ 2,100.00	\$ 113.00	\$ 2,373.00	\$ 60.00	\$ 1,260.00	\$ 60.00	\$ 1,260.00
2502.1	Storm Drain Catch Basin, Type IV	EA	3	\$ 5,000.00	\$ 15,000.00	\$ 4,767.00	\$ 14,301.00	\$ 4,000.00	\$ 12,000.00	\$ 4,000.00	\$ 12,000.00
2502.2	Deck Drain	EA	2	\$ 3,500.00	\$ 7,000.00	\$ 1,850.00	\$ 3,700.00	\$ 2,500.00	\$ 5,000.00	\$ 2,500.00	\$ 5,000.00
2502.3	Reconstruct Existing Manhole to Finish Grade	EA	3	\$ 4,000.00	\$ 12,000.00	\$ 2,367.00	\$ 7,101.00	\$ 5,000.00	\$ 15,000.00	\$ 2,600.00	\$ 7,800.00
2502.4	Adjust Existing Manhole to Finish Grade w/ Frame and Grate	EA	1	\$ 2,000.00	\$ 2,000.00	\$ 1,950.00	\$ 1,950.00	\$ 1,500.00	\$ 1,500.00	\$ 1,500.00	\$ 1,500.00
2502.5	Trench Drain	LS	All Req'd	Lump Sum	\$ 60,000.00	Lump Sum	\$ 69,574.00	Lump Sum	\$ 75,000.00	Lump Sum	\$ 80,000.00
2601.1	1-Inch HDPE Water Pipe	LF	35	\$ 100.00	\$ 3,500.00	\$ 129.00	\$ 4,515.00	\$ 100.00	\$ 3,500.00	\$ 125.00	\$ 4,375.00
2601.2	Yard Hydrant	LS	All Req'd	Lump Sum	\$ 2,500.00	Lump Sum	\$ 3,140.00	Lump Sum	\$ 5,000.00	Lump Sum	\$ 1,200.00
2602.1	Adjust Existing Valve Box to Finish Grade	EA	4	\$ 1,500.00	\$ 6,000.00	\$ 1,525.00	\$ 6,100.00	\$ 750.00	\$ 3,000.00	\$ 750.00	\$ 3,000.00
2702.1	Construction Surveying	LS	All Req'd	Lump Sum	\$ 50,000.00	Lump Sum	\$ 50,121.00	Lump Sum	\$ 40,000.00	Lump Sum	\$ 40,000.00
2718.1	Signage	LS	All Req'd	Lump Sum	\$ 5,000.00	Lump Sum	\$ 4,158.00	Lump Sum	\$ 3,000.00	Lump Sum	\$ 1,800.00
2720.1	Painted Traffic Markings	LS	All Req'd	Lump Sum	\$ 30,000.00	Lump Sum	\$ 9,572.00	Lump Sum	\$ 7,500.00	Lump Sum	\$ 8,000.00
2726.1	1-ft thick MSE Wall Blocks	LS	All Req'd	Lump Sum	\$ 40,000.00	Lump Sum	\$ 26,791.00	Lump Sum	\$ 12,000.00	Lump Sum	\$ 15,000.00
2801.1	AC Pavement, Type II, Class B, 3-Inch Thick	TON	1,400	\$ 400.00	\$ 560,000.00	\$ 270.00	\$ 378,000.00	\$ 300.00	\$ 420,000.00	\$ 280.00	\$ 392,000.00

BID SUMMARY

Reviewed by:

Susan Settje

Certified by: Carl Uchytíl

Statter Harbor Improvements Phase III(D) Contract No. DH25-023				Engineer's Estimate		Dawson Constuction PO Box 30920 Bellingham, WA 98228		Admiralty Construction PO Box 240169 Douglas, AK 99824		Coogan Construction 5600 Montana Creek Rd Juneau, SK 99803	
BID Opening Date 05/07/2025		CIP No. H51-108									
PAY ITEM	PAY ITEM DESCRIPTION	UNIT	QUANTITY	UNIT PRICE	AMOUNT	UNIT PRICE	AMOUNT	UNIT PRICE	AMOUNT	UNIT PRICE	AMOUNT
2892.1	Handrail	LS	All Req'd	Lump Sum	\$ 130,000.00	Lump Sum	\$ 166,852.00	Lump Sum	\$ 195,000.00	Lump Sum	\$ 275,000.00
2910.1	Planting Soils	LS	All Req'd	Lump Sum	\$ 30,000.00	Lump Sum	\$ 33,610.00	Lump Sum	\$ 45,000.00	Lump Sum	\$ 30,000.00
2930.1	Exterior Plants and General Landscaping	LS	All Req'd	Lump Sum	\$ 50,000.00	Lump Sum	\$ 21,490.00	Lump Sum	\$ 75,000.00	Lump Sum	\$ 60,000.00
2970.1	Landscape Maintenance	LS	All Req'd	Lump Sum	\$ 2,500.00	Lump Sum	\$ 6,500.00	Lump Sum	\$ 25,000.00	Lump Sum	\$ 9,000.00
3303.1	6-Inch Thick Colored Concrete	SY	90	\$ 310.00	\$ 27,900.00	\$ 468.00	\$ 42,120.00	\$ 445.00	\$ 40,050.00	\$ 425.00	\$ 38,250.00
3303.2	6-Inch Thick Concrete Sidewalk	SY	895	\$ 300.00	\$ 268,500.00	\$ 190.00	\$ 170,050.00	\$ 240.00	\$ 214,800.00	\$ 220.00	\$ 196,900.00
3303.3	Curb and Gutter, Types I-V	LF	940	\$ 80.00	\$ 75,200.00	\$ 79.00	\$ 74,260.00	\$ 60.00	\$ 56,400.00	\$ 60.00	\$ 56,400.00
3303.4	Concrete Wheel Stop	EA	36	\$ 1,250.00	\$ 45,000.00	\$ 252.00	\$ 9,072.00	\$ 250.00	\$ 9,000.00	\$ 300.00	\$ 10,800.00
3304.1	Concrete Seawalk	SY	90	\$ 400.00	\$ 36,000.00	\$ 443.00	\$ 39,870.00	\$ 500.00	\$ 45,000.00	\$ 500.00	\$ 45,000.00
3304.2	Cantilevered Concrete Seawalk	SY	330	\$ 900.00	\$ 297,000.00	\$ 598.00	\$ 197,340.00	\$ 740.00	\$ 244,200.00	\$ 740.00	\$ 244,200.00
3304.3	Concrete Landscape Seatwall Planter	LS	All Req'd	Lump Sum	\$ 60,000.00	Lump Sum	\$ 64,069.00	Lump Sum	\$ 60,000.00	Lump Sum	\$ 60,000.00
16000.1	Electrical System	LS	All Req'd	Lump Sum	\$ 350,000.00	Lump Sum	\$ 215,300.00	Lump Sum	\$ 275,000.00	Lump Sum	\$ 250,000.00
	Base Bid Total				\$ 3,023,220.00		\$2,517,287.00		\$2,694,210.00		\$2,694,300.00

MEMORANDUM

CITY/BOROUGH OF JUNEAU
155 HERITAGE WAY, JUNEAU, ALASKA 99801

TO: Katie Koester
City and Borough Manager

Date: May 15, 2025

FROM: Cristian Crabtree
Contract Specialist

SUBJECT: RFP RESULTS: Notice of Intent to Award
Construction Manager at Risk (CMAR) for the
Bartlett Regional Hospital Emergency Department Addition & Renovation
CBJ Contract No. E25-318b

Two proposals were received for the subject project on April 29, 2025. The scores assigned to each proposal by the selection committee are as follows:

Proposer	Selection Committee Members										Total Rank
	A		B		C		D		E		
	Score	Rank	Score	Rank	Score	Rank	Score	Rank	Score	Rank	
Cornerstone General Contractors, Inc.	139	2	163	1	144	1	132	2	166	1	7
Dawson Construction LLC	140.2	1	152.2	2	129.2	2	132.2	1	151.2	2	8

Project Manager: Lisa EaganLagerquist

This project consists of a construction firm serving in a Construction Manager at Risk capacity to provide pre-construction and construction services for the Bartlett Regional Hospital Emergency Department Addition & Renovation project. This Alternative Procurement method was authorized by the Assembly with Ordinance 2022-51.

Funding Source: BRH Fund and BRH Revenue Bond
Total Project Funds: Revenue Bond, F550 - \$12,125,284.00
CIP No. B55-083 (\$12,125,284.00)
Pre-Construction Encumbrance: \$47,145.00

Staff recommends award of this project to **Cornerstone General Contractors, Inc.** In accordance with Ordinance 2022-51, which authorizes an Alternative Procurement method, the Manager shall present the recommended Construction Manager at Risk company proposal to the Assembly for approval prior to commencing negotiations with the selected firm. If the Assembly accepts the proposal, the initial contract for pre-construction services will be for \$47,145.00 and the total contract value will not exceed \$1,397,173.00 without prior Assembly approval.

Approved: _____
Katie Koester
City & Borough Manager

Date of Assembly Approval: _____

Presented by: The Manager
 Introduced: May 19, 2025
 Drafted by: Finance

TRANSFER REQUEST FOR THE CITY AND BOROUGH OF JUNEAU, ALASKA

SERIAL NUMBER T-2509

It is hereby ordered by the Assembly of the City and Borough of Juneau, Alaska, that \$1,355 be transferred:

From: CIP

A50-107	Gate 5 Passenger Boarding Bridge	\$ (1,355)
---------	----------------------------------	------------

To: CIP

A50-112	Airport Runway Safety Area Shoulder Grading	\$ 1,355
---------	---	----------

The \$1,355 consists of:

Temporary 1% Sales Tax	\$ 1,355
------------------------	----------

Moved and Approved this _____ day of _____, 2025.

Katie Koester, City Manager

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by: The Manager
 Introduced: May 19, 2025
 Drafted by: Finance

TRANSFER REQUEST FOR THE CITY AND BOROUGH OF JUNEAU, ALASKA

SERIAL NUMBER T-2511

It is hereby ordered by the Assembly of the City and Borough of Juneau, Alaska, that \$25,880 be transferred:

From: CIP

D71-089	Valley Transit Center	\$ (25,880)
---------	-----------------------	-------------

To: CIP

D71-091	Power Upgrades for Electric Buses	\$ 25,880
---------	-----------------------------------	-----------

The \$25,880 consists of:

General Sales Tax	\$ 25,880
-------------------	-----------

Moved and Approved this _____ day of _____, 2025.

Katie Koester, City Manager

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by: The Manager
Introduced: May 19, 2025
Drafted by: Finance

TRANSFER REQUEST FOR THE CITY AND BOROUGH OF JUNEAU,
ALASKA

SERIAL NUMBER T-2512

It is hereby ordered by the Assembly of the City and Borough of Juneau,
Alaska, that \$933,692 be transferred:

From: CIP

W75-062	Cedar Park Pump Station Generator and Tank Removal	\$ (388,359)
W75-057	Lee Street Pump Station Replacement	\$ (373,929)
W75-077	Aurora Vault Removal	\$ (97,169)
W75-056	Last Chance Basin Fuel Tank Removal and Relocation	\$ (74,235)

To: CIP

W75-070	Cope Park Pump Station	\$ 933,692
---------	------------------------	------------

The \$933,692 consists of:

Water Funds	\$ 559,763
General Sales Tax	\$ 373,929

Moved and Approved this _____ day of _____, 2025.

Katie Koester, City Manager

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by: The Manager
Introduced: May 19, 2025
Drafted by: Finance

TRANSFER REQUEST FOR THE CITY AND BOROUGH OF JUNEAU,
ALASKA

SERIAL NUMBER T-2513

It is hereby ordered by the Assembly of the City and Borough of Juneau,
Alaska, that \$149,082 be transferred:

From: CIP

H51-118	Public and Private Port Infrastructure	\$ (149,082)
---------	--	--------------

To: CIP

H51-113	Waterfront Seawalk	\$ 149,082
---------	--------------------	------------

The \$149,082 consists of:

Marine Passenger Fees	\$ 149,082
-----------------------	------------

Moved and Approved this _____ day of _____, 2025.

Katie Koester, City Manager

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by: The Manager
 Introduced: May 19, 2025
 Drafted by: Finance

TRANSFER REQUEST FOR THE CITY AND BOROUGH OF JUNEAU, ALASKA

SERIAL NUMBER T-2514

It is hereby ordered by the Assembly of the City and Borough of Juneau, Alaska, that \$35,000 be transferred:

From: CIP

S02-105	Juneau School District Deferred Maintenance	\$ (35,000)
---------	---	-------------

To: CIP

S02-106	Dzantik'l Heeni Playground Design	\$ 35,000
---------	-----------------------------------	-----------

The \$35,000 consists of:

General Funds	\$ 35,000
---------------	-----------

Moved and Approved this _____ day of _____, 2025.

Katie Koester, City Manager

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by: The Manager
 Introduced: May 19, 2025
 Drafted by: Finance

TRANSFER REQUEST FOR THE CITY AND BOROUGH OF JUNEAU, ALASKA

SERIAL NUMBER T-2515

It is hereby ordered by the Assembly of the City and Borough of Juneau, Alaska, that \$14,238 be transferred:

From: CIP

D12-049	Manager's Energy Efficiency	\$ (14,238)
---------	-----------------------------	-------------

To: CIP

D12-083	Juneau Renewable Energy Strategy Implementation	\$ 14,238
---------	--	-----------

The \$14,238 consists of:

General Sales Tax	\$ 14,238
-------------------	-----------

Moved and Approved this _____ day of _____, 2025.

Katie Koester, City Manager

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by: The Manager
 Introduced: May 19, 2025
 Drafted by: Finance

TRANSFER REQUEST FOR THE CITY AND BOROUGH OF JUNEAU, ALASKA

SERIAL NUMBER T-2516

It is hereby ordered by the Assembly of the City and Borough of Juneau, Alaska, that \$1,548,721 be transferred:

From: CIP

P47-073	Centennial Hall Renovation Phase 2	\$ (1,548,721)
---------	------------------------------------	----------------

To: CIP

P44-091	Deferred Building Maintenance	\$ 1,548,721
---------	-------------------------------	--------------

The \$1,548,721 consists of:

Temporary 1% Sales Tax	\$ 1,343,993
Hotel Tax	\$ 200,000
General Sales Tax	\$ 4,728

Moved and Approved this _____ day of _____, 2025.

Katie Koester, City Manager

Attest:

Elizabeth J. McEwen, Municipal Clerk



Department of Commerce, Community,
and Economic Development

ALCOHOL & MARIJUANA CONTROL OFFICE
550 West 7th Avenue, Suite 1600
Anchorage, AK 99501
Main: 907.269.0350

April 22, 2025

From: Alcohol.licensing@alaska.gov ; amco.localgovernmentonly@alaska.gov

Licensee: **The Narrows Bar, LLC**
DBA: The Narrows Bar LLC
VIA email: jaredcure@gmail.com
CC: None
Local Government 1: City and Borough of Juneau
Local Government 2:
Via Email: di.cathcart@juneau.gov; city.clerk@juneau.gov

Re: Beverage Dispensary License #76 Combined 2025-2026 Renewal Notice

License Number:	#76
License Type:	Beverage Dispensary License
Licensee:	The Narrows Bar, LLC
Doing Business As:	The Narrows Bar LLC
Physical Address:	148 S Franklin St Juneau, AK 99801
Designated Licensee:	The Narrows Bar, LLC
Phone Number:	415-205-3704
Email Address:	jaredcure@gmail.com

☒ License Renewal Application ☐ Endorsement Renewal Application

Dear Licensee:

Our staff has reviewed your application after receiving your application and required fees. Your renewal documents appear to be in order, and I have determined that your application is complete for purposes of AS 04.11.510, and AS 04.11.520.

Your application is now considered complete and will be sent electronically to the local governing body(ies), your community council if your proposed premises is in Anchorage or certain locations in the Matanuska-Susitna Borough, and to any non-profit agencies who have requested notification of applications. The local governing body(ies) will have 60 days to protest the renewal of your license.

Your application will be scheduled for the **June 24th, 2025** board meeting for Alcoholic Beverage Control Board consideration. The address and call-in number for the meeting will be posted on our home page. The board will not grant or deny your application at the meeting unless your local government waives its right to protest per AS 04.11.480(a).

Please feel free to contact us through the Alcohol.licensing@alaska.gov email address if you have any questions.

Dear Local Government:

We have received completed renewal applications for the above listed licenses within your jurisdiction. This is the notice required under AS 04.11.480. A local governing body may protest the issuance, renewal, relocation, or transfer to another person of a license with one or more endorsement, or issuance of an endorsement by sending the director and the applicant a protest and the reasons for the protest in a clear and concise statement within 60 days of the date of the notice of filing of the application. A protest received after the 60-day period may not be accepted by the board, and no event may a protest cause the board to reconsider an approved renewal, relocation, or transfer.

To protest any application(s) referenced above, please submit your written protest for each within 60 days to AMCO and provide proof of service upon the applicant and proof that the applicant has had reasonable opportunity to defend the application before the meeting of the local governing body.

If you have any questions, please email amco.localgovernmentonly@alaska.gov.

Dear Community Council (Municipality of Anchorage and Mat-Su Borough only)

We have received a completed renewal application for the above listed license (see attached application documents) within your jurisdiction. This letter serves to provide written notice to the above referenced entities regarding the above application, as required under AS 04.11.310(b) and AS 04.11.525.

Please contact the local governing body with jurisdiction over the proposed premises for information regarding review of this application. Comments or objections you may have about the application should first be presented to the local governing body.

If you have any questions, please email Alcohol.licensing@alaska.gov

Sincerely,
Kyle Helie, Licensing Examiner II
For
Kevin Richard, Director



THE STATE
of ALASKA
GOVERNOR MIKE DUNLEAVY

Department of Commerce, Community,
and Economic Development

ALCOHOL & MARIJUANA CONTROL OFFICE
550 West 7th Avenue, Suite 1600
Anchorage, AK 99501
Main: 907.269.0350

April 22, 2025

From: Alcohol.licensing@alaska.gov ; amco.localgovernmentonly@alaska.gov

Licensee: Crystal Saloon LLC

DBA: Crystal Saloon

VIA email: jaredcure@gmail.com

CC: None

Local Government 1: City and Borough of Juneau

Local Government 2:

Via Email: di.cathcart@juneau.gov; city.clerk@juneau.gov

Re: Beverage Dispensary License #2533 Combined 2025-2026 Renewal Notice

License Number:	#2533
License Type:	Beverage Dispensary License
Licensee:	Crystal Saloon LLC
Doing Business As:	Crystal Saloon
Physical Address:	216 Front St Juneau, AK 99801
Designated Licensee:	Crystal Saloon LLC
Phone Number:	415-205-3704
Email Address:	jaredcure@gmail.com

☒ License Renewal Application

☐ Endorsement Renewal Application

Dear Licensee:

Our staff has reviewed your application after receiving your application and required fees. Your renewal documents appear to be in order, and I have determined that your application is complete for purposes of AS 04.11.510, and AS 04.11.520.

Your application is now considered complete and will be sent electronically to the local governing body(ies), your community council if your proposed premises is in Anchorage or certain locations in the Matanuska-Susitna Borough, and to any non-profit agencies who have requested notification of applications. The local governing body(ies) will have 60 days to protest the renewal of your license.

Your application will be scheduled for the **June 24th, 2025** board meeting for Alcoholic Beverage Control Board consideration. The address and call-in number for the meeting will be posted on our home page. The board will not grant or deny your application at the meeting unless your local government waives its right to protest per AS 04.11.480(a).

Please feel free to contact us through the Alcohol.licensing@alaska.gov email address if you have any questions.

Dear Local Government:

We have received completed renewal applications for the above listed licenses within your jurisdiction. This is the notice required under AS 04.11.480. A local governing body may protest the issuance, renewal, relocation, or transfer to another person of a license with one or more endorsement, or issuance of an endorsement by sending the director and the applicant a protest and the reasons for the protest in a clear and concise statement within 60 days of the date of the notice of filing of the application. A protest received after the 60-day period may not be accepted by the board, and no event may a protest cause the board to reconsider an approved renewal, relocation, or transfer.

To protest any application(s) referenced above, please submit your written protest for each within 60 days to AMCO and provide proof of service upon the applicant and proof that the applicant has had reasonable opportunity to defend the application before the meeting of the local governing body.

If you have any questions, please email amco.localgovernmentonly@alaska.gov.

Dear Community Council (Municipality of Anchorage and Mat-Su Borough only)

We have received a completed renewal application for the above listed license (see attached application documents) within your jurisdiction. This letter serves to provide written notice to the above referenced entities regarding the above application, as required under AS 04.11.310(b) and AS 04.11.525.

Please contact the local governing body with jurisdiction over the proposed premises for information regarding review of this application. Comments or objections you may have about the application should first be presented to the local governing body.

If you have any questions, please email Alcohol.licensing@alaska.gov

Sincerely,
Kyle Helie, Licensing Examiner II
For
Kevin Richard, Director

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25

Presented by: The Manager
Presented: 03/17/2025
Drafted by: Law Department

ORDINANCE OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 2025-05(c)

An Ordinance Setting Forth the Policy and Procedures for the Release of Body Worn Camera Video Footage in Critical Incidents.

WHEREAS, the Assembly of the City and Borough of Juneau believes that the use of body worn cameras provides the community with increased transparency; and

WHEREAS, critical incidents require careful consideration and thoughtful community outreach; and

WHEREAS, often critical incidents are discussed and personal video is shared on social media immediately following such incidents; and

WHEREAS, nationwide, police departments have transitioned to releasing footage to the community as early as possible; and

WHEREAS, there is a strong public interest in releasing footage in a timely manner; and

WHEREAS, the Constitutional rights of all parties remain protected, despite the timing of the release of footage.

BE IT ENACTED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. Classification. This ordinance is of a general and permanent nature and shall become a part of the City and Borough of Juneau Municipal Code.

Section 2. Amendment of Title. Title 55, Police, is amended to add the following chapters and sections:

Chapter 55.60 BODY WORN CAMERAS

55.60.010 Body worn camera policy.

The Juneau Police Department shall establish policies and procedures for the use of body worn cameras and the release of video footage.

55.60.020 Release of body worn camera footage in officer use of deadly force that results in serious physical injury or death. ~~involved traumatic incidents.~~

When an officer use of force incident occurs where the use of force causes death or serious physical injury to an officer or another person. ~~If a traumatic incident occurs involving Juneau police officers,~~ the Juneau Police Department will proceed as follows:

- (1) Release body worn camera footage no later than 30 days after the incident.
Family may be provided the opportunity to review the footage in-person or virtually up to 24 hours prior to planned public release.
 - (A) The release shall consist of relevant video imagery (including accompanying audio recording) that accurately depicts the actions and events leading up to and including the incident.
 - (B) The release of the footage will be accompanied by (1) additional information to provide context based on the evidence available at the time of release and (2) a brief summary of the redactions.
 - (C) Footage will not be released if JPD is in receipt of a valid court order prohibiting release or is otherwise prohibited by law.
- (2) *Delayed release.*
 - (A) The prosecuting authority may request, in writing, up to a 10-day delay in the release of video to the public. In its request, the prosecuting authority should explain, with specificity, the interference or jeopardy that justifies

the delayed release. Neither a delay in completing the investigation nor pending prosecution review constitute a circumstance in which a delay in release is justified. The prosecuting authority’s request for an extension will be carefully considered by the manager and chief of police, with the final decision granting a delay ultimately resting with the manager.

- (i) Only one 10-day delay may be requested.
- (ii) If granted, the manager shall inform the assembly, at the next scheduled meeting, of the delay.
- (iii) If granted, upon release of the video, the prosecuting attorney’s explanation for delay shall be released to the public.

(B) The manager or chief of police retain the discretion to identify circumstances under which the release of the video must be delayed to protect:

- (i) The safety of involved individuals, including officers, witnesses, bystanders, or other third parties; or
- (ii) Confidential sources or investigative techniques.

(C) If delayed by the manager or chief of police, in no case shall a delay exceed the end of the investigation 10 days. The video imagery in question shall be released as soon as the reason for delay has been resolved.

(D) If delayed by the manager or chief of police, ~~upon release of the video,~~ an explanation for delay shall be released to the public no later than 30 days from the date of the incident.

- 1
- 2
- 3
- 4
- 5
- 6
- 7
- 8
- 9
- 0
- 1
- 2
- 3
- 4
- 5
- 6
- 7
- 8
- 9
- 0
- 1
- 2
- 3
- 4
- 5

- 6 (A) Officer who is depicted in the video and/or significantly involved;
7
8 (B) The subject upon whom force was used upon;
9
0 (i) If the subject is deceased or unable to consent, the next of kin or
1 personal representative, if known, will be notified;
2 (ii) If the subject is a juvenile, the subject's parents or legal guardian
3 will be notified;
4
5 (C) The State of Alaska Office of Special Prosecutions and the Juneau
6 Municipal Attorney's Office.

4 **Section 3. Effective Date.** This ordinance shall be effective 30 days after its
5 adoption.

Adopted this _____ day of _____, 2025.

9 | Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25

Presented by: The Manager
Presented: 04/07/2025
Drafted by: Law Department

ORDINANCE OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 2025-23(b)

**An Ordinance Amending the City and Borough Title 69 Code Relating to
Hosting Platforms.**

BE IT ENACTED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. Classification. This ordinance is of a general and permanent nature and shall become a part of the City and Borough of Juneau Municipal Code.

Section 2. Amendment of Chapter. Chapter 69.05, Uniform Sales Tax, is amended as follows:

Chapter 69.05 UNIFORM SALES TAX

69.05.010 Definitions.

The following words, terms and phrases, when used in this chapter, shall have the meanings ascribed to them in this section, except where the context clearly indicates a different meaning:

Alcoholic beverage means, but is not limited to, beer, wine, distilled spirits, and all other spirituous, vinous, malt, and other fermented or distilled liquors intended for human consumption and containing more than one-half of one percent alcohol by volume for which a license or permit for its sale or barter is required by AS title 04.

Buyer, consumer and person means, without limiting the scope thereof, every individual, receiver, assignee, trustee in bankruptcy, trust estate, firm, copartnership, joint venture, club,

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25

company, business trust, corporation, association, society, or any group of individuals acting as a unit, whether mutual, cooperative, fraternal, nonprofit, or otherwise.

Digital network has the same meaning as in AS 28.23.180: any online-enabled application, software, website, or system offered or used by a transportation network company that enables the prearrangement of rides with transportation network company drivers.

Federally recognized Indian tribe means an Indian or Alaska Native tribe, band, nation, pueblo, village, or community that the Secretary of the Interior has acknowledged to exist as an Indian tribe pursuant to the Federally Recognized Indian Tribe List Act of 1994, Public Law 103-454, 25 U.S.C. 479a.

Gross income means total annual compensation, earned and unearned, taxable and nontaxable, for the calendar year prior to the rebate year, including, but not limited to, wages, interest, dividends, rents, royalties, alimony, pensions, annuities, gains derived from dealings in property, etc. Losses are not considered income for purposes of this definition.

Marijuana means all parts of the plant of the genus cannabis whether growing or not, the seeds thereof, the resin extracted from any part of the plant, and every compound, manufacture, salt, derivative, mixture, or preparation of the plant, its seeds, or its resin, including marijuana concentrate; "marijuana" does not include fiber produced from the stalks, oil, or cake made from the seeds of the plant, sterilized seed of the plant which is incapable of germination, or the weight of any other ingredient combined with marijuana to prepare topical or oral administration, food, drink, or other products.

Marijuana products means concentrated marijuana products and marijuana products that are comprised of marijuana and other ingredients and are intended for use or consumption, such as, but not limited to, edible products, ointments, and tinctures.

Marketplace facilitator means a person or entity, including transportation network companies and hosting platforms, that contracts with sellers to facilitate for consideration, regardless of whether deducted as fees from the transaction, the sale or rental of the seller's property, product, or services through a physical or electronic marketplace operated by the person, and engages:

(a) Directly or indirectly, through one or more affiliated persons, in any of the following:

- (1) Transmitting or otherwise communicating the offer or acceptance between the buyer and seller;
- (2) Owning or operating the infrastructure, electronic or physical, or technology that brings buyers and sellers together;
- (3) Providing a virtual currency that buyers are allowed or required to use to purchase products from the seller; or
- (4) Software development or research and development activities related to any of the activities described in (b) of this subsection (3), if such activities are directly related to a physical or electronic marketplace operated by the person or an affiliated person; and

(b) In any of the following activities with respect to the seller's products:

- (1) Payment processing services;
- (2) Fulfillment or storage services;
- (3) Listing products for sale;
- (4) Setting prices;
- (5) Branding sales as those of the marketplace facilitator;

- (6) Order taking;
- (7) Advertising or promotion; or
- (8) Providing customer service or accepting or assisting with returns or exchanges.

Point of delivery means the location at which the property or a product is delivered or service performed. For products and services delivered or transferred electronically, point of delivery is the billing address of the buyer or consumer.

Receive means, for the purposes of point of delivery under CBJ 69.05.020:

- (1) Taking possession of personal property or goods;
- (2) Making first use of services;
- (3) Taking possession or making first use of digital goods, whichever comes first.

The term "receive" does not include temporary possession by a shipping company on behalf of the buyer or consumer.

Retail sale means any sale of real or tangible personal property, including barter, credit, installment, and conditional sales, for any purpose other than resale in the regular course of business. The delivery of property in the City and Borough by a seller whose principal place of business is outside the City and Borough to a buyer or consumer is a retail sale made within the City and Borough if such retailer maintains any office, distribution, or sales house, warehouse, or any other place of business, or solicits business or receives orders through any agent, salesman, or other type of representation within the City and Borough.

Sale for resale means the sale of tangible personal property to a buyer whose principal business is the resale of the property, whether in the same or an altered form.

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25

Seller means every person making sales to a buyer or consumer, renting property, or performing services for consideration.

Selling price and *price* mean the consideration, whether money, credit, rights or other property, expressed in terms of money, paid, given, or delivered by a buyer to a seller all without any deduction on account of the cost of property sold, the cost of materials used, labor costs, interest, discount, delivery costs, taxes, or any other expenses whatsoever paid or accrued, and without any deduction on account of losses.

Services means all services of every manner and description that are performed or furnished for consideration whether in conjunction with the sale of goods or not, but does not include services rendered by an employee to an employer.

Transportation network company has the same meaning as in AS 28.23.180: a corporation, partnership, sole proprietorship, or other entity that uses a digital network to connect transportation network company riders to transportation network company drivers who provide prearranged rides; a transportation network company may not be considered to control, direct, or manage the personal vehicles or transportation network company drivers that connect to the transportation network company's digital network, except where agreed to by written contract.

Transportation network company driver has the same meaning as in AS 28.23.180: an individual who:

- (a) Receives connections to potential passengers and related services from a transportation network company in exchange for payment of a fee to the transportation network company; and

(b) Uses a personal vehicle to offer or provide a prearranged ride to riders upon connection through a digital network controlled by a transportation network company in return for compensation or payment of a fee.

(CBJ Code 1970, § 69.10.010; Serial No. 70-26, § 3, 1970; Serial No. 83-66, § 3, 1983; Serial No. 84-46, § 2, 1984; Serial No. 85-44, § 2, 1985; Serial No. 98-12, § 2, 1998; Serial No. 2008-40, § 2, 12-19-2008, eff. 2-1-2009; Serial No. 2016-17, § 2, 5-23-2016; Serial No. 2016-20, § 2, 7-11-2016, eff. 1-1-2017; Serial No. 2018-38(b)(am), § 2, 9-17-2018, eff. 10-18-2018; Serial No. 2021-30, § 2, 9-13-2021, eff. 10-14-2021)

Cross reference— Definitions generally, CBJ Code § 01.15.010.

69.05.020 Imposition of rate.

- (a) There shall be levied and collected a tax equal to the percentage of the selling price on retail sales and rentals made and services performed within the City and Borough as follows:
- (1) Within the entire City and Borough: One percent.
 - (2) Within the entire City and Borough, an additional three percent.
 - (3) Effective October 1, 2023 within the entire City and Borough, an additional one percent.
 - (4) Subsection (a)(3) of this section shall be automatically repealed on September 30, 2028.
- (b) If parts of a sale, service or rental, or a combination thereof, occur both inside and outside the City and Borough, or occur over a period of time during which two different tax rates apply, the tax shall be the highest rate applicable to any part of the sales, service, or rental and shall be applied to the price of the entire transaction; provided, if

the invoice of the transaction separates and prices the various parts of the transaction in accordance with the location of the parts of the transaction, or the time of the transaction, the different sales tax rates applicable to the separate parts of the transaction shall be applied, but only if each such part of the transaction is a sale, service, or rental which may be made and is regularly offered on a separate basis by the seller or marketplace facilitator. The taxability of a sale of goods is determined by the point of delivery of the tangible personal property. The taxability of a service is determined by the location where the service performed is received. The taxability of a rental made is determined by the place where the rental property is located.

- (c) Subsection (a)(2) and this subsection (c) are automatically repealed on July 1, 2027.
- (d) In addition to the tax levied and collected under subsection (a) of this section, there shall be levied and collected a tax equal to three percent of the selling price on the retail sale of alcoholic beverages sold within the City and Borough.
- (e) In addition to the tax levied and collected under subsection (a), there shall be levied and collected a tax equal to three percent of the selling price on the retail sale of marijuana and marijuana products sold within the City and Borough.

(Serial No. 83-66, § 4, 1983; Serial No. 84-46, § 3, 1984; Serial No. 85-44, § 3, 1985; Serial No. 87-32am, § 2, 1987; Serial No. 90-26, §§ 2, 3, 1990; Serial No. 95-28, §§ 2, 3, 1995; Serial No. 96-33, §§ 2, 3, 1996; Serial No. 98-36, § 2, 1998; Serial No. 2000-29, § 2, 8-7-2000; Serial No. 2000-30, §§ 2, 3, 8-7-00; Serial No. 2005-25(am), § 2, 8-25-2005; Serial No. 2006-28(b), §§ 2, 3, 10-3-2006; Serial No. 2007-46(b), § 2, 8-6-2007; Serial No. 2011-17, § 2, 8-8-2011, eff. 7-1-2012; Serial No. 2012-32, § 2, 8-13-2012, eff. 10-1-2013; Serial No. 2016-20, § 3, 7-11-2016, eff. 1-1-2017; Serial No. 2016-19, § 2, 7-11-2016, eff. 7-1-2017; Serial No. 2017-22(am), § 2, 8-21-2017,

1
2 eff. 10-1-2018; Serial No. 2021-30, § 3, 9-13-2021, eff. 10-14-2021; Serial No. 2021-17, § 2, 6-14-
3 2021, eff. 7-1-2022; Serial No. 2022-34, 8-1-2022, eff. 10-1-2023)

4 **State Law reference**— Authority to impose taxes on alcoholic beverages, AS 04.21.010(c)(2),
5 (3).

6 **69.05.030 Collection.**

7 (a) Unless authorized by the manager under subsection (b) of this section to include the tax
8 in the selling price, sellers and marketplace facilitators, and transportation network
9 companies on behalf of transportation network company drivers, shall add the tax levied
10 in this chapter to the selling price, rent, or service charge in accordance with a schedule
11 promulgated by the manager, on file in the sales tax office.

12 (b) The sales tax may be included in the selling price of sales made through coin-operated
13 devices, sales of food and beverages at concession stands and other places with high
14 customer volume, metered sales where the sales price is computed by the metering
15 device, admissions and other taxable sales where the manager determines buyer and
16 seller convenience would be substantially enhanced, upon specific written authorization
17 from and under terms and conditions required by the manager.
18

19 (Serial No. 83-66, § 5, 1983; Serial No. 2018-38(b)(am), § 3, 9-17-2018, eff. 10-18-2018)

20 ***

21
22 **69.05.060 Seller to add tax to selling price.**

23 Every seller or marketplace facilitator collecting and remitting tax on behalf of a seller and
24 transportation network company collecting and remitting sales tax on behalf of transportation
25 network company drivers shall add the amount of the tax levied by this chapter to the total
selling price, and the tax shall be stated separately on any sales receipts or slips, rent receipts,

charge tickets, invoices, statements of account, or other tangible evidence of sale unless the sales tax is permitted to be included in the selling price under subsection 69.05.030(b). (CBJ Code 1970, § 69.10.060; Serial No. 70-26, § 3, 1970; Serial No. 83-66, § 8, 1983; Serial No. 2018-38(b)(am), § 4, 9-17-2018, eff. 10-18-2018)

69.05.062 Monthly remittance of estimated sales tax.

- (a) *Monthly deposit report.* Every person making sales, rentals, or performing services within the City and Borough, including marketplace facilitators on behalf of sellers ~~transportation network companies on behalf of transportation network company drivers~~, who incurs sales tax liability or a combined sales tax and hotel-motel tax liability, as levied under chapter 69.05 or chapter 69.07, of \$1,000.00 or more in the month shall, on or before the 15th day of the month following the month in which the tax liability was incurred, complete a monthly deposit report declaring estimated sales tax liability and, if applicable, hotel-motel tax liability, for the month and transmit the report to the City and Borough. If the 15th day is a Saturday, Sunday, or federal, state, or City and Borough holiday, the due date will be extended until the next business day. The United States Postal Service postmark shall determine the date of filing for mailed reports.
- (b) *Amount of monthly remittance.* At the time of transmitting the monthly deposit report, the seller or marketplace facilitator on behalf of sellers ~~transportation network company~~ ~~on behalf of a transportation network company driver~~ shall remit to the City and Borough the total estimated amount of sales tax and, if applicable, hotel-motel tax, due for the month for which the deposit report is filed.
- (c) *Penalties.* A late filing penalty of \$25.00 shall be added to all late-filed monthly deposit reports. In addition, late payment penalties will be assessed on monthly tax deposits

1
2 when the seller or marketplace facilitator responsible for collecting and remitting sales
3 tax on behalf of a seller ~~the transportation network company responsible for collecting~~
4 ~~and remitting sales tax on behalf of a transportation network company driver~~ fails to
5 remit at least 80 percent of the total monthly sales tax and hotel-motel tax deposit due
6 on or before the 15th day of the month following the month for which the deposit is
7 required. The late payment penalty will be equal to one percent per month or fraction
8 thereof of the total delinquent monthly deposit balance due. The delinquent amount
9 shall be the difference between the total tax deposit due for the month and the amount
10 of the deposit remitted by the seller or marketplace facilitator on behalf of a seller
11 ~~transportation network company on behalf of a transportation network company driver~~.
12 The delinquent monthly payment penalty will be assessed on the 16th day of each
13 month or fraction of a month from the date of delinquency to the date of total payment
14 or the due date of the sales tax return covering the monthly payment period, whichever
15 is earlier.
16

- 17 (d) *Filing period adjustments.* In addition to the monthly deposit and reporting
18 requirements set forth in subsections (a) and (b) of this section, sellers or marketplace
19 facilitators on behalf of sellers ~~transportation network companies on behalf of a~~
20 ~~transportation network company driver~~ are required to file period returns and remit the
21 remaining unpaid sales tax due as required in subsection 69.05.070(a) or
22 subsection 69.05.100(c). If the sales tax due and payable by the seller or marketplace
23 facilitator on behalf of a seller ~~transportation network company on behalf of a~~
24 ~~transportation network company driver~~, as required in section 69.05.070, is less than
25 the total amount of the monthly sales tax deposits remitted to the City and Borough

during that filing period, the excess balance will be applied to the seller's or marketplace facilitator's next monthly sales tax deposit, unless the seller or marketplace facilitator elects in writing to have the balance refunded.

(e) Any seller who operates their business exclusively through a marketplace facilitator is not responsible for collecting or remitting any sales tax under this chapter, provided that the sales tax is being collected and remitted by the marketplace facilitator on their behalf.

(Serial No. 91-34am, § 2, 1991; Serial No. 2018-38(b)(am), § 5, 9-17-2018, eff. 10-18-2018)

69.05.070 Periodic returns, penalties, and interest for delinquency.

(a) Every person and marketplace facilitator making or facilitating sales, rentals, or performing services within the City and Borough, ~~and transportation network companies on behalf of transportation network company drivers,~~ shall on or before the last day of the month, unless the last day of the month is a Saturday, Sunday, or federal, state, or City and Borough holiday in which case the due date will be extended until the next business day, immediately following the end of each filing period complete a return for the required filing period setting forth the total amount of all sales, rentals and services, regardless of whether such transactions are taxable or nontaxable, the amount of sales tax due, and such other information as the City and Borough may require, and sign and deliver or mail the return to the City and Borough Manager. Periodic returns shall be filed for the calendar quarters ending on March 31, June 30, September 30, and December 31, unless the seller or marketplace facilitator on behalf of a seller ~~transportation network company on behalf of a transportation network company driver~~ is allowed or directed by the City and Borough manager to

1
2 file for a different time period as authorized in this section and section 69.05.100. A
3 seller, other than a governmental agency, making only exempt sales may be allowed,
4 upon written request to the City and Borough treasurer or the manager, to file returns
5 for periods which vary from the standard calendar quarter and which cover time
6 periods up to one year.

7
8 (b) The tax levied under this chapter, whether or not collected from the buyer, except for
9 credit transactions covered in subsection (c) of this section, must be remitted by the
10 seller or marketplace facilitator on behalf of a seller ~~transportation network company~~
11 ~~on behalf of a transportation network company driver~~ to the City and Borough at the
12 time of transmitting the return, and if not so remitted or if the return is not timely
13 filed, such tax is delinquent. A late filing penalty of \$25.00 shall be added to all late
14 returns. The postmark shall determine the date of filing mailed returns. In addition, a
15 late payment penalty of five percent per month or any fraction thereof, until a total
16 late payment penalty of 25 percent has accrued shall be added to all returns until such
17 tax, penalty, and interest thereon have been paid. Such penalty shall be assessed and
18 collected in the same manner as the tax is assessed and collected. In addition to these
19 penalties, interest on the delinquent tax from the due date until paid shall accrue and
20 be collected in the same manner the delinquent tax is collected. The annual interest
21 rate on delinquent tax shall be five percent per year above the Wall Street Journal
22 Prime Rate, or similar published rate, on January 2nd each year, rounded to the
23 nearest full percentage point, as determined by the finance director; provided,
24 however, that if such calculated rate would fall below ten percent per year, the
25

1
2 interest rate shall be ten percent per year, and if the calculated rate would exceed 15
3 percent per year, the interest rate shall be 15 percent per year.

- 4 (c) The seller or marketplace facilitator on behalf of a seller ~~transportation network~~
5 ~~company on behalf of a transportation network company driver~~ shall report and remit
6 sales tax to the City and Borough on the same basis, cash or accrual, the seller or
7 marketplace facilitator ~~transportation network company~~ uses for reporting federal
8 income tax. A seller or marketplace facilitator reporting on the accrual basis shall be
9 allowed a tax credit for sales tax previously paid by the seller or marketplace
10 facilitator on any sale, service, or rental made on credit to the extent the seller or
11 marketplace facilitator declares such debt to be uncollectible and a bad debt for federal
12 income tax purposes. Such bad debt credit must be claimed on a timely filed quarterly
13 sales tax report within two years from the date of sale in which the bad debt arose.
- 14 (d) Except as otherwise provided herein, all returns, reports, and information required to
15 be filed with the City and Borough under this chapter, and all information deducible
16 from such filed returns, reports, and information, shall be kept confidential and are
17 not subject to public inspection. Except upon court order, such returns, reports, and
18 information shall be made available only to employees of the City and Borough whose
19 job responsibilities are directly related to such returns, reports, and information; to
20 the person supplying such returns, reports, and information; and to persons
21 authorized in writing by the person supplying such returns, reports, and information.
22 The following information shall be made available to the public: the name and address
23 of sellers and marketplace facilitators collecting and remitting sales tax on behalf of
24 sellers ~~transportation network companies collecting and remitting sales tax on behalf~~
25

1
2 of ~~transportation network company drivers~~; whether or not a business, including a
3 marketplace facilitator, ~~transportation network company, or transportation network~~
4 ~~company driver~~ is registered to collect sales tax in the City and Borough; whether or
5 not a business, including a marketplace facilitator, ~~transportation network company or~~
6 ~~transportation network company driver~~ is current in filing sales tax returns and in
7 remitting sales tax, the amount of sales tax due, and the number of returns not filed;
8 and the names and exemption numbers of nonprofit agencies which have received a
9 nonprofit exemption number from the manager. The manager may, from time to time,
10 publish the names of sellers and marketplace facilitators collecting and remitting sales
11 tax on behalf of sellers ~~transportation network companies collecting and remitting~~
12 ~~sales tax on behalf of transportation network company drivers~~ delinquent in remitting
13 sales taxes and the amount thereof including the "doing business as" name under
14 which the seller or marketplace facilitator ~~transportation network company~~ is doing
15 business when the sales tax delinquency being published arises from that business;
16 provided that the names of sellers or marketplace facilitators ~~transportation network~~
17 ~~companies~~ who have signed a confession of judgment for the delinquent sales taxes,
18 penalties, and interest, and a stipulation to postpone execution on the judgment, and
19 who are current in their sales tax payments under such stipulation as of the date on
20 which the names are submitted to the publisher, will not be published. Information
21 may also be made available to the public in the form of statistical reports if the
22 identities of particular sellers or transportation network companies is not revealed by
23 the reports.
24
25

(e) The City and Borough may permit the proper officer of the United States, of a state, or other municipality to inspect tax returns or reports filed under this title, or may furnish to the officer a copy of the tax return, if the other jurisdiction grants substantially similar privileges to the City and Borough, and if the City and Borough determines that other jurisdiction provides adequate safeguards for the confidentiality of the returns and reports, and that the returns and reports will be used for tax purposes only.

(f) Very small business annual filing. The quarterly filing requirements of subsection (a) are waived and an annual filing is allowed for a seller that anticipates having \$20,000.00 or less of gross sales in the subsequent calendar year. A seller that elects to file annually is required to begin making quarterly filings in the calendar quarter that gross annual sales exceed \$20,000.00. Failure of a seller to begin making quarterly filings after gross annual sales exceed \$20,000.00 shall result in the imposition of penalties and interest described in subsection (b).

(CBJ Code 1970, § 69.10.070; Serial No. 70-26, § 3, 1970; Serial No. 76-19, §§ 2, 3, 1976; Serial No. 81-67, § 2, 1981; Serial No. 83-66, § 9, 1983; Serial No. 85-44, §§ 4, 5, 11, 1985; Serial No. 86-51, § 2, 1986; Serial No. 88-01, § 2, 1988; Serial No. 91-34am, §§ 3, 4, 1991; Serial No. 96-32, §§ 2, 3, 1996; Serial No. 2005-46, § 2, 11-21-2005; Serial No, 2007-56, § 2, 9-24-2007; Serial No. 2018-38(b)(am), § 6, 9-17-2018, eff. 10-18-2018; Serial No. 2022-61, § 2, 11-30-2022, eff. 12-31-2022)

State Law reference— Interest on delinquent sales taxes, AS 29.45.650(d).

69.05.080 Sellers’ compensatory collection amount.

1
2 All sellers and persons rendering sales tax returns to the City and Borough, including
3 marketplace facilitators collecting and remitting tax on behalf of sellers ~~transportation network~~
4 ~~companies collecting and remitting tax on behalf of transportation network drivers~~, shall be
5 allowed to compensate themselves for costs incurred in the collection, recordkeeping,
6 remittance, and accounting for the tax imposed by taking \$30.00 of the tax due as a tax
7 collection discount to reduce the tax to be remitted on any period return that is timely filed
8 with a remittance of all sales tax due, provided, however, that the tax collection discount may
9 reduce the tax to zero but shall not result in a credit. The deduction may not exceed \$30.00 for
10 any filing period, and may not be taken if any sales tax, penalty, or interest is due for any
11 previous filing period. Effective February 1, 2022, the deduction may not be taken if any
12 submittal method other than the CBJ online portal is used for the filing of a return.
13 (CBJ Code 1970, § 69.10.080; Serial No. 70-26, § 3, 1970; Serial No. 83-66, § 10, 1983; Serial
14 No. 85-44, § 6, 1985; Serial No. 91-34am, § 5, 1991; Serial No. 2010-19, § 2, 6-28-2010; Serial
15 No. 2018-38(b)(am), § 7, 9-17-2018, eff. 10-18-2018; Serial No. 2021-29(b), § 2, 9-13-2021, eff.
16 10-14-2021)
17
18

19 **69.05.090 Assessment limitation periods; recordkeeping.**

20 (a) A seller's tax liability, or the liability of a marketplace facilitator collecting and
21 remitting sales tax for a seller ~~transportation network company collecting and~~
22 ~~remitting sales tax for a transportation network company driver~~, under this chapter
23 may be determined and assessed for a period of three years after the date the return
24 was filed with the City and Borough manager. No civil action for the collection of such
25 tax may be commenced after the expiration of the three-year period except an action
for taxes, penalties, and interest due for those filing periods that are the subject of a

written demand or assessment made under section 69.05.100 within the three-year period, unless the seller or marketplace facilitator ~~transportation network company~~ waives the protection of this section.

(b) In order to facilitate the administration and enforcement of the provisions of this chapter, each seller or person otherwise engaged in business within the City and Borough, including marketplace facilitators collecting and remitting sales tax on behalf of sellers ~~transportation network companies collecting and remitting sales tax on behalf of transportation network company drivers~~, shall maintain and keep for a period of three years after the date of filing all of the period sales tax reports, forms, and supporting records and other records prescribed by the manager. The failure to maintain adequate records to allow documentation of the taxability of each transaction will result in the loss of any tax exemption, deduction, or credit for that particular transaction. Upon the request of the City and Borough manager, a seller or marketplace facilitator collecting and remitting sales tax on behalf of a seller ~~transportation network company collecting and remitting sales tax on behalf of transportation network company drivers~~ shall make available for examination in the City and Borough the books, records, and other documents of the seller or marketplace facilitator ~~transportation network company~~ unless the manager authorizes the examination to be conducted at a different location.

(CBJ Code 1970, § 69.10.090; Serial No. 70-26, § 3, 1970; Serial No. 83-66, § 11, 1983; Serial No. 91-34am, § 6, 1991; Serial No. 2018-38(b)(am), § 8, 9-17-2018, eff. 10-18-2018)

69.05.100 Delinquency; failure to submit return or to remit taxes; assessments.

1
2 (a) Whenever the manager reasonably believes a return contains inaccurate reporting or
3 whenever any seller or marketplace facilitator ~~transportation network company~~ has
4 become delinquent in the submission of the required filing period return or in
5 remitting sales taxes, the City and Borough manager shall mail to the delinquent
6 seller's or marketplace facilitator's ~~transportation network company's~~ last known
7 address a written demand by certified mail, return receipt requested, for submission of
8 the corrected or required sales tax return and remittance within ten days. In the event
9 of noncompliance with such demand, the City and Borough manager may make a sales
10 tax assessment against the delinquent seller or marketplace facilitator ~~transportation~~
11 ~~network company~~, the assessment to be based on an estimate of the gross taxable
12 revenue received by the seller or marketplace facilitator on behalf of the seller ~~the~~
13 ~~transportation network company on behalf of the transportation network company~~
14 ~~driver~~ during the filing period in question. A copy of the assessment shall be sent to
15 the seller or marketplace facilitator ~~transportation network company~~ at the seller's or
16 marketplace facilitator's ~~transportation network company's~~ last known address by
17 certified mail, return receipt requested. The seller or marketplace facilitator
18 ~~transportation network company~~ shall have a right to a hearing before the manager at
19 which time the seller or marketplace facilitator ~~transportation network company~~ shall
20 make available for examination the books, papers, records, and other documents
21 pertaining to the sales and revenue for the period involved in the assessment. The
22 seller or marketplace facilitator ~~transportation network company~~ may exercise the
23 right to a hearing by delivering to the manager, within 15 days of the date the notice
24 was mailed, a written request for a hearing. The manager shall establish a date and
25

- time for a hearing to be held within ten days of receipt of the request unless a later time is mutually agreeable. The hearing officer conducting the hearing shall issue an amended assessment upon a determination that an amendment should be made. The amended assessment, or the original assessment if no amendment is made within five days of the hearing, shall be the final assessment for the purpose of determining the seller's liability to the City and Borough. If no timely request for a hearing is made, the original assessment shall be the final assessment 30 days after the mailing of the notice of the original assessment unless the seller or marketplace facilitator ~~transportation network company~~ has submitted an accurate return within the 30 days.
- (b) The City and Borough may file a civil action for collection of any taxes, penalty, or interest due before or after making a demand or assessment under subsection (a) of this section.
- (c) Whenever any seller or marketplace facilitator ~~transportation network company~~ fails to submit the required filing period return or remit taxes after notice given as provided in subsection (a) of this section, the City and Borough manager may require such seller or marketplace facilitator ~~transportation network company~~ to submit returns and remit taxes on a monthly or more frequent basis.

(CBJ Code 1970, § 69.10.100; Serial No. 70-26, § 3, 1970; Serial No. 83-66, § 12, 1983; Serial No. 91-34am, § 7, 1991; Serial No. 2018-38(b)(am), § 9, 9-17-2018, eff. 10-18-2018)

69.05.104 Protest of tax.

- (a) A buyer who protests the payment of the tax levied under this chapter shall pay the tax and shall provide the seller, any marketplace facilitator collecting and remitting sales tax on behalf of a seller ~~transportation network company collecting the sales tax~~

~~on behalf of a transportation network company driver~~, and the sales tax administrator with a written statement of protest within five working days of the sale that identifies the sale, rental, or service that is the subject of the tax protested, the amount of tax paid, the buyer's and seller's name, mailing address, telephone number, and the basis for the protest.

(b) If the seller or a marketplace facilitator that has collected or remitted sales tax on behalf of a seller ~~transportation network company that has collected or remitted sales tax on behalf of a transportation network company driver~~ protests liability for sales tax, penalties, or interest, the seller or marketplace facilitator ~~transportation network company~~ shall pay the tax, penalties, and interest under a written protest filed before or with the payment and setting forth the basis for the protest. No appeal from the sales tax board of appeals nor any action for a refund may be filed or maintained nor may a defense to nonpayment be maintained in a civil action unless the amount in dispute has been paid under protest as provided in this subsection. A protest accompanying a payment shall be deemed waived unless the protestor files an appeal under this chapter pursuant to and within 90 days of the protest.

(c) An appeal from the sales tax board of appeals or an action for a refund may be filed, maintained, or both without the payment under protest otherwise required by subsection (b) of this section:

- (1) Upon a finding by the director of finance that:
 - (A) The seller or the marketplace facilitator on behalf of the seller ~~transportation network company on behalf of the transportation network~~

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25

~~company driver~~ has registered for the sales tax and filed returns according to the schedule specified in this chapter;

(B) The contested liability arises from an audit finding;

(C) The contested liability is not of a kind regularly remitted by similarly situated sellers; and

(2) Subject to the requirement that if the appeal or action for refund is denied, interest, but not penalty, shall be charged notwithstanding relief under this subsection.

(Serial No. 83-66, § 13, 1983; Serial No. 85-44, § 7, 1985; Serial No. 2001-04am, § 2, 2-26-2001; Serial No. 2018-38(b)(am), § 10, 9-17-2018, eff. 10-18-2018)

69.05.130 Sale of business; final tax return; liability of purchaser.

(a) If any seller or marketplace facilitator collecting and remitting sales tax on behalf of sellers ~~transportation network company collecting and remitting sales tax on behalf of transportation network company drivers~~ sells, assigns, transfers, conveys, leases, forfeits, or abandons the business to another person, the seller or marketplace facilitator ~~transportation network company~~ shall make a final sales tax return within 15 days after the date of selling, assigning, transferring, conveying, leasing, forfeiting, or abandoning the business showing that all tax obligations imposed by this chapter have been paid. The purchaser, successor, transferee, lessee, assignee, creditor, or secured party shall withhold a sufficient portion of the purchase money to pay the amount of such sales taxes, penalties, and interest as may be due and unpaid to the City and Borough. If the purchaser, assignee, transferee, lessee, successor, creditor, or secured

1
2 party fails to withhold from the purchase money, or fails to otherwise provide for or
3 make the payment of the taxes, interest, and penalties owed by the business as provided
4 in this chapter, the purchaser, assignee, transferee, lessee, successor, creditor, or
5 secured party shall be personally liable for the payment of the taxes, penalties and
6 interest accruing and unpaid to the City and Borough on account of the operation of the
7 business of any former owner, owners, operators, or assigns.

- 8
9 (b) Before the sale, lease, assignment, transfer, or other disposition of the business is
10 completed, the seller or marketplace facilitator ~~transportation network company~~ shall
11 file with the City and Borough manager an informational notice identifying the name
12 and address of each person or entity involved in the transaction, the nature of the
13 transaction, and the effective date of the transaction.

14 (CBJ Code 1970, § 69.10.130; Serial No. 70-26, § 3, 1970; Serial No. 83-66, § 17, 1983; Serial
15 No. 85-44, § 10, 1985; Serial No. 87-11, § 2, 1987; Serial No. 2018-38(b)(am), § 11, 9-17-2018,
16 eff. 10-18-2018)

17 **69.05.140 Lien for tax, interest, and penalty**

- 18
19 (a) The tax, interest, and penalty imposed under this chapter in addition to the lien filing
20 fee under subsection (b) of this section shall constitute a lien in favor of the City and
21 Borough upon the assets, including all real and personal property, of every person
22 making taxable sales or of a marketplace facilitator responsible for collecting and
23 remitting sales tax on behalf of sellers ~~transportation network company responsible for~~
24 ~~collecting and remitting sales tax on behalf of transportation network company drivers~~
25 within the City and Borough. The lien arises upon delinquency and continues until
liability for the amount is satisfied or the property of the delinquent person is sold at

foreclosure sales. The lien is not valid as against a prior mortgagee, pledgee, purchaser, or judgment creditor until notice of the lien is filed in the office of the recorder for the City and Borough recording district in the manner provided for federal tax liens in AS 40.19.

- (b) Fees for the filing and releasing of liens shall be as follows:
- (1) Filing of liens, \$25.00 plus the recorder's office filing fee;
 - (2) Release of liens, \$25.00 plus the recorder's office filing fee.

The rates in this subsection may be changed by the manager from time to time to reflect the costs of providing municipal services generally.

(CBJ Code 1970, § 69.10.140; Serial No. 70-26, § 3, 1970; Serial No. 83-66, § 18, 1983; Serial No. 2018-38(b)(am), § 12, 9-17-2018, eff. 10-18-2018)

State Law reference— Lien, AS 29.45.650(e).

69.05.145 Collected taxes.

Taxes collected under this chapter by a seller or marketplace facilitator on behalf of sellers ~~transportation network company on behalf of transportation network company drivers~~ shall belong to the City and Borough and shall be held by the seller or marketplace facilitator ~~transportation network company~~ in trust for the City and Borough until paid over as provided in this chapter.

(Serial No. 83-66, § 19, 1983; Serial No. 2018-38(b)(am), § 13, 9-17-2018, eff. 10-18-2018)

69.05.170 Registration.

A person, firm, copartnership, corporation, or other business entity, including a transportation network company drivers and other sellers using marketplace facilitators, shall register with the manager before making retail sales, rendering services, or making rentals

1
2 within the City and Borough. A marketplace facilitator that collects and remits sales tax on
3 behalf of a seller ~~transportation network company that collects and remits sales tax on behalf~~
4 ~~of a transportation network company driver~~ shall notify such seller ~~transportation network~~
5 ~~company driver~~ of the registration requirement under this section. Nothing in this section shall
6 be construed to require a marketplace facilitator ~~transportation network company~~ to register
7 with the manager.

8 (Serial No. 83-66, § 20, 1983; Serial No. 2018-38(b)(am), § 14, 9-17-2018, eff. 10-18-2018)

9 ***

10
11 **Section 3. Amendment of Chapter.** Chapter 69.07, Hotel-Motel Room Tax, is
12 amended as follows:

13 **Chapter 69.07 HOTEL-MOTEL ROOM TAX**

14 **69.07.010 Definitions.**

15 The following words, terms and phrases, when used in this chapter, shall have the
16 meanings ascribed to them in this section, except where the context clearly indicates a different
17 meaning:

18 *Guest* means an individual, corporation, partnership or association paying monetary or
19 other consideration for the use of a sleeping room or rooms in a hotel-motel.

20 *Hosting platform* means a marketplace facilitator that facilitates the booking, rental, or
21 sale of a hotel-motel, residence, or room to transients.

22 *Hotel-motel* means a structure, or portions of a structure, occupied or intended or designed
23 for occupancy by transients for dwelling, lodging or sleeping purposes and includes any hotel,
24 motel, inn or similar structure.
25

Marketplace facilitator means a person or entity, including transportation network companies and hosting platforms, that contracts with sellers to facilitate for consideration, regardless of whether deducted as fees from the transaction, the sale or rental of the seller's property, product, or services through a physical or electronic marketplace operated by the person, and engages:

(a) Directly or indirectly, through one or more affiliated persons, in any of the following:

- (1) Transmitting or otherwise communicating the offer or acceptance between the buyer and seller;
- (2) Owning or operating the infrastructure, electronic or physical, or technology that brings buyers and sellers together;
- (3) Providing a virtual currency that buyers are allowed or required to use to purchase products from the seller; or
- (4) Software development or research and development activities related to any of the activities described in (b) of this subsection (3), if such activities are directly related to a physical or electronic marketplace operated by the person or an affiliated person; and

(b) In any of the following activities with respect to the seller's products:

- (1) Payment processing services;
- (2) Fulfillment or storage services;
- (3) Listing products for sale;
- (4) Setting prices;
- (5) Branding sales as those of the marketplace facilitator;

- (6) Order taking;
- (7) Advertising or promotion; or
- (8) Providing customer service or accepting or assisting with returns or exchanges.

Operator means a person, firm, corporation or other legal entity who furnishes, offers for rent or otherwise makes available in the City and Borough rooms in a hotel-motel or residence for monetary or other consideration, whether acting directly or through a marketplace facilitator, agent, or employee.

Person means an individual natural person.

Rent and *rents* mean the amount paid or promised, in terms of money, as consideration for the use by a transient of a room in a hotel, motel, or other place of public accommodation.

Transient means a person who occupies or rents a suite, room, or rooms in a hotel-motel for fewer than 30 consecutive days for the purpose of habitation.

(Serial No. 80-36, § 3, 1980)

Cross reference— Definitions generally, CBJ Code § 01.15.010.

State Law reference— "Hotel or boardinghouse" defined, AS 08.56.070(2).

69.07.020 Impositions of hotel-motel room rental tax.

- (a) The City and Borough hereby levies a tax on hotel-motel, residence, or private room rentals for transients equal to nine percent of the room rent from January 1, 2020, to December 31, 2034. The tax imposed under this chapter shall automatically return to seven percent on January 1, 2035. The tax shall be applicable to all room rentals for transients unless the rental is specifically exempted from taxation by constitution or other valid law.

- (b) Each guest is responsible for the room rental tax imposed by this chapter and the tax shall be due and payable at the time the rent is paid. The tax shall apply to all rentals where the guest or transient indicates that the room will be occupied by the transient for less than 30 days. Room rentals for transients which continue for 30 or more consecutive days shall not be taxable for rentals on and after the 30th consecutive day. Rentals which are less than 30 consecutive days shall be subject to the tax even if the room or rooms were originally taken with the intent to use or occupy for 30 or more consecutive days. Any unpaid tax shall be due and payable when the transient ceases to occupy or use space in the hotel-motel.
- (c) Every ~~hotel-motel~~ operator or hosting platform that facilitates room rental ~~renting rooms~~ subject to taxation under this chapter shall collect the taxes imposed by this chapter from the transient guest at the time of collection of the charge for the room and shall transmit the same quarterly to the City and Borough. The tax imposed shall be shown on the billing to the guest as a separate and distinct item.
- (d) The tax imposed under this chapter shall not be levied on any sales or use tax levied under chapter 69.05 nor shall the tax imposed under chapter 69.05 be levied on the tax levied under this chapter.

(Serial No. 80-36, § 3, 1980; Serial No. 80-57, §§ 2, 3, 1981; Serial No. 84-34, § 2, 1984; Serial No. 88-17, § 2, 1988; Serial No. 2019-36, § 2, 8-19-2019, eff. 1-1-2020)

State Law reference— "Hotel or boardinghouse" defined, AS 08.56.070.

69.07.045 Monthly remittance of estimated hotel-motel tax.

- 1
- 2 (a) *Monthly deposit report.* Every ~~hotel-motel~~ operator or hosting platform who incurs hotel-
- 3 motel tax liability or a combined sales tax and hotel-motel tax liability, as levied
- 4 under chapter 69.05 or this chapter, of \$1,000.00 or more in the month shall, on or
- 5 before the 15th day of the month following the month in which the tax liability was
- 6 incurred, complete a monthly deposit report declaring estimated hotel-motel tax liability
- 7 and, if applicable, sales tax liability for the month and transmit the report to the City
- 8 and Borough. If the 15th day is a Saturday, Sunday or federal, state or City and
- 9 Borough holiday, the due date will be extended until the next business day. The United
- 10 States Postal Service postmark shall determine the date of filing for mailed reports.
- 11
- 12 (b) *Amount of monthly remittance.* At the time of transmitting the monthly deposit report,
- 13 the operator or hosting platform shall remit to the City and Borough the total estimated
- 14 amount of hotel-motel and, if applicable, sales tax due for the month for which the
- 15 deposit report is filed.
- 16
- 17 (c) *Penalties.* A late filing penalty of \$25.00 shall be added to all late-filed monthly deposit
- 18 reports. In addition, late payment penalties will be assessed on monthly tax deposits
- 19 when the operator or hosting platform fails to remit at least 80 percent of the total
- 20 monthly hotel-motel tax and sales tax deposit due on or before the 15th day of the
- 21 month following the month for which the deposit is required. The late payment penalty
- 22 will be equal to one percent per month or fraction thereof of the total delinquent
- 23 monthly deposit balance due. The delinquent amount shall be the difference between
- 24 the total tax deposit due for the month and the amount of the deposit remitted by the
- 25 seller. The delinquent monthly payment penalty will be assessed on the 16th day of each
- month or fraction of a month from the date of delinquency to the date of total payment

1
2 or the due date of the hotel-motel tax return covering the monthly payment period,
3 whichever is earlier.

- 4 (d) *Funding period adjustments.* In addition to the monthly deposit and reporting
5 requirements set forth in subsections (a) and (b) of this section, operators or hosting
6 platforms are required to file period returns and remit the remaining unpaid hotel-
7 motel tax due as required in subsections 69.07.050(a) or 69.07.080(c). If the hotel-motel
8 tax due and payable by the operator or hosting platform, as required in
9 section 69.07.050, is less than the total amount of the monthly hotel-motel tax deposits
10 remitted to the City and Borough during that filing period, the excess balance will be
11 applied to the operator's or hosting platform's next monthly hotel-motel tax deposit,
12 unless the operator elects in writing to have the balance refunded.

13
14 (Serial No. 91-35am, § 2, 1991)

15 **69.07.050 Period returns, penalties and interest for delinquency.**

- 16 (a) Every operator or hosting platform shall on or before the last day of the month, unless
17 the last day of the month is a Saturday, Sunday, or federal, state, or City and Borough
18 holiday in which case the due date will be extended until the next business day,
19 immediately following the end of each filing period complete a return for the required
20 filing period setting forth the total of all hotel-motel mom rentals, regardless of whether
21 such transactions are taxable or nontaxable, the amount of hotel-motel tax due, and
22 such other information as the City and Borough may require, and sign and deliver or
23 mail the same to the City and Borough manager's office. Period returns shall be filed for
24 the calendar quarters ending on March 31, June 30, September 30, and December 31
25

1
2 unless the seller is allowed or directed by the City and Borough manager to file for a
3 different time period as authorized in subsection 69.07.080(c).

4 (b) The tax levied under this chapter, whether or not collected from the buyer, except for
5 credit transactions covered in subsection (c) of this section, must be remitted by the
6 seller to the City and Borough at the time of transmitting the return, and if not so
7 remitted or if the return is not timely filed, such tax is delinquent. A late filing penalty
8 of \$25.00 shall be added to all late returns. The postmark shall determine the date of
9 filing mailed returns. In addition, a late payment penalty of five percent per month or
10 any fraction thereof, until a total late payment penalty of 25 percent has accrued, shall
11 be added to all returns until such tax, penalty and interest thereon have been paid.
12 Such penalty shall be assessed and collected in the same manner as the tax is assessed
13 and collected. In addition to these penalties, interest at a rate of 15 percent per year on
14 the delinquent tax from the date of delinquency until paid shall accrue and be collected
15 in the same manner the delinquent tax is collected.

16
17 (c) The operator or hosting platform shall report and pay over the tax to the City and
18 Borough on the same basis, cash or accrual, the seller uses for reporting federal income
19 tax. An operator or hosting platform reporting on the accrual basis shall be allowed a
20 tax credit for tax previously paid by the operator or hosting platform on any rental made
21 on credit to the extent the operator or hosting platform declares such debt to be
22 uncollectible and a bad debt for federal income tax purposes. Such bad debt credit must
23 be claimed on a timely filed quarterly tax report covering the quarter during which the
24 operator or hosting platform declares the transaction a bad debt for federal income tax
25 purposes.

(Serial No. 80-36, § 3, 1980; Serial No. 85-12, § 2, 1985; Serial No. 91-35am, § 3, 1991)

69.07.080 Delinquency failure to submit return.

- (a) Whenever any operator or hosting platform has become delinquent in the submission of the required filing period return for a period of 30 days, the manager shall make written demand by certified mail, return receipt requested, upon the delinquent operator or hosting platform for submission of the required hotel-motel tax return within ten days. In the event of noncompliance with such demand, the City and Borough manager shall make a hotel-motel tax assessment against the delinquent operator or hosting platform, the assessment to be based on an estimate of the gross transient rental revenue received by the operator or hosting platform during the filing period in question and such assessment shall be referred to the City and Borough collector and the City and Borough attorney for appropriate action to recover such tax.
- (b) Whenever any operator or hosting platform fails to submit the required filing period return after notice given as provided in subsection (a) of this section, or such return is reasonably believed by the manager to contain incorrect reporting, the manager may notify such operator or hosting platform in writing by certified mail, return receipt requested, that a hearing will be held upon the matter at a specified place and time, which shall not be less than 15 days after the date of the notice. The operator or hosting platform shall be present at the hearing and make available to the manager for inspection the operator's or hosting platform's books, papers, records, and other memoranda pertaining to gross transient rental revenue required to make a determination of tax liability, if any. In the event of noncompliance by the operator or

hosting platform, the manager may take such legal action, civil or criminal, or both, as provided for in this chapter or the civil or criminal statutes of the state, or both.

- (c) Whenever any operator or hosting platform fails to submit the required filing period return after notice given as provided in subsection (a) of this section, the manager may require such operator or hosting platform to submit returns and remit taxes on a monthly or more frequent basis.

(Serial No. 80-36, § 3, 1980; Serial No. 91-35am, § 6, 1991)

69.07.090 Suits for collection.

Taxes due but not paid or taxes collected but not transmitted may be recovered in an action at law against the transient guest, ~~or the hotel-motel operator,~~ or hosting platform. Tax returns shall be prima facie proof of taxes collected but not transmitted.

(Serial No. 80-36, § 3, 1980)

69.07.100 Prohibited acts.

- (a) No person may fail or refuse to pay the tax imposed by this chapter when it is due and payable to an operator or hosting platform authorized to collect the tax.
- (b) No operator or hosting platform may fail or refuse to make the quarterly returns required by this chapter.
- (c) No operator or hosting platform may fail or refuse to pay to the City and Borough in the manner provided in this chapter the tax imposed under this chapter.
- (d) No operator or hosting platform may advertise or state to the public or to any guest or renter, directly or indirectly, that the tax or any part of it will be assumed or absorbed by the operator, ~~or the hotel-motel,~~ or hosting platform, or that the tax will not be added to the rental, or that it will be refunded, nor may an operator or hosting platform absorb

or fail to add the tax or any part of it or refund any tax, or fail to separately state the tax to the renter or guest.

(Serial No. 80-36, § 3, 1980)

Section 4. Amendment of Chapter. Chapter 69.40, Short-Term Residential Rental Registration Program, is amended as follows:

Chapter 69.40 SHORT-TERM RENTAL REGISTRATION PROGRAM.

69.40.010 Definitions.

The following words, terms, and phrases, when used in this chapter, shall have the meanings ascribed to them in this section, except where the context clearly indicates a different meaning:

Guest means an individual, corporation, partnership, or association paying monetary or other consideration for the use of a short-term rental.

Hosting platform means a marketplace facilitator that facilitates the booking, rental, or sale of a hotel-motel, residence, or room to transients.

Marketplace facilitator means a person or entity, including transportation network companies and hosting platforms, that contracts with sellers to facilitate for consideration, regardless of whether deducted as fees from the transaction, the sale or rental of the seller's property, product, or services through a physical or electronic marketplace operated by the person, and engages:

- (a) Directly or indirectly, through one or more affiliated persons, in any of the following:

- (1) Transmitting or otherwise communicating the offer or acceptance between the buyer and seller;
- (2) Owning or operating the infrastructure, electronic or physical, or technology that brings buyers and sellers together;
- (3) Providing a virtual currency that buyers are allowed or required to use to purchase products from the seller; or
- (4) Software development or research and development activities related to any of the activities described in (b) of this subsection (3), if such activities are directly related to a physical or electronic marketplace operated by the person or an affiliated person; and
- (b) In any of the following activities with respect to the seller's products:

 - (1) Payment processing services;
 - (2) Fulfillment or storage services;
 - (3) Listing products for sale;
 - (4) Setting prices;
 - (5) Branding sales as those of the marketplace facilitator;
 - (6) Order taking;
 - (7) Advertising or promotion; or
 - (8) Providing customer service or accepting or assisting with returns or exchanges.

Operator means a person, firm, corporation, or other designated legal entity, who furnishes, offers for rent, or otherwise makes available in the City and Borough rooms in a hotel-motel or residence for monetary consideration, whether acting directly or through a marketplace

~~facilitator, agent, or employee offers for rent or otherwise makes available in the City and Borough rooms for monetary or other consideration.~~

Person means an individual natural person.

Property and properties means real estate offered by an operator as a short-term residential rental.

Rent and rents means the amount paid or promised, in terms of money, as consideration for the use by a transient of a room in a hotel, motel, or other place of public accommodation.

Short-term residential rental means a dwelling unit that is rented, leased, or otherwise advertised for occupancy for a period of less than 30 days.

Transient means a person who occupies or rents a unit, room, or rooms for fewer than 30 consecutive days for the purpose of habitation.

(Serial No. 2023-26(c)(am), § 2, 7-10-20223, eff. 10-9-2023)

69.40.020 Registration required.

- (a) The operator of a short-term residential rental must register with the CBJ sales tax office on a form or platform specified by the CBJ prior to offering a unit for rent.
- (b) Registration numbers are valid for a period of 12 months and must be renewed annually.
- (c) The CBJ will provide a rental registration number for each registered short-term residential rental. ~~The registration number must be displayed on each advertisement or public listing for a short term residential rental that the operator or operator's designee maintains.~~
- (d) There is no fee for registration.
- (e) The operator shall provide the CBJ with the following at the time of registration:

- 1
- 2 (1) Their state business license number.
- 3 (2) Name, address, phone number, and email address for the operator or operator's
- 4 designee.
- 5 (3) A general description of the short-term residential rental unit, to include
- 6 address, property type, number of bedrooms, and capacity.
- 7
- 8 (f) If there is a change in the information submitted pursuant to subsection (e) of this
- 9 section, a new registration must be completed within 30 business days.
- 10 (g) The property owner of the short-term rental is responsible for taxes, fees, interest,
- 11 and/or penalties associated with the rental unless such payment obligations are made
- 12 through a hosting platform as required elsewhere in this chapter.

13 (Serial No. 2023-26(c)(am), § 2, 7-10-20223, eff. 10-9-2023)

14 **69.40.025 Registration posting.**

- 15 (a) Prior to the posting of any rental on a hosting platform, the operator utilizing a hosting
- 16 platform to facilitate the rental shall obtain a valid rental registration number and shall
- 17 provide the hosting platform with their CBJ issued permit number. The registration
- 18 number must be displayed on each advertisement or public listing for a short-term
- 19 residential rental that the operator or operator's designee maintains.
- 20
- 21 (b) Hosting platforms shall notify operators who are seeking to utilize their services to rent
- 22 property in the City and Borough of Juneau of the operator's obligation to obtain a
- 23 registration permit under subsection (a) of this section. Hosting platforms shall not post
- 24 an operator's listing without such registration permit number being previously provided
- 25 to the hosting platform. Upon notification by the City Manager or a CBJ sales tax office
- employee that an operator's rental registration is not valid, the hosting platform must

promptly remove any listings of said operator from their platform. Any property with a registration number that has been notified as no longer valid shall be considered an unregistered property 48 hours after notification has been given.

(c) Hosting platforms shall provide monthly reports of all existing Juneau-based short term rentals and their permit numbers in excel or csv format for compliance and review by CBJ staff.

69.40.030 Penalty.

(a) Renting, or offering for rent, a short-term residential rental without complying with the registration requirement in section 69.40.020 is prohibited.

(b) An operator required to register a property pursuant to this chapter who offers or uses such property without being registered is subject to a penalty in the amount of ~~\$100~~~~\$25.00~~ per violation. A separate violation shall be deemed committed each day during or on which a property is offered or used as a short-term residential rental without registration. Such operator may not offer or use, or continue to offer or use, such property for a short-term residential rental, unless and until the penalty is paid and the property is properly registered.

(c) If a marketplace facilitator has not removed any listings of an operator from their platform within 48 hours after notification by the City Manager or a CBJ sales tax office employee that the operator’s rental registration is not valid, the marketplace facilitator shall be subject to a penalty in the amount of \$100 per violation. A separate violation shall be deemed committed each day during or on which such a property is advertised after 48 hours of notice.

(Serial No. 2023-26(c)(am), § 2, 7-10-20223, eff. 10-9-2023)

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25

Section 5. Effective Date. This ordinance shall be effective 30 days after its adoption.

Adopted this _____ day of _____, 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk

Staff Requests Amending Section 69.40.020 to Read:

Amendment ____.

(b) Registration numbers are valid for a period of 12 months unless revoked pursuant to code, and must be renewed annually.

(c) Once an applicant has submitted a complete and qualifying registration application along with any applicable fee, the CBJ shall issue a registration number, subject to other existing regulations or laws. The applicant may immediately begin advertising and operating the short-term rental using the registration number. Upon final approval, the CBJ may maintain or issue a new registration number. ~~The CBJ will provide a rental registration number for each registered short term residential rental. The registration number must be displayed on each advertisement or public listing for a short-term residential rental that the operator or operator's designee maintains.~~

ORDINANCE OF THE CITY AND BOROUGH OF JUNEAU, ALASKA
GENERAL OBLIGATION BONDS, 2025
Serial No. 2025-24

AN ORDINANCE PROVIDING FOR THE ISSUANCE AND SALE OF GENERAL OBLIGATION BONDS IN ONE OR MORE SERIES TO PROVIDE NOT TO EXCEED \$22,750,000 IN NET PROCEEDS; AND PROVIDING FOR THE FORM AND TERMS OF THE BONDS AND FOR UNLIMITED TAX LEVIES TO PAY THE BONDS.

Approved: May 19, 2025

Prepared by:

K&L GATES LLP
Seattle, Washington

City and Borough of Juneau, Alaska
Ordinance Serial No. 2025-24
Table of Contents*

	<u>Page</u>
Section 1. Classification.....	1
Section 2. Definitions.....	1
Section 3. Authorization of Bonds.....	4
Section 4. Registration, Exchange and Payments.....	5
Section 5. Redemption and Purchase of Bonds	8
Section 6. Form of Bonds	11
Section 7. Execution of Bonds.....	13
Section 8. Lost, Stolen, Destroyed or Mutilated Bonds.....	14
Section 9. Pledge of Taxes and Credit.....	14
Section 10. Construction Funds for Proceeds of the Bonds.....	14
Section 11. Defeasance	15
Section 12. Tax Covenants	15
Section 13. Sale of Bonds	16
Section 14. Undertaking to Provide Ongoing Disclosure.....	17
Section 15. Severability	20
Section 16. Effective Date	21

* This Table of Contents and the cover page are provided for convenience only and are not a part of this ordinance.

Presented by: The Manager
Introduced: 04/30/2025
Drafted by: Bond Counsel

ORDINANCE OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 2025-24

An Ordinance Providing for the Issuance and Sale of General Obligation Bonds in One or More Series to Provide Not to Exceed \$22,750,000 in Net Proceeds; and Providing for the Form and Terms of the Bonds and for Unlimited Tax Levies to Pay the Bonds.

WHEREAS, at the regular municipal election held on October 1, 2024, pursuant to Ordinance Serial No. 2024-25, the Home Rule Charter of the City and Borough, and other resolutions and ordinances of the City and Borough, the qualified electors approved the issuance of general obligation bonds in the principal amount of not to exceed \$12,750,000 (the “Public Safety Infrastructure Bond Authorization”); and

WHEREAS, at the regular municipal election held on October 1, 2024, pursuant to Ordinance Serial No. 2024-26, the Home Rule Charter of the City and Borough, and other resolutions and ordinances of the City and Borough, the qualified electors approved the issuance of general obligation bonds in the principal amount of not to exceed \$10,000,000 (the “Wastewater Utility Infrastructure Bond Authorization,” and together with the Public Safety Infrastructure Bond Authorization, the “Bond Authorizations”); and

WHEREAS, it is deemed necessary and advisable and in the best interests of the City and Borough and its inhabitants that the City and Borough issue the Bond Authorizations in one or more series in the principal amount of not to exceed \$22,750,000; and

WHEREAS, the Assembly finds that it is in the best interest of the City and Borough to sell the bonds herein authorized to Piper Sandler & Co. (the “Underwriter”) on the terms and conditions set forth herein and in the bond purchase agreement(s) between the City and Borough and the Underwriter, as authorized by this ordinance;

NOW, THEREFORE, BE IT ENACTED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. Classification. This ordinance is a noncode ordinance.

Section 2. Definitions. As used in this ordinance, the following words shall have the following meanings:

Assembly means the Assembly of the City and Borough of Juneau, Alaska as the same shall be duly and regularly constituted from time to time or any successor body.

Beneficial Owner means the beneficial owner of all or a portion of a Bond while such Bond is in fully immobilized form.

Bond Authorizations means the Public Safety Infrastructure Bond Authorization and the Wastewater Utility Infrastructure Bond Authorization.

Bond Fund means the “Debt Service Fund” of the City and Borough maintained pursuant to this ordinance.

Bond Purchase Agreement means the purchase agreement relating to each series of Bonds between the City and Borough and the Underwriter authorized to be entered into pursuant to Section 13 of this ordinance.

Bond Register means the registration books for the Bonds, maintained by the Bond Registrar, for the purpose of complying with the requirements of Section 149 of the Code and listing, inter alia, the names and addresses of all registered owners of the Bonds.

Bond Registrar means the financial institution selected by the City Manager or his/her designee as provided in Section 4 of this ordinance, for the purposes of registering and authenticating the Bonds, maintaining the Bond Register, and paying the principal of and interest on the Bonds.

Bonds means the City and Borough of Juneau, Alaska General Obligation Bonds, 2025[A/B] authorized to be issued pursuant to this ordinance in one or more series.

Bond Year means each one-year period that ends on the date selected by the City and Borough. The first and last Bond Years may be a shorter period. If no day is selected by the City and Borough before the earlier of the final maturity date of the Bonds or the date that is five years after the date of issuance of the Bonds, Bond Years end on each anniversary of the date of issue and on the final maturity date of the Bonds.

City and Borough means City and Borough of Juneau, Alaska, a municipal corporation duly organized and existing under and by virtue of the laws of the State of Alaska.

City and Borough Representative means the City Manager or such other official or employee of the City and Borough designated in writing by the City Manager.

City Manager means the city manager or interim city manager of the City and Borough.

Code means the federal Internal Revenue Code of 1986, as amended from time to time, and the applicable regulations thereunder.

Construction Fund means the fund maintained pursuant to Section 10 of this ordinance, into which shall be deposited the Bond proceeds, other than accrued interest.

DTC means The Depository Trust Company, New York, New York, a limited purpose trust company organized under the laws of the State of New York, as depository for the Bonds pursuant to Section 4 hereof.

Finance Director means the director or interim director of the finance department of the City and Borough.

Financial Advisor means PFM Financial Advisors LLC.

Government Obligations means direct obligations of, or obligations the principal of and interest on which are unconditionally guaranteed by the United States of America and bank certificates of deposit secured by such obligations.

Letter of Representations means a blanket issuer letter of representations from the City and Borough to DTC.

MSRB means the Municipal Securities Rulemaking Board or any successor to its functions.

Net Proceeds, when used with reference to a series of Bonds, means the principal amount of such series of Bonds, plus accrued interest and original issue premium, if any, and less original issue discount.

Official Statement means the Official Statement of the City and Borough pertaining to the sale of such series of Bonds, in either preliminary or final form.

Private Person means any natural person engaged in a trade or business or any trust, estate, partnership, association, company or corporation.

Private Person Use means the use of property in a trade or business by a Private Person if such use is other than as a member of the general public. Private Person Use includes ownership of the property by the Private Person as well as other arrangements that transfer to the Private Person the actual or beneficial use of the property (such as a lease, management or incentive payment contract or other special arrangement) in such a manner as to set the Private Person apart from the general public. Use of property as a member of the general public includes attendance by the Private Person at municipal meetings or business rental of property to the Private Person on a day-to-day basis if the rental paid by such Private Person is the same as the rental paid by any Private Person who desires to rent the property. Use of property by nonprofit community groups or community recreational groups is not treated as Private Person Use if such use is incidental to the governmental uses of property, the property is made available for such use by all such community groups on an equal basis and such community groups are charged only a de minimis fee to cover custodial expenses.

Projects means the capital improvements which are specified in Section 3 of Ordinance Serial No. 2024-25 and Section 3 of Ordinance Serial No. 2024-26 of the City and Borough.

Public Safety Infrastructure Bond Authorization means the \$12,750,000 principal amount of bonds authorized to be issued by the City and Borough pursuant to Ordinance Serial No. 2024-25.

Record Date means the close of business on the 15th day prior to each day on which a payment of interest on the Bonds is due and payable.

Registered Owner means the person in whose name ownership of a Bond is identified in the Bond Register. For so long as the Bonds are held in book-entry only form, DTC shall be deemed to be the sole Registered Owner.

Registrar Agreement means the agreement between the City and Borough and the Bond Registrar entered into pursuant to Section 4 of this ordinance.

Rule means the SEC’s Rule 15c2-12 under the Securities Exchange Act of 1934, as the same may be amended from time to time.

SEC means the United States Securities and Exchange Commission.

Term Bonds mean the portion of such series of Bonds, if any, designated as “Term Bonds” in the Bond Purchase Agreement for such series of Bonds.

Underwriter means Piper Sandler & Co., Seattle, Washington.

Wastewater Utility Infrastructure Bond Authorization means the \$10,000,000 principal amount of bonds authorized to be issued by the City and Borough pursuant to Ordinance Serial No. 2024-26.

Interpretation and Rules of Interpretation.

(a) Unless the context otherwise indicates, words expressed in the singular shall include the plural and vice versa and the use of the neuter, masculine, or feminine gender is for convenience only and shall be deemed to mean and include the neuter, masculine or feminine gender, as appropriate.

(b) Headings of articles and sections herein and the table of contents hereof are solely for convenience of reference, do not constitute a part hereof and shall not affect the meaning, construction or effect hereof.

(c) All references herein to “Articles,” “Sections” and other subdivisions are to the corresponding Articles, Sections or subdivisions of this ordinance; the words “herein,” “hereof,” “hereby,” “hereunder” and other words of similar import refer to this ordinance as a whole and not to any particular Article, Section or subdivision hereof.

Section 3. Authorization of Bonds. For the purpose of financing the Projects as authorized by the Public Safety Infrastructure Bond Authorization and the Wastewater Utility

Infrastructure Bond Authorization and paying the costs of issuance of such bonds, the City and Borough shall issue its general obligation bonds in the aggregate principal amount of not to exceed \$22,750,000 but in any event providing no more than \$22,750,000 in net proceeds (principal amount plus premium, if any, less costs of issuance) (the “Bonds”). The Bonds shall be dated as of the date of initial delivery, shall be fully registered as to both principal and interest, shall be in denominations of \$5,000 each, or any integral multiple thereof, provided that no Bond of any series shall represent more than one maturity, shall be numbered separately in such manner and with any additional designation as the Bond Registrar deems necessary for purposes of identification, and shall bear interest from their date payable on the dates and rates set forth in the respective approved Bond Purchase Agreement, and shall come due on the dates set forth in the Bond Purchase Agreement of the following years in the following estimated aggregate principal installments:

Maturity Year	Principal Amount*
2026	\$ 1,860,000
2027	1,795,000
2028	2,010,000
2029	905,000
2030	1,685,000
2031	2,035,000
2032	2,105,000
2033	2,990,000
2034	3,200,000
2035	2,845,000

Total: \$21,430,000*

* Principal maturities do not add to \$22,750,000, in anticipation of selling Bonds with original issue premium, generating not more than \$22,750,000 in net proceeds.

If the Bonds are sold in more than one series, the principal maturities of a series shall be applied to reduce the foregoing schedule as provided in the resolution approving the sale of that series; provided that in the aggregate the foregoing estimated principal amounts in any year are increased or decreased by no more than 15%, and *provided, further*, in the aggregate, the Bonds shall be issued in principal amounts that provide no more than \$22,750,000 (principal amount plus premium, if any, less costs of issuance) in net proceeds or \$22,750,000 in principal amount, whichever is less.

Section 4. Registration, Exchange and Payments.

(a) *Bond Registrar/Bond Register.* The City Manager or his/her designee is hereby authorized and directed to solicit proposals from and select a financial institution to act as authenticating agent, paying agent and bond registrar for each series of Bonds (the “Bond Registrar”) and to enter into a Registrar Agreement with the Bond Registrar pursuant to which the Bond Registrar will perform the duties specified for the Bond Registrar under this ordinance and hold and invest certain funds (Bond proceeds and debt service money) from time to time. The form of the Registrar Agreement shall be subject to the approval of the City and Borough

Representative, which approval shall be presumed upon the execution thereof by the City and Borough Representative. So long as any Bonds of a series remain outstanding, the Bond Registrar shall make all necessary provisions to permit the exchange or registration of transfer of such series of Bonds at its principal corporate trust office. The Bond Registrar may be removed at any time at the option of the City and Borough Representative upon 30-day prior notice to the Bond Registrar, DTC, each entity entitled to receive notice pursuant to Section 14, and a successor Bond Registrar appointed by the City and Borough Representative. No resignation or removal of the Bond Registrar shall be effective until a successor shall have been appointed and until the successor Bond Registrar shall have accepted the duties of the Bond Registrar hereunder. The Bond Registrar is authorized, on behalf of the City and Borough, to authenticate and deliver such series of Bonds transferred or exchanged in accordance with the provisions of such series of Bonds and this ordinance and to carry out all of the Bond Registrar's powers and duties under this ordinance. The Bond Registrar shall be responsible for its representations contained in the Certificate of Authentication on such series of Bonds.

(b) *Registered Ownership.* The City and Borough and the Bond Registrar, each in its discretion, may deem and treat the Registered Owner of each Bond of a series as the absolute owner thereof for all purposes (except as provided in Section 14 of this ordinance), and neither the City and Borough nor the Bond Registrar shall be affected by any notice to the contrary. Payment of any such Bond of a series shall be made only as described in Section 4(h) hereof, but such Bond may be transferred as herein provided. All such payments made as described in Section 4(h) shall be valid and shall satisfy and discharge the liability of the City and Borough upon such Bond to the extent of the amount or amounts so paid.

(c) *DTC Acceptance/Letter of Representations.* To induce DTC to accept the Bonds as eligible for deposit at DTC, the City and Borough has executed and delivered to DTC a Letter of Representations.

Neither the City and Borough nor the Bond Registrar will have any responsibility or obligation to DTC participants or the persons for whom they act as nominees (or any successor depository) with respect to the Bonds in respect of the accuracy of any records maintained by DTC (or any successor depository) or any DTC participant, the payment by DTC (or any successor depository) or any DTC participant of any amount in respect of the principal of or interest on Bonds of a series, any notice which is permitted or required to be given to Registered Owners under this ordinance (except such notices as shall be required to be given by the City and Borough to the Bond Registrar or to DTC (or any successor depository), or any consent given or other action taken by DTC (or any successor depository) as the Registered Owner. For so long as any Bonds of a series are held in fully-immobilized form hereunder, DTC or its successor depository shall be deemed to be the Registered Owner for all purposes hereunder (except as provided in Section 14), and all references herein to the Registered Owners shall mean DTC (or any successor depository) or its nominee and shall not mean the owners of any beneficial interest in such Bonds.

If any Bond shall be duly presented for payment and funds have not been duly provided by the City and Borough on such applicable date, then interest shall continue to accrue thereafter on the unpaid principal thereof at the rate stated on such Bond until such Bond is paid.

(d) *Use of Depository.*

(1) The Bonds shall be registered initially in the name of “CEDE & Co.”, as nominee of DTC, with one Bond maturing on each of the maturity dates for each series of Bonds in a denomination corresponding to the total principal therein designated to mature on such date. Registered ownership of such immobilized Bonds, or any portions thereof, may not thereafter be transferred except (A) to any successor of DTC or its nominee, provided that any such successor shall be qualified under any applicable laws to provide the service proposed to be provided by it; (B) to any substitute depository appointed by the City and Borough Representative pursuant to subsection (2) below or such substitute depository’s successor; or (C) to any person as provided in subsection (4) below.

(2) Upon the resignation of DTC or its successor (or any substitute depository or its successor) from its functions as depository or a determination by the City and Borough Representative to discontinue the system of book-entry transfers through DTC or its successor (or any substitute depository or its successor), the City and Borough Representative may hereafter appoint a substitute depository. Any such substitute depository shall be qualified under any applicable laws to provide the services proposed to be provided by it.

(3) In the case of any transfer pursuant to clause (A) or (B) of subsection (1) above, the Bond Registrar shall, upon receipt of all outstanding Bonds of a series, together with a written request from the City and Borough Representative, issue a single new Bond for each maturity of such series then outstanding, registered in the name of such successor or such substitute depository, or their nominees, as the case may be, all as specified in such written request of the City and Borough Representative.

(4) In the event that (A) DTC or its successor (or substitute depository or its successor) resigns from its functions as depository, and no substitute depository can be obtained, or (B) the City and Borough Representative determines that it is in the best interest of the Beneficial Owners of the Bonds of such series that such owners be able to obtain such Bonds in the form of Bond certificates, the ownership of such Bonds may then be transferred to any person or entity as herein provided, and shall no longer be held in fully-immobilized form. The City and Borough Representative shall deliver a written request to the Bond Registrar, together with a supply of definitive Bonds of such series, to issue Bonds of such series as herein provided in any authorized denomination. Upon receipt by the Bond Registrar of all then outstanding Bonds of such series together with a written request on behalf of the Assembly to the Bond Registrar, new Bonds of such series shall be issued in the appropriate denominations and registered in the names of such persons as are requested in such written request.

(e) *Registration of Transfer of Ownership or Exchange; Change in Denominations.* The transfer of any Bond of a series may be registered and Bonds of such series may be exchanged, but no transfer of any such Bond shall be valid unless such Bond is surrendered to the Bond Registrar with the assignment form appearing on such Bond duly executed by the Registered Owner or such Registered Owner’s duly authorized agent in a manner satisfactory to the Bond Registrar. Upon such surrender, the Bond Registrar shall cancel the surrendered Bond of such series and shall authenticate and deliver, without charge to the Registered Owner or transferee

therefor, a new Bond (or Bonds at the option of the new Registered Owner) of the same series, date, maturity, redemption provisions and interest rate and for the same aggregate principal amount in any authorized denomination, naming as Registered Owner the person or persons listed as the assignee on the assignment form appearing on the surrendered Bond, in exchange for such surrendered and cancelled Bond. Any Bond may be surrendered to the Bond Registrar and exchanged, without charge, for an equal aggregate principal amount of Bonds of the same series, date, maturity, redemption provisions and interest rate, in any authorized denomination. The Bond Registrar shall not be obligated to register the transfer or to exchange any Bond during the 15 days preceding the date any such Bond is to be redeemed.

(f) *Bond Registrar’s Ownership of Bonds.* The Bond Registrar may become the Registered Owner of any Bond with the same rights it would have if it were not the Bond Registrar, and to the extent permitted by law, may act as depository for and permit any of its officers or directors to act as member of, or in any other capacity with respect to, any committee formed to protect the right of the Registered Owners of Bonds.

(g) *Registration Covenant.* The City and Borough covenants that, until all Bonds of a series have been surrendered and cancelled, it will maintain a system for recording the ownership of each Bond of such series that complies with the provisions of Section 149 of the Code.

(h) *Place and Medium of Payment.* Both principal of and interest on each series of Bonds shall be payable in lawful money of the United States of America. Interest on each series of Bonds shall be calculated on the basis of a 360-day year and twelve 30-day months. For so long as all Bonds of a series are in fully immobilized form, payments of principal and interest shall be made as provided to the parties entitled to receive payment as of each Record Date in accordance with the operational arrangements of DTC referred to in the Letter of Representations.

In the event that such series of Bonds are no longer in fully immobilized form, interest on such series of Bonds shall be paid by check or draft mailed to the Registered Owners at the addresses for such Registered Owners appearing on the Bond Register as of the Record Date, and principal of such series of Bonds shall be payable upon presentation and surrender of such Bonds by the Registered Owners at the principal office of the Bond Registrar; provided, however, that if so requested in writing by the Registered Owner of at least \$1,000,000 principal amount of such series of Bonds, interest will be paid by wire transfer on the date due to an account with a bank located within the United States.

Section 5. Redemption and Purchase of Bonds.

(a) *Optional Redemption.* Each series of Bonds may be subject to optional redemption on the dates, at the price of par, and under the terms set forth in the Bond Purchase Agreement for such series of Bonds approved by the City and Borough Representative pursuant to Section 13.

(b) *Mandatory Redemption.* Each series of Bonds may be subject to mandatory redemption to the extent, if any, set forth in the Bond Purchase Agreement for such series of Bonds and as approved by the City and Borough Representative pursuant to Section 13.

(c) *Purchase of Bonds for Retirement.* The City and Borough reserves the right to purchase any of the Bonds of a series offered to the City and Borough at any price deemed reasonable to the City and Borough Representative.

(d) *Effect of Optional Redemption/Purchase.* To the extent that the City and Borough shall have optionally redeemed or purchased any Term Bonds prior to their scheduled mandatory redemption of such Term Bonds, the City and Borough may reduce the principal amount of the Term Bonds to be redeemed in like aggregate principal amount. Such reduction may be applied in the year specified by the City and Borough Representative.

(e) *Selection of Bonds for Redemption.* As long as the Bonds are held in book-entry only form, the selection of Bonds within a series and maturity to be redeemed shall be made in accordance with the operational arrangements in effect at DTC. If the Bonds are no longer held in uncertificated form, the selection of such Bonds within a series and maturity to be redeemed shall be made as provided in this subsection (e). If the City and Borough redeems at any one time fewer than all of the Bonds having the same series and maturity date, the particular Bonds or portions of Bonds of such series and maturity to be redeemed shall be selected by lot (or in such other manner determined by the Bond Registrar) in increments of \$5,000. In the case of a Bond of a denomination greater than \$5,000, the City and Borough and Bond Registrar shall treat each Bond as representing such number of separate Bonds each of the denomination of \$5,000 as is obtained by dividing the actual principal amount of such Bond by \$5,000. In the event that only a portion of the principal sum of a Bond is redeemed, upon surrender of the such Bond at the principal office of the Bond Registrar there shall be issued to the Registered Owner, without charge therefor, for the then unredeemed balance of the principal sum thereof, at the option of the Registered Owner, a Bond or Bonds of like series, maturity and interest rate in any of the denominations herein authorized. If Bonds are called for optional redemption, portions of the principal amount of such Bonds, in installments of \$5,000 or any integral multiple of \$5,000, may be redeemed. If less than all of the principal amount of any Bond is redeemed, upon surrender of such Bond at the principal office of the Bond Registrar there shall be issued to the registered owner, without charge therefor, for the then unredeemed balance of the principal amount thereof, a new Bond or Bonds, at the option of the Registered Owner, of like series, maturity and interest rate in any denomination authorized by this ordinance.

(f) *Notice of Redemption.*

(1) Official Notice. Unless waived by any owner of Bonds to be redeemed, official notice of any such redemption (which notice may be conditional) shall be given by the Bond Registrar on behalf of the City and Borough by mailing a copy by first class mail or by electronic notification of an official redemption notice at least 20 days and not more than 60 days prior to the date fixed for redemption to the Registered Owner of the Bond or Bonds to be redeemed at the address shown on the Bond Register or at such other address as is furnished in writing by such registered owner to the Bond Registrar.

All official notices of redemption shall be dated and shall state:

(A) the redemption date,

- (B) the redemption price,
- (C) if fewer than all outstanding Bonds are to be redeemed, the identification by series, maturity (and, in the case of partial redemption, the respective principal amounts) of the Bonds to be redeemed,
- (D) that on the redemption date the redemption price will become due and payable upon each such Bond or portion thereof called for redemption, and that interest thereon shall cease to accrue from and after said date, and
- (E) the place where such Bonds are to be surrendered for payment of the redemption price, which place of payment shall be the principal office of the Bond Registrar.

On or prior to any redemption date, the City and Borough shall deposit with the Bond Registrar an amount of money sufficient to pay the redemption price of all the Bonds or portions of Bonds which are to be redeemed on that date.

(2) Effect of Notice; Bonds Due. If an unconditional notice of redemption has been given, the Bonds or portions of Bonds so to be redeemed shall, on the redemption date, become due and payable at the redemption price therein specified, and from and after such date (unless the City and Borough shall default in the payment of the redemption price) such Bonds or portions of Bonds shall cease to bear interest. Upon surrender of such Bonds for redemption in accordance with said notice, such Bonds shall be paid by the Bond Registrar at the redemption price. Installments of interest due on or prior to the redemption date shall be payable as herein provided for payment of interest. Upon surrender for any partial redemption of any Bond, there shall be prepared for the Registered Owner a new Bond or Bonds of the same series and maturity in the amount of the unpaid principal. All Bonds which have been redeemed shall be canceled and destroyed by the Bond Registrar and shall not be reissued.

(3) Additional Notice. In addition to the foregoing notice, further notice shall be given by the City and Borough as set out below, but no defect in said further notice nor any failure to give all or any portion of such further notice shall in any manner defeat the effectiveness of a call for redemption if notice thereof is given as above prescribed. Each further notice of redemption given hereunder shall contain the information required above for an official notice of redemption plus (A) the CUSIP numbers of all Bonds being redeemed; (B) the date of issue of the Bonds as originally issued; (C) the rate of interest borne by each Bond being redeemed; (D) the maturity date of each Bond being redeemed; and (E) any other descriptive information needed to identify accurately the Bonds being redeemed. Each further notice of redemption may be sent at least 20 days before the redemption date to the insurer, if any, the party entitled to receive notice pursuant to Section 14, and to the Underwriter for such series of Bonds or to its business successor, if any, and to such persons and with such additional information as the City and Borough

Representative shall deem appropriate, but such mailings shall not be a condition precedent to the redemption of such Bonds.

(4) Upon the payment of the redemption price of Bonds being redeemed, each check or other transfer of funds issued for such purpose shall bear the CUSIP number identifying, by issue and maturity, the Bonds being redeemed with the proceeds of such check or other transfer.

(5) Amendment of Notice Provisions. The foregoing notice provisions of this Section 5, including but not limited to the information to be included in redemption notices and the persons designated to receive notices, may be amended by additions, deletions and changes in order to maintain compliance with duly promulgated regulations and recommendations regarding notices of redemption of municipal securities.

Section 6. Form of Bonds. The Bonds shall be in substantially the following form:

UNITED STATES OF AMERICA

NO. _____ \$ _____

STATE OF ALASKA

CITY AND BOROUGH OF JUNEAU

GENERAL OBLIGATION BOND, 2025[A/B]

INTEREST RATE: MATURITY DATE: CUSIP NO.:

REGISTERED OWNER: CEDE & CO.

PRINCIPAL AMOUNT:

THE CITY AND BOROUGH OF JUNEAU, ALASKA (the “City and Borough”), hereby acknowledges itself to owe and for value received promises to pay to the Registered Owner identified above, or registered assigns, on the Maturity Date identified above, the Principal Amount indicated above and to pay interest thereon from _____, 2025, or the most recent date to which interest has been paid or duly provided for until payment of this bond at the Interest Rate set forth above, commencing on _____ 1, 20__ and semiannually thereafter on the first day of each _____ and _____. Both principal of and interest on this bond are payable in lawful money of the United States of America. For so long as the bonds of this issue are held in fully immobilized form, payments of principal and interest thereon shall be made as provided in accordance with the operational arrangements of The Depository Trust Company (“DTC”) referred to in the Blanket Issuer Letter of Representations (the “Letter of Representations”) from the City and Borough to DTC. _____ is acting as the registrar, authenticating agent and paying agent for the bonds of this issue (the “Bond Registrar”).

This bond is one of an authorized issue of bonds of like date and tenor, except as to number, amount, rate of interest and date of maturity, in the aggregate principal amount of \$_____ (the “Bonds”), and is issued pursuant to elections authorizing the same for the purpose of making capital improvements to facilities of the City and Borough.

This bond shall not be valid or become obligatory for any purpose or be entitled to any security or benefit under Ordinance Serial No. 2025-24 of the City and Borough (the “Bond Ordinance”) until the Certificate of Authentication hereon shall have been manually signed by or on behalf of the Bond Registrar. Capitalized terms used in this bond and not otherwise defined herein have the meanings given such terms in the Bond Ordinance.

The bonds of this issue are is issued under and in accordance with the provisions of the Constitution and applicable statutes of the State of Alaska and ordinances duly adopted by the Assembly, including the Bond Ordinance.

The bonds of this issue are subject to redemption as stated in the Bond Purchase Agreement dated _____ for the Bonds.

The City and Borough has obligated and bound itself to make annual levies of ad valorem taxes upon all the taxable property within the City and Borough, without limitation as to rate or amount, in amounts sufficient, together with such other moneys of the City and Borough available for such purposes as the Assembly of the City and Borough may, from time to time, appropriate and make available to pay the principal of and interest on this bond as the same shall become due. The full faith, credit and resources of the City and Borough are hereby irrevocably pledged for the levy of such taxes and the prompt payment of such principal and interest. The pledge of tax levies for payment of principal of and interest on the bond may be discharged prior to maturity of the bond by making provision for the payment thereof on the terms and conditions set forth in the Bond Ordinance.

The bonds of this issue are not “private activity bonds” as such term is defined in the Internal Revenue Code of 1986, as amended (the “Code”). The City and Borough has not designated the bonds of this issue as “qualified tax-exempt obligations” under Section 265(b) of the Code for investment by banks, thrift institutions and other financial institutions.

It is hereby certified that all acts, conditions and things required by the Constitution and statutes of the State of Alaska to exist, to have happened, been done and performed precedent to and in the issuance of this bond have happened, been done and performed and that the issuance of this bond and the bonds of this issue does not violate any constitutional, statutory or other limitation upon the amount of bonded indebtedness that the City and Borough may incur.

IN WITNESS WHEREOF, the City and Borough of Juneau, Alaska has caused this bond to be executed by the manual or facsimile signature of its City Manager or his/her designee and

attested by the manual or facsimile of the Clerk, and the official seal of the City and Borough to be impressed, imprinted or otherwise reproduced hereon, as of this ____ day of _____, 2025.

CITY AND BOROUGH OF
JUNEAU, ALASKA

By _____ /s/ manual or facsimile
City Manager or Designee

ATTEST:

_____/s/ manual or facsimile
Clerk

The Certificate of Authentication for the Bonds shall be in substantially the following form:

CERTIFICATE OF AUTHENTICATION

Date of Authentication:

This bond is one of the General Obligation Bonds, 2025[A/B] of the City and Borough of Juneau, Alaska, dated _____, 2025, and described in the within-mentioned Bond Ordinance.

_____, as Bond Registrar

By _____
Authorized Signer

Section 7. Execution of Bonds. The Bonds shall be executed on behalf of the City and Borough with the manual or facsimile signature of the City Manager or his/her designee, shall be attested by the manual or facsimile signature of the City and Borough Clerk, and the seal of the City and Borough shall be impressed or a facsimile thereof imprinted or otherwise reproduced thereon.

Only such Bonds as shall bear thereon a Certificate of Authentication in the form hereinbefore recited, manually executed by the Bond Registrar, shall be valid or obligatory for any purpose or entitled to the benefits of this ordinance. Such Certificate of Authentication shall be conclusive evidence that the Bonds so authenticated have been duly executed, authenticated and delivered hereunder and are entitled to the benefits of this ordinance.

In case either of the officers who shall have executed the Bonds shall cease to be officer or officers of the City and Borough before the Bonds so signed shall have been authenticated or delivered by the Bond Registrar, or issued by the City and Borough, such Bonds may nevertheless be authenticated, delivered and issued and upon such authentication, delivery and issuance, shall be as binding upon the City and Borough as though those who signed the same had continued to

be such officers of the City and Borough. Any Bond may also be signed and attested on behalf of the City and Borough by such persons who are at the actual date of delivery of such Bonds the proper officers of the City and Borough although at the original date of such Bonds any such person shall not have been such officer of the City and Borough.

Section 8. Lost, Stolen, Destroyed or Mutilated Bonds. In case any Bonds shall at any time become mutilated or be lost, stolen or destroyed, the City and Borough in the case of such mutilated Bonds shall, and in the case of such lost, stolen or destroyed Bonds in its discretion may, execute and deliver a new Bond of like tenor and effect in exchange or substitution for and upon the surrender and cancellation of such mutilated Bonds, or in lieu of or in substitution for such destroyed, stolen or lost Bonds, or if such stolen, destroyed or lost Bonds shall have matured, instead of issuing a substitute therefor, the City and Borough at its option pay the same without the surrender thereof. Except in the case where a mutilated Bonds is surrendered, the applicant for the issuance of a substitute Bond shall furnish to the City and Borough evidence satisfactory to it of the theft, destruction, or loss of the original Bonds, and of the ownership thereof, and also such security and indemnity as may be required by the City and Borough, and no such substitute Bond shall be issued unless the applicant for the issuance thereof shall reimburse the City and Borough for the expenses incurred by the City and Borough in connection with the preparation, execution, issuance, and delivery of the substitute Bonds, and any such substitute Bond shall be equally and proportionately entitled to the security of this ordinance with all other bonds issued hereunder, whether or not the Bonds alleged to have been lost, stolen or destroyed shall be found at any time or be enforceable by anyone.

Section 9. Pledge of Taxes and Credit. The City and Borough hereby irrevocably covenants that, unless the principal of and interest on the Bonds are paid from other sources, it will make annual levies of taxes without limitation as to rate or amount upon all of the property in the City and Borough subject to taxation in amounts sufficient to pay such principal and interest as the same shall become due. The full faith, credit and resources of the City and Borough are hereby irrevocably pledged for the annual levy and collection of such taxes and for the prompt payment of such principal and interest. There is maintained in the office of the Finance Director a special fund of the City and Borough known as the "Debt Service Fund" (the "Bond Fund"), for the sole purpose of paying the principal of and interest on the Bonds and all other general obligation bonds of the City and Borough. Accrued interest, if any, received at the time of delivery of the Bonds shall be paid into the Bond Fund.

The City and Borough hereby irrevocably covenants and pledges for as long as the Bonds are outstanding that it will make provision for the payment of the principal of and interest on the Bonds in its annual budgets and further covenants that it will make annual levies of ad valorem taxes, for payment into the Bond Fund, upon all the property within the City and Borough subject to taxation, without limitation as to rate or amount, in amounts sufficient, with such other moneys available for such purposes as the Assembly from time to time may appropriate and order transferred to the Bond Fund, to pay the principal of and interest on the Bonds as the same shall be come due and payable.

Section 10. Construction Funds for Proceeds of the Bonds. There has heretofore been created in the office of the Finance Director of the City and Borough certain funds and

accounts (the “Construction Funds”), into which shall be paid the proceeds of the Bonds (other than accrued interest, if any, which shall be deposited in the Bond Fund), and any and all other moneys which the City and Borough may now or later have on hand which are necessary and legally available to pay the costs authorized by Ordinance Serial No. 2024-25 and Ordinance Serial No. 2024-26 and paying the costs of issuance of the Bonds. The Finance Director shall maintain records sufficient to account for the investment and expenditure of the Bond Authorizations.

Said funds shall be drawn upon for paying the costs authorized by Ordinance Serial No. 2024-25 and Ordinance Serial No. 2024-26, for repaying any other funds or accounts of the City and Borough that may have advanced moneys for such purposes and for paying all expenses incidental to such purposes and the expenses incidental to the issuance of the Bonds. Bond proceeds in the Construction Funds may be invested in any legal investment for City and Borough funds and the proceeds thereof and earnings thereon shall be deposited in the Construction Funds or at the option of the Finance Director in the Bond Fund. In the event there are any proceeds of the Bonds left remaining in the Construction Funds after the payment of all of such costs and expenses, the same may be used for any purpose permitted under Ordinance Serial No. 2024-25 and Ordinance Serial No. 2025-26 or may be transferred to the Bond Fund or may be used for any purpose permitted under Section 10.10 of the Home Rule Charter of the City and Borough.

Section 11. Defeasance. In the event that money and/or noncallable Government Obligations maturing or having guaranteed redemption prices at the option of the holder at such time or times and bearing interest to be earned thereon in amounts (together with such money, if any) sufficient to redeem and retire part or all of the Bonds in accordance with the its terms, are hereafter irrevocably set aside in a special account and pledged to effect such redemption and retirement, then no further payments need be made into the Bond Fund or any account therein for the payment of the principal of and interest on the Bonds or portion thereof so provided for and the Bonds or portion thereof shall then cease to be entitled to any lien, benefit or security of this ordinance, except the right to receive the accounts so set aside and pledged, and the Bonds or portion thereof shall no longer be deemed to be outstanding hereunder.

Section 12. Tax Covenants.

(a) *Arbitrage Covenant.* The City and Borough hereby covenants that it will not make any use of the proceeds of sale of the Bonds or any other funds of the City and Borough which may be deemed to be proceeds of the Bonds pursuant to Section 148 of the Code and the applicable regulations thereunder which, if such use had been reasonably expected on the dates of delivery of the Bonds to the initial purchasers thereof, would have caused such Bonds to be “arbitrage bonds” within the meaning of said section and said regulations. The City and Borough will comply with the requirements of Section 148 of the Code and the applicable regulations thereunder throughout the term of the Bonds.

(b) *Private Person Use Limitation for Bonds.* The City and Borough covenants that for as long as the Bonds is outstanding, it will not permit:

(1) More than 10% of the Net Proceeds of the Bonds to be used for any Private Person Use; and

(2) More than 10% of the principal or interest payments on the Bonds in a Bond Year to be directly or indirectly (A) secured by any interest in property used or to be used for any Private Person Use or secured by payments in respect of property used or to be used for any Private Person Use, or (B) derived from payments (whether or not made to the City and Borough) in respect of property, or borrowed money, used or to be used for any Private Person Use.

The City and Borough further covenants that, if:

(3) More than five percent of the Net Proceeds of the Bonds is to be used for any Private Person Use; and

(4) More than five percent of the principal or interest payments on the Bonds in a Bond Year are (under the terms of this ordinance or any underlying arrangement) directly or indirectly: (A) secured by any interest in property used or to be used for any Private Person Use or secured by payments in respect of property used or to be used for any Private Person Use, or (B) derived from payments (whether or not made to the City and Borough) in respect of property, or borrowed money, used or to be used for any Private Person Use, then, (i) any Private Person Use of the projects described in subsection (3) hereof or Private Person Use payments described in subsection (4) hereof that is in excess of the five percent limitations described in such subsections (3) or (4) will be for a Private Person Use that is related to the state or local governmental use of the projects funded by the Bonds, and (ii) any Private Person Use will not exceed the amount of Net Proceeds of the Bonds used for the state or local governmental use portion of the project to which the Private Person Use of such portion of the project relates. The City and Borough further covenants that it will comply with any limitations on the use of the projects by other than state and local governmental users that are necessary, in the opinion of its bond counsel, to preserve the tax status of the Bonds. The covenants of this section are specified solely to assure the continued exemption from regular income taxation of the interest on the Bonds. To that end, the provisions of this section may be modified or eliminated without any requirement for formal amendment thereof upon receipt of an opinion of the City and Borough's bond counsel that such modification or elimination will not adversely affect the tax status of the Bonds.

Section 13. Sale of Bonds.

(a) *Bond Sale.* The City and Borough Representative is authorized to negotiate and complete the sale of the Bonds to the Underwriter on terms and conditions consistent with this ordinance and the Bond Purchase Agreement for the Bonds. Such terms and conditions, including the final principal amount, date, principal amounts of each maturity, final interest rates, maturity dates and redemption provisions, all as provided for in this ordinance, shall be set forth in the Bond Purchase Agreement, all subject to the Assembly's approval by resolution, which resolution may, at the option of the Assembly, provide for delegation within parameters approved by the Assembly.

Subject to the terms and conditions set forth in this Section 13, the City and Borough Representative is hereby authorized to execute the final form of a Bond Purchase Agreement, upon

his or her approval of the final interest rates, maturity dates, aggregate principal amount, principal maturities and redemption rights set forth therein. Following the sale of the Bonds, the Designated Representative shall provide a report to the Assembly, describing the final terms of the Bonds approved pursuant to the authority delegated in this section.

The City and Borough Representative is further authorized and directed to take such other actions to publicize or facilitate the sale as he/she may deem desirable or necessary, including, but not limited to, securing a rating on the Bonds from one or more of the established rating services.

(b) *Delivery; Documentation.* Upon the passage of this ordinance, the proper officials of the City and Borough, including the City and Borough Representative, are authorized and directed to undertake all other actions necessary for the prompt execution and delivery of the Bonds to the Underwriter thereof and further to execute all closing certificates and documents required to effect the closing and delivery of the Bonds in accordance with the terms of the Bond Purchase Agreement.

The City and Borough Representative and other City and Borough officials, agents, and representatives are hereby authorized and directed to do everything necessary for the prompt issuance, execution and delivery of the Bonds to the Underwriter and for the proper application and use of the proceeds of sale of the Bonds. In furtherance of the foregoing, the City and Borough Representative is authorized to approve and enter into agreements for the payment of costs of issuance, including Underwriter’s discount, the fees and expenses specified in the Bond Purchase Agreement, including fees and expenses of Underwriter and other retained services, including Bond Counsel, Financial Advisor, rating agent, Bond Registrar, and other expenses customarily incurred in connection with issuance and sale of bonds.

(c) *Preliminary and Final Official Statements.* The City and Borough Representative is authorized to ratify and to approve for purposes of the Rule, on behalf of the City and Borough, the Official Statement (and any preliminary Official Statement) and any supplement thereto relating to the issuance and sale of the Bonds and the distribution of the Bonds pursuant thereto with such changes, if any, as may be deemed by him/her to be appropriate.

Section 14. Undertaking to Provide Ongoing Disclosure.

(a) *Contract/Undertaking.* This section constitutes the City and Borough’s written undertaking for the benefit of the owners of the Bonds as required by Section (b)(5) of the Rule.

(b) *Financial Statements/Operating Data.* The City and Borough agrees to provide or cause to be provided to the Municipal Securities Rulemaking Board (“MSRB”), the following annual financial information and operating data for the prior fiscal year (commencing June 30, 2026 for the fiscal year ending June 30, 2025):

- 1. Annual financial statements, which may or may not be audited prepared in accordance with generally accepted accounting principles;
- 2. The assessed valuation of taxable property in the City and Borough;

3. Property taxes due and property taxes collected;
4. Property tax levy rate per \$1,000 of assessed valuation; and
5. Outstanding general obligation debt of the City and Borough.

Items 2-5 shall be required only to the extent that such information is not included in the annual financial statements.

Such annual information and operating data described above shall be provided on or before nine months after the end of the City and Borough's fiscal year. The City and Borough's current fiscal year ends June 30. The City and Borough may adjust such fiscal year by providing written notice of the change of fiscal year to the MSRB. In lieu of providing such annual financial information and operating data, the City and Borough may cross-reference to other documents available to the public on the MSRB's internet website.

If not provided as part of the annual financial information discussed above, the City and Borough shall provide the City and Borough's audited annual financial statement prepared in accordance generally accepted accounting principles when and if available to the MSRB.

(c) *Listed Events.* The City and Borough agrees to provide or cause to be provided, in a timely manner to the MSRB notice of the occurrence of any of the following events with respect to the Bonds not in excess of ten business days after the occurrence of the event:

1. Principal and interest payment delinquencies;
2. Non-payment related defaults, if material;
3. Unscheduled draws on debt service reserves reflecting financial difficulties;
4. Unscheduled draws on credit enhancements reflecting financial difficulties;
5. Substitution of credit or liquidity providers, or their failure to perform;
6. Adverse tax opinions, the issuance by the Internal Revenue Service of proposed or final determinations of taxability, Notices of Proposed Issue (IRS Form 5701-TEB) or other material notices or determinations with respect to the tax status of the security, or other material or events affecting the tax status of the Bonds;
7. Modifications to rights of owners, if material;
8. Optional, contingent or unscheduled Bond calls other than scheduled sinking fund redemptions for which notice is given pursuant to Exchange Act Release 34-23856, if material, and tender offers;

9. Defeasances;
10. Release, substitution or sale of property securing the repayment of the Bonds, if material;
11. Rating changes;
12. Bankruptcy, insolvency, receivership or similar event of the City and Borough;
13. The consummation of a merger, consolidation, or acquisition of the City and Borough or the sale of all or substantially all of the assets of the City and Borough, other than in the ordinary course of business, the entry into a definitive agreement to undertake such an action or the termination of a definitive agreement to undertake such an action, other than pursuant to its terms, if material;
14. Appointment of a successor or additional trustee or the change of name of the trustee, if material;
15. Incurrence of a financial obligation of the City and Borough, if material, or agreement to covenants, events of default, remedies, priority rights, or other similar terms of a financial obligation of the City and Borough, any of which affect security holders, if material; and
16. Default, event of acceleration, termination event, modification of terms, or other similar events under the terms of a financial obligation of the City and Borough, any of which reflect financial difficulties.

The term “financial obligation” means a (i) debt obligation; (ii) derivative instrument entered into in connection with, or pledged as security or a source of payment for, an existing or planned debt obligation; or (iii) guarantee of (i) or (ii). The term “financial obligation” shall not include municipal securities as to which a final official statement has been provided to the MSRB consistent with the Rule.

Solely for purposes of information, but without intending to modify this agreement, with respect to the notice regarding property securing the repayment of the Bonds, the City and Borough will state in its preliminary and Final Official Statements that there is no property securing the repayment of the Bonds.

(d) *Notice Upon Failure to Provide Financial Data.* The City and Borough agrees to provide or cause to be provided, in a timely manner, to the MSRB notice of its failure to provide the annual financial information described in subsection (b) above on or prior to the date set forth in subsection (b) above.

(e) *EMMA; Format for Filings with the MSRB.* Until otherwise designated by the MSRB or the SEC, any information or notices submitted to the MSRB in compliance with the Rule are to be submitted through the MSRB's Electronic Municipal Market Access system ("EMMA"), currently located at www.emma.msrb.org. All notices, financial information and operating data required by this undertaking to be provided to the MSRB must be in an electronic format as prescribed by the MSRB. All documents provided to the MSRB pursuant to this undertaking must be accompanied by identifying information as prescribed by the MSRB.

(f) *Termination/Modification.* The City and Borough's obligations to provide annual financial information and notices of material events shall terminate upon the legal defeasance, prior redemption or payment in full of all of the Bonds. Any provision of this section shall be null and void if the City and Borough (1) obtains an opinion of nationally recognized bond counsel to the effect that the portion of the Rule that requires that provision is invalid, has been repealed retroactively or otherwise does not apply to the Bonds and (2) notifies the MSRB of such opinion and the cancellation of this section.

The City and Borough may amend this section with an opinion of nationally recognized bond counsel in accordance with the Rule. In the event of any amendment of this section, the City and Borough shall describe such amendment in the next annual report, and shall include a narrative explanation of the reason for the amendment and its impact on the type (or in the case of a change of accounting principles, on the presentation) of financial information or operating data being presented by the City and Borough. In addition, if the amendment relates to the accounting principles to be followed in preparing financial statements, (1) notice of such change shall be given in the same manner as for a material event under Subsection (c), and (2) the annual report for the year in which the change is made shall present a comparison (in narrative form and also, if feasible, in quantitative form) between the financial statements as prepared on the basis of the new accounting principles and those prepared on the basis of the former accounting principles.

(g) *Bond Owner's Remedies Under this Section.* A Bond owner's right to enforce the provisions of this section shall be limited to a right to obtain specific enforcement of the City and Borough's obligations hereunder, and any failure by the City and Borough to comply with the provisions of this undertaking shall not be a default with respect to the Bonds under this ordinance.

(h) *Additional Information.* Nothing in this Section 14 shall be deemed to prevent the City and Borough from disseminating any other information, using the means of dissemination set forth in this Section 14 or any other means of communication, or including any other information in any annual financial statement or notice of occurrence of a material event, in addition to that which is required by this Section 14. If the City and Borough chooses to include any information in any annual financial statement or notice of the occurrence of a material event in addition to that specifically required by this Section 14 the City and Borough shall have no obligation under this ordinance to update such information or to include it in any future annual financial statement or notice of occurrence of a material event.

Section 15. Severability. If any one or more of the covenants or agreements provided in this ordinance to be performed on the part of the City and Borough shall be declared by any court of competent jurisdiction to be contrary to law, then such covenant or covenants, agreement

or agreements, shall be null and void and shall be deemed separable from the remaining covenants and agreements of this ordinance and shall in no way affect the validity of the other provisions of this ordinance or of the Bonds.

Section 16. Effective Date. This ordinance shall become effective thirty days after adoption.

ADOPTED this 19th day of May, 2025.

Beth A. Weldon
Mayor

ATTEST:

Elizabeth J. McEwen
Municipal Clerk

CERTIFICATE

I, the undersigned, Clerk of the City and Borough of Juneau, Alaska (the “City and Borough”), Do HEREBY CERTIFY:

1. That the attached ordinance is a true and correct copy of Ordinance Serial No. 2025-24 (the “Ordinance”) of the City and Borough as finally passed at a regular meeting of the Assembly of the City and Borough (the “Assembly”) held on the 19th day of May, 2025, and duly recorded in my office.
2. That said meeting was duly convened and held in all respects in accordance with law, and to the extent required by law, due and proper notice of such special meeting was given; that a legal quorum was present throughout the meeting and a legally sufficient number of members of the Assembly voted in the proper manner for the passage of the Ordinance; that all other requirements and proceedings incident to the proper passage of the Ordinance have been duly fulfilled, carried out and otherwise observed; and that I am authorized to execute this certificate.

IN WITNESS WHEREOF, I have hereunto set my hand this ____ day of May, 2025.

Elizabeth J. McEwen, Municipal Clerk
City and Borough of Juneau

Presented by: The Manager
Introduced: April 07, 2025
Drafted by: Finance

ORDINANCE OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 2024-01(b)(AF)

An Ordinance Appropriating \$10,000 to the Manager for the Aircraft Rescue Fire Fighting Truck Capital Improvement Project; Funding Provided by Airport Capital Reserve Funds.

BE IT ENACTED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. Classification. This ordinance is a noncode ordinance.

Section 2. Appropriation. There is appropriated to the Manager the sum of \$10,000 as funding for the Aircraft Rescue Fire Fighting Truck Capital Improvement Project (A50-114).

Section 3. Source of Funds

Airport Capital Reserve Funds	\$ 10,000
-------------------------------	-----------

Section 4. Effective Date. This ordinance shall become effective upon adoption.

Adopted this _____ day of _____, 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by: The Manager
Introduced: April 7, 2025
Drafted by: Finance

ORDINANCE OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 2024-01(b)(AJ)

An Ordinance Appropriating \$4,000,000 to the Manager for the Bartlett Regional Hospital Emergency Department Addition Capital Improvement Project, and Deappropriating \$4,000,000 from the Manager for the Bartlett Regional Hospital Emergency Department Addition Capital Improvement Project; Funding Provided by United State Department of Health and Human Services.

WHEREAS, fiscal year 2025 Ordinance 2024-01(b)(I) appropriated \$8,900,000 for the Bartlett Regional Hospital Emergency Department addition project; and

WHEREAS, hospital funds were appropriated for the project work beginning in spring 2025 and are now being partially replaced by a \$4,000,000 grant received from the U.S. Department of Health and Human Services.

Section 1. Classification. This ordinance is a noncode ordinance.

Section 2. Appropriation. There is appropriated to the Manager the sum of \$4,000,000 for the Bartlett Regional Hospital Emergency Department Addition Capital Improvement Project (B55-083).

Section 3. Deappropriation. There is deappropriated from the Manager the sum of \$4,000,000 for the Bartlett Regional Hospital Emergency Department Addition Capital Improvement Project (B55-083).

Section 4. Source of Funds

Hospital Funds	(\$ 4,000,000)
U.S. Department of Health and Human Services	\$ 4,000,000

Section 5. Effective Date. This ordinance shall become effective upon adoption.

Adopted this _____ day of _____, 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth A. McEwen, Municipal Clerk

Presented by: The Manager
Introduced: April 7, 2025
Drafted by: Finance

ORDINANCE OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 2024-01(b)(AK)

An Ordinance Appropriating \$150,000 to the Manager for Marie Drake Property Planning; Funding Provided by General Funds.

BE IT ENACTED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. Classification. This ordinance is a noncode ordinance.

Section 2. Appropriation. There is appropriated to the Manager the sum of \$150,000 as funding for Marie Drake property planning.

Section 3. Source of Funds

General Funds	\$ 150,000
---------------	------------

Section 4. Effective Date. This ordinance shall become effective upon adoption.

Adopted this _____ day of _____, 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by: The Manager
Introduced: April 7, 2025
Drafted by: Finance

ORDINANCE OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 2024-01(b)(AL)

An Ordinance Appropriating \$200,000 to the Manager for Contingency Federal Staffing Support Related to Tourism; Funding Provided by State Marine Passenger Fees.

BE IT ENACTED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. Classification. This ordinance is a noncode ordinance.

Section 2. Appropriation. There is appropriated to the Manager the sum of \$200,000 as funding for contingency federal staffing support related to tourism.

Section 3. Source of Funds

State Marine Passenger Fees	\$ 200,000
-----------------------------	------------

Section 4. Effective Date. This ordinance shall become effective upon adoption.

Adopted this _____ day of _____, 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by: The Manager
Introduced: April 7, 2025
Drafted by: Finance

ORDINANCE OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 2024-01(b)(AM)

An Ordinance Appropriating \$500,000 to the Manager for the Lead Water Service Line Inventory Capital Improvement Project; Loan Funding Provided by the State of Alaska Department of Environmental Conservation, Alaska Drinking Water Fund State Revolving Loan Fund.

BE IT ENACTED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. Classification. This ordinance is a noncode ordinance.

Section 2. Appropriation. There is appropriated to the Manager the sum of \$500,000 as funding for the Lead Water Service Line CIP (W75-074).

Section 3. Source of Funds

Alaska Department of Environmental Conservation	\$ 500,000
---	------------

Section 4. Effective Date. This ordinance shall become effective upon adoption.

Adopted this _____ day of _____, 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by: The Manager
Introduced: April 7, 2025
Drafted by: Finance

ORDINANCE OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 2024-01(b)(AN)

An Ordinance Appropriating \$1,115,654 to the Manager for the Taku Harbor Improvements Capital Improvement Project; Grant Funding Provided by the Alaska Department of Fish and Game.

BE IT ENACTED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. Classification. This ordinance is a noncode ordinance.

Section 2. Appropriation. There is appropriated to the Manager the sum of \$1,115,654 for the Taku Harbor Improvements Capital Improvement Project (H51-129).

Section 3. Source of Funds

Alaska Department of Fish and Game	\$1,115,654
------------------------------------	-------------

Section 4. Effective Date. This ordinance shall become effective upon adoption.

Adopted this _____ day of _____, 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by: The Manager
Introduced: April 30, 2025
Drafted by: Finance

ORDINANCE OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 2025-01(b)(A)

An Ordinance Appropriating \$12,750,000 to the Manager for the Public Safety Communication Infrastructure Capital Improvement Project; Funding Provided by General Obligation Bond Proceeds.

BE IT ENACTED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. Classification. This ordinance is a noncode ordinance.

Section 2. Appropriation. There is appropriated to the Manager the sum of \$12,750,000 as funding for the Public Safety Communication Infrastructure Capital Improvement Project (F22-028).

Section 3. Source of Funds

General Obligation Bond Proceeds	\$ 12,750,000
----------------------------------	---------------

Section 4. Effective Date. This ordinance shall become effective upon adoption.

Adopted this _____ day of _____, 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk

Presented by: The Manager
Introduced: April 5, 2025
Drafted by: Finance

ORDINANCE OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 2025-02(b)

An Ordinance Appropriating Funds from the Treasury
for FY26 School District Operations

Section 1. Classification. This ordinance is a non-code ordinance.

Section 2. Estimated Funding Sources. The following amounts are the estimated funding sources for the City and Borough of Juneau School District, for the fiscal year beginning July 1, 2025, and ending June 30, 2026. It is anticipated that these estimated funding sources will meet the appropriations set forth in Section 3 of this ordinance.

ESTIMATED REVENUE:	
State Support	41,752,000
Federal Support	7,259,800
User Fees, Permits, and Donations	1,544,200
Student Activities Fundraising	1,650,000
Total Revenue	52,206,000
TRANSFERS IN:	
General Governmental Fund School District Support:	
Operations	35,004,700
Special Revenue	2,115,000
Total Transfers In	37,119,700
Less: Fund Balance Decrease	5,651,800
Total Estimated Funding Sources	\$ 94,977,500

Section 3. Appropriation. The following amounts are hereby appropriated for the fiscal year beginning July 1, 2025, and ending June 30, 2026.

APPROPRIATION:	
General Operations	78,734,700
Special Revenue	16,242,800
Total Appropriations	\$ 94,977,500

Section 4. Effective Date. This ordinance shall be effective immediately upon adoption.

Adopted this __ day of _____, 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk

A REGULATION OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

ADOPTION OF REGULATION AMENDMENTS

Title 05 Chapter 15 – Fees and Charges

PURSUANT TO AUTHORITY GRANTED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, THE DOCKS AND HARBORS BOARD PROPOSES TO ADOPT THE FOLLOWING AMENDMENT TO REGULATIONS:

Section 1. Authority. These regulations are adopted pursuant to CBJC 01.60, 85.02.060, and 85.02.100.

Section 2. Amendment of Section. The City and Borough of Juneau Administrative Code is amended at 05 CBJAC 15, Fees and Charges, to read:

Adopt an amended section 05.15.030, to read:

05 CBJAC 15.030 Dockage charges.

- (a) Definition. The charge assessed to vessels for berthing at the Alaska Steamship Wharf, the Cruise Ship Terminal, the Intermediate Vessel Float (IVF), the Port Field Office Float (PFO), and the Inside of the Cruise Ship Terminal (ICT).
- (b) Basis for computing charges. Dockage charges are assessed upon length-over-all (LOA) of the vessel or per lower berth.

Length-over-all is defined as the linear distance, in feet, from the forward most part at the stem to the aftermost part of the stern of the vessel, measured parallel to the base line of the vessel.

Length-over-all of the vessel, as published in "Lloyd's Register of Shipping", will be used and, when not published, the Port reserves the right to measure the vessel or obtain the length-over-all from the vessel's register.

Lower berth is defined as the standard double occupancy per cabin.

- (e) From April May 1 to October 31 September 30, dockage for all vessels, except those vessels paying dockage fees set out in 05 CBJAC 15.030(f), (g), and (h), will be assessed for each 24-hour period or portion thereof as follows:
 - (1) \$3.66 ~~\$3.53~~ per foot for vessels less than 65 feet in length overall;
 - (2) \$6.11 ~~\$5.89~~ per foot for vessels with a length overall from 65 feet up to 200 feet;
~~and~~
 - (3) \$7.32 ~~\$3.53~~ per foot or \$7.00 per lower berth, whichever results in the greater total charge for vessels greater than or equal to 200 feet in length overall, using the Intermediate Vessel Float (IVF), the Port Field Office Float (PFO), and the Inside of the Cruise Ship Terminal (ICT) docks, or the Statter Harbor Breakwater; and

- (4) \$7.00 per lower berth for vessels greater than or equal to 200 feet in length overall at the Alaska Steamship Wharf and the Cruise Ship Terminal docks. Vessels lightering will be assessed according to 05 CBJAC 15.060.
- (f) From May 1 to September 30, fishing vessels will be assessed dockage at ~~\$1.84~~ \$1.77 per foot of length overall for each 24-hour period or portion thereof, except there will be no charge to vessels staging to offload at Taku Dock, provided the duration of staging is less than four hours.
- (g) From ~~November~~ October 1 to March 31 ~~April 30~~, dockage will be assessed as set out in 05 CBJAC 20.030 ~~and 05 CBJAC 20.040~~.

- (j) CPI adjustment. For each calendar year after 2025 ~~2022~~, the fee assessed in this section will be equal to the previous fiscal year's fee, adjusted by the Consumer Price Index - Urban Alaska (CPI) as reported by the Alaska Department of Labor & Workforce Development for the calendar year preceding the start of the seasonal cruise vessel year (April 1 through October 31 ~~November 1~~). The Docks and Harbors Board may, by motion, take action to keep the fee the same as the previous year, or increase the fee in an amount less than the CPI adjustment.

Repeal and reserve section 05 CBJAC 15.040 Port maintenance fee.

Adopt and amended section 05 CBJAC 15.060, to read:

05 CBJAC 15.060 Vessel lightering fee.

- (e) *Vessel lightering fee assessment:*

Unit	Charge
Each 24-hour period or portion thereof.	\$2,003.09 <u>\$7.00 per lower berth</u>

- (1) ~~For each calendar year after 2022, the fee assessment will be equal to the previous year's fee, adjusted by the Consumer Price Index - Urban Alaska (CPI) as reported by the Alaska Department of Labor for the calendar year preceding the start of the seasonal cruise vessel year, unless the Docks and Harbors Board takes action to keep the fee the same as the previous year.~~
- (f) *CPI adjustment.* For each calendar year after 2025 ~~2022~~, the fee assessed in this section will be equal to the previous fiscal year's fee, adjusted by the Consumer Price Index - Urban Alaska (CPI) as reported by the Alaska Department of Labor & Workforce Development for the calendar year preceding the start of the seasonal cruise vessel year (April 1 through October 31 ~~November 1~~). The Docks and Harbors Board may, by motion, take action to keep the fee the same as the previous year, or increase the fee in an amount less than the CPI adjustment.

Section 3. Effective Date of Regulation. It is the intent of the Assembly that these regulations shall become effective on January 1, 2026.

Section 4. Notice of Proposed Adoption of a Regulation. The notice requirements of CBJC 01.60.200 were followed by the agency. The notice period began on April 3, 2025, which is not less than 21 days before the date of adoption of these regulations as set forth below.

Adoption by Agency

After considering all relevant matter presented to it, the agency hereby adopts these regulations as set forth above. The agency will next seek Assembly review and approval.

Date:_____

Carl Uchytel, P.E.
Port Director

Legal Review

These regulations have been reviewed and approved in accordance with the following standards set forth in CBJC 01.60.250:

- (1) Consistency with federal and state law and with the charter, code, and other municipal regulations;
- (2) Existence of code authority and the correctness of the required citation of code authority; and
- (3) Clarity, simplicity of expression, and absence of possibility of misapplication.

Date:_____

Emily Wright
Assistant Municipal Attorney

Assembly Review

These regulations were presented to the Assembly at its meeting of_____. They were adopted by the Assembly.

Date:_____

Elizabeth J. McEwen
Municipal Clerk

Filing with Clerk

I certify, as the clerk of the City and Borough of Juneau, that the following statements are true:

1.

These regulations were accepted for filing by the office of the clerk at ____ a.m./p.m. on the ____ day of ____, ____.
2.

After signing, I will immediately deliver or cause to be delivered copies of this regulation to the attorney and the director of libraries.
3.

A permanent file of the signed originals of these regulations will be maintained in this office for public inspection.
4.

Effective date: _____.

Date: _____

Elizabeth J. McEwen
Municipal Clerk

2025 1st Late File Exemption List to the Assembly

Late File Senior & Disabled Veteran Exemptions:

Name	Parcel Number	Property Address
Harry Brett Dillingham	1C040A270001	313 7 th St #1
Maureen Hall	4B2901280020	1081 Arctic Circle
Diane McHenry	5B2401280100	4503 Dredge Lake Rd
Victoria Porter	5B160110D140	9532 Glacier Hwy #14
Luke Bryant	5B2401650300	8145 Keegan St
Lise Paradis	1C060C160020	1115 D St

Late File Senior & Disabled Veteran Hardship Exemptions:

Name	Parcel Number	Property Address

Presented by: The Manager
Introduced: May 19, 2025
Drafted by: Finance

RESOLUTION OF THE CITY AND BOROUGH OF JUNEAU, ALASKA

Serial No. 4008

A Resolution Deappropriating up to \$199,000 from the Manager for Contingency Federal Staffing Support Related to Tourism; Funding was Provided by State Marine Passenger Fees.

WHEREAS, under Article IX of the Home Rule Charter of the City and Borough of Juneau, the Assembly by resolution may reduce any appropriation, except for debt service or for cash deficit, provided that no appropriation may be reduced by more than the amount of the unencumbered balance; and

WHEREAS, Ordinance 2024-01(b)(AL) appropriated \$200,000 to the Manager for contingency federal staffing support related to tourism; and

WHEREAS, the previously appropriated amount is not required for staffing shortages; and

NOW, THEREFORE, BE IT RESOLVED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

Section 1. Deappropriation. There is deappropriated from the Manager the sum of \$100,000 for contingency federal staffing support related to tourism.

Section 2. Effective Date. This resolution shall be effective immediately upon adoption.

Adopted this _____ day of _____, 2025.

Beth A. Weldon, Mayor

Attest:

Elizabeth J. McEwen, Municipal Clerk