

THE CITY AND BOROUGH OF JUNEAU, ALASKA
REGULAR ASSEMBLY MEETING
Meeting Minutes – February 28, 2022

MEETING NO. 2022-05: The Regular Assembly Meeting of the City and Borough of Juneau Assembly held at City Hall in the Assembly Chambers and virtually via Zoom webinar was called to order by Mayor Beth Weldon at 7:00p.m.

I. FLAG SALUTE

II. LAND ACKNOWLEDGMENT

Ms. Hughes-Skandijs provided the following land acknowledgment: 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!*

III. ROLL CALL

Assemblymembers Present: Mayor Beth Weldon, Deputy Mayor Maria Gladziszewski, Greg Smith, Christine Woll, Michelle Hale, ‘Wáahlaal Gíidaak, Carole Triem, Alicia Hughes-Skandijs, and Wade Bryson

Assemblymembers Absent: None.

Staff Present: City Manager Rorie Watt, Deputy City Manager Robert Barr, City Attorney Robert Palmer, Municipal Clerk Beth McEwen, Deputy Clerk Diane Cathcart, Finance Director Jeff Rogers, Parks and Recreation Director George Schaaf, Port Director Carl Uchytel, Assistant Municipal Attorney Sherri Layne, Assistant Municipal Attorney Adam Gottschalk, CDD Senior Planner Irene Gallion, JPD Police Chief Ed Mercer, Deputy Chief David Campbell.

IV. SPECIAL ORDER OF BUSINESS

A. COVID-19 Update

Mr. Barr announced that the Emergency Operations Center (EOC) reduced Juneau’s risk mitigation level down to Level 1 – Minimal. He reminded the listening public that the EOC is a joint effort between CBJ, Bartlett Regional Hospital, and the State Division of Public Health. He explained that some of the community mitigation strategies that were once required have now become recommendations. Large gatherings are no longer required to submit an event exemption request. Organizations and businesses can individually determine their own masking requirements. CBJ facilities will continue to require occupants to wear masks, although these internal guidelines are currently under review.

B. Instruction for Public Participation

Ms. McEwen provided instruction to the listening public on how to participate in the meeting via the Zoom platform. She also explained that tonight's meeting – and all subsequent meetings – will be livestreamed via Youtube, rather than via Facebook live.

V. APPROVAL OF MINUTES

A. December 13, 2021 Regular Assembly Meeting #2021-28 DRAFT Minutes

B. February 17, 2022 Special Assembly Meeting #2022-04 DRAFT Minutes

MOTION by Ms. Woll to approve the minutes of December 13, 2021 and February 17, 2022 Assembly meetings. *Hearing no objections, the minutes were approved by unanimous consent.*

VI. MANAGER'S REQUEST FOR AGENDA CHANGES

None.

VII. PUBLIC PARTICIPATION ON NON-AGENDA ITEMS

William Quayle, a Juneau resident, said he was glad to hear Juneau's community risk level lowered to Level 1, as he would like masks to be completely removed. He spoke to his ongoing efforts to address his concerns regarding pedicab operations. Mr. Quayle said that Juneau was the only city in the state that does not permit pedicabs to operate at night. He said that he did not want to take the City to court over this matter.

Alex Vrabec, a Douglas resident, was representing the Downtown Business Association. She spoke to the letter of support submitted by the DBA in regards to the Eaglecrest Gondola, as it would potentially increase year-round tourism. Ms. Vrabec also reminded the Assembly of the DBA's support of the cruise ship dock featured in the amendments to the Long Range Waterfront Plan.

Russell Peterson, a Downtown resident, said that he wanted additional transparency in regards to board appointments, and requested for board members' votes to be made public for accountability purposes. He mentioned that he had been previously told that board members' votes are not public information.

VI. CONSENT AGENDA

A. Public Requests for Consent Agenda Changes, Other Than Ordinances for Introduction

None.

B. Assembly Requests for Consent Agenda Changes.

None.

C. Assembly Action

Mr. Smith shared that he had conducted contract work for both licensees listed in Item 4(a) Marijuana License Renewals. He was advised by the City Attorney to state for the record that he will abstain his vote on the Consent Agenda for these two items.

MOTION by Ms. Gladziszewski for the Assembly to adopt the Consent Agenda and asked for unanimous consent. *Hearing no objections, the Consent Agenda was adopted by unanimous consent with the exclusion of Mr. Smith abstaining from the vote on the marijuana licenses.*

1. Ordinances for Introduction

a. Ordinance 2022-14 An Ordinance Authorizing the Manager to Convey Lot 9, Block 13, Juneau Townsite to Franklin Foods LLC.

Franklin Foods LLC submitted an application to purchase City property located at 139 South Franklin Street in June of 2021. At the September 7, 2021 meeting the Parks and Recreation Advisory Committee reviewed this request and provided a recommendation in favor of disposal. The Planning Commission reviewed this proposed disposal at its meeting on January 11, 2022, and recommended that the Assembly direct CBJ staff to proceed with the sale. The Assembly reviewed this request as New Business at the October 25, 2021 meeting and passed a motion of support to work with the original proposer towards the disposal of CBJ property through a negotiated sale. The Lands, Housing and Economic development Committee reviewed the draft ordinance at the February 14, 2022 meeting and passed a motion of support for disposal to Franklin Foods LLC. An appraisal was completed in October of 2021 and the market value was determined to be \$171,000.

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

b. Ordinance 2021-09(A) An Ordinance Appropriating \$10,000 from the Treasury for FY22 School District Operations.

CBJ's Parks and Recreation Department provides the Juneau School District (JSD) \$20,000 annually in facility rentals at Treadwell Arena at no cost. JSD is requesting an additional \$10,000 of ice time to support the Juneau Douglas High School hockey team. This ordinance would appropriate \$10,000 to the School District, not subject to the local funding cap, to purchase additional ice time at the rink from Parks and Recreation.

This request was reviewed by the JSD Board on January 11 and February 8, 2022. This request will be reviewed by the Assembly Finance Committee at the March 2, 2022 meeting.

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

c. Ordinance 2021-09(B) An Ordinance Appropriating and Deappropriating Funds from the Treasury for FY22 School District Operations.

The Juneau School District's (JSD) projected student enrollment has decreased by 146 students in FY22. The decrease in students constitutes a reduction in the City and Borough of Juneau's funding for general school operations by \$35,750. JSD requests that this funding instead be used for purposes outside the local funding cap. Possible areas that the funding could be moved to would be Transportation, Rally, Food Service, Student Activities, Community Schools, or other areas.

This request was reviewed by the JSD Board on January 11 and February 8, 2022. This request will be reviewed by the Assembly Finance Committee at the March 2, 2022 meeting.

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

d. Ordinance 2021-08(b)(am)(AA) An Ordinance Transferring \$120,000 from CIP U76-121 Collection System Pump Station Upgrades and CIP W75-061 Douglas Highway Water - David to I St. to CIP R72-157 Spruce Lane Reconstruction.

This request would provide \$120,000 in funding for the Spruce Lane Reconstruction CIP to repair additional water and wastewater issues undiscovered until the completion of detailed design.

Additionally, the project estimate has increased as a result of inflation, supply chain issues, and other economic factors. The proposed transfers are reallocating funds from one completed project and one ongoing project which will retain sufficient funding to cover remaining project work.

The Public Works and Facilities Committee reviewed this request at the February 14, 2022 meeting.

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

e. Ordinance 2021-08(b)(am)(AB) An Ordinance Appropriating \$5,500,000 to the Manager as Funding for City and Borough of Juneau and Juneau School District Deferred Maintenance Capital Improvement Projects; Funding Provided by General Funds.

This ordinance would appropriate \$5,500,000 of general funds for City and Borough of Juneau (CBJ) and Juneau School District (JSD) deferred maintenance capital improvement projects, to be appropriated as follows:

School Roof Replacements (S02-104)	\$1,124,000
JSD Deferred Maintenance and Imprv. (S02-105)	\$876,000
CBJ Deferred Building Maintenance (P44-090)	\$1,600,000
Downtown/Glacier Fire Station	
Mechanical/Electrical Upgrades (F21-041)	\$800,000
CBJ Deferred Building Maintenance (P44-089)	\$600,000
Parks & Playground Maint. And Repairs (P41-093)	\$500,000

This appropriation provides for deferred maintenance of HVAC systems at the Downtown, Douglas, and Glacier Fire Stations, Treadwell Arena, and Douglas Library, as well as moisture control at Riverbend Elementary School, the replacement of the Dzantik'i Heeni Middle School roof, and city-wide park maintenance.

This appropriation brings CBJ and JSD's deferred maintenance spending closer to the minimum recommended industry standards and supplements major deferred maintenance projects that are coming in higher than originally estimated due to current market escalation.

The Public Works and Facilities Committee reviewed this request at the February 14, 2022 meeting. The Assembly Finance Committee will review this request at the March 2, 2022 meeting.

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

f. Ordinance 2021-08(b)(am)(AC) An Ordinance Appropriating \$75,000 to the Manager as Funding for Eaglecrest's Fiscal Year 2022 Pay Plan Adjustment; Funding Provided by Eaglecrest Revenue.

This ordinance would appropriate \$75,000 for Eaglecrest's FY22 pay plan adjustment. The pay plan adjustment increased all actively used pay ranges and longevity steps to an hourly rate greater than the Alaska minimum wage of \$10.34/hour. Changes to the pay plan increased individual employee wages from 4% to 17%, with lower wage employees receiving the greatest percentage increases. Individual employee wages increased on average by 11%.

Funding for this ordinance is provided by Eaglecrest revenue.

The Eaglecrest Board approved the pay plan adjustment at the January 7, 2022 meeting.

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

2. Resolutions

a. Resolution 2974 A Resolution Re-establishing the Juneau Local Emergency Planning Committee.

This resolution would amend the Juneau LEPC to add and clarify membership roles. The changes are located on pages 2 and 3 of the resolution.

On February 9, 2022, the LEPC recommended the Assembly adopt this resolution. This resolution was also considered by the Assembly Human Resources Committee earlier on February 28, 2022.

The Manager recommends the Assembly adopt this resolution.

3. Liquor License

a. Liquor License Renewals for Licenses: #5706 & #772

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

Liquor License Renewal

License Type: Restaurant Eating Place, License #5706

Licensee: Canton Asian Bistro LLC d/b/a Canton Asian Bistro

Location: 8585 Old Dairy Rd #105, Juneau

License Type: Beverage Dispensary, License #772

Licensee: AK Grizzly Bar LLC d/b/a AK Grizzly Bar

Location: 210 Admiral Way, Juneau

Staff from the Police, Finance, Fire, Public Works (Utilities) and Community Development departments have reviewed the above licenses and recommended the Assembly waive its right to protest the renewal

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 renewals.

4. Other Items for consent

a. Marijuana License Renewals

CBJ received notice of the following Alcohol Marijuana Control Office (AMCO) marijuana license renewal applications.

Marijuana License Renewal

License Type: Retail Marijuana Store License: #16213

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

Location: 159 S. Franklin St., Juneau

License Type: Standard Marijuana Cultivation Facility License: #27531

Licensee: Tree Logic LLC d/b/a Stoned Salmon Farms

Location: 5763 Glacier Hwy, Juneau

The above marijuana license renewals are before the Assembly to either protest or waive its right to protest. The Finance, Police, Fire, and Community Development departments have reviewed these renewals and found the businesses to be in compliance with CBJ Code. The Assembly packet contains the AMCO notices to the local governing body. Additional license application documents are available through the Clerk's office upon request.

The City Manager recommends the Assembly waive its right to protest the renewals of AMCO marijuana license #16213 and #27531.

[Clerk's Note: Assemblymember Greg Smith abstained from voting on these marijuana license renewal actions.]

5. Transfers

a. Transfer Request T-1043 A Transfer of \$100,000 from CIP F21-040 Hagevig Training Center Improvements to CIP F21-041 Downtown and Glacier Fire Station Mechanical and Electrical Upgrades.

This request would transfer the full balance of \$100,000 from the Hagevig Training Center Improvements CIP to replace the generator at the Glacier Fire Station, which is beyond its useful life. Work intended to be performed under the Hagevig Training Center CIP has not started and has been determined to no longer be practical at this time, as these improvements are being considered in conjunction with potential future upgrades of the training center.

The Public Works and Facilities Committee reviewed this request at the February 14, 2022 meeting. **The Manager recommends approval of this transfer.**

IX. PUBLIC HEARING

A. Ordinance 2021-08(b)(am)(Y) An Ordinance Appropriating \$25,000 to the Manager for a Grant to Sealaska Heritage Institute for the 2022 Celebration Event; Funding Provided by General Funds.

This ordinance would appropriate \$25,000 of general funds for a grant to Sealaska Heritage Institute to support the 2022 Celebration event. Due to uncertainty surrounding the pandemic, this grant was removed from the fiscal year 2022 budget. Prior to this fiscal year, funding for this event has been included biennially in past budgets, and a similar grant will be included biennially in future budgets.

The Assembly Finance Committee reviewed this request at its February 2, 2022 meeting. The Systemic Racism Review Committee reviewed this request at the February 8, 2022 meeting and forwarded it to the full Assembly for public hearing.

The Manager recommends the Assembly adopt this ordinance.

Public Comment:

None.

Assembly Action:

MOTION by Mr. Bryson for the Assembly to adopt Ordinance 2021-08(b)(am)(Y) and asked for unanimous consent.

‘Wáahlaal Gíidaak gave notice that she had a potential conflict of interest in her role as a member of the Sealaska Board of Directors, of which Sealaska Heritage Institute is an affiliated non-profit, and therefore recused herself from voting on this ordinance.

Hearing no objections, Ordinance 2021-08(b)(am)(Y) was adopted by unanimous consent, with the exception of ‘Wáahlaal Gíidaak due to her recusal.

B. Ordinance 2021-08(b)(am)(X) An Ordinance Appropriating \$20,000,000 to the Manager for the Planning, Design, and Construction of Bond-Funded Capital Improvement Projects at Bartlett Regional Hospital, and Deappropriating \$4,000,000 from the Manager for the Crisis Stabilization Capital Improvement Project; Funding Provided by Hospital Revenue Bond Proceeds.

This ordinance would appropriate \$20,000,000 of bond proceeds for the planning, design, and construction of the following projects at Bartlett Regional Hospital (BRH):

Emergency Department Addition (CIP B55-083)	\$12,000,000
Crisis Stabilization Center (CIP B55-080)	\$8,000,000

This ordinance deappropriates \$4,000,000 of BRH fund balance which was previously appropriated to partially fund the Crisis Stabilization CIP. The net effect is a shift of costs from BRH fund balance to bond proceeds, which preserves BRH fund balance for other uses.

The Hospital Board and Assembly Finance Committee have approved the debt issuance which is expected to close in mid-April. The Systemic Racism Review Committee reviewed this request at the February 8, 2022 meeting and forwarded it to the full Assembly for public hearing.

The Manager recommends the Assembly adopt this ordinance.

Public Comment:

None.

Assembly Action:

MOTION by Ms. Hughes-Skandijs for the Assembly to adopt Ordinance 2021-08(b)(am)(X) and asked for unanimous consent. *Hearing no objection, Ordinance 2021-08(b)(am)(X) was adopted by unanimous consent.*

C. Resolution 2976 A Resolution Repealing and Reestablishing the Assembly Rules of Procedure.

Over the last two years, the Assembly made its meetings more accessible and enabled more community members to participate in their local government because CBJ meetings were livestreamed and because of the interactive features of Zoom. However, the increase in accessibility, especially on the Zoom platform, presented new challenges to conducting public meetings because the anonymity of Zoom allowed people disrupt a meeting with pornography, sexual harassment, and irrelevant comments. This resolution clarifies the rules for public participation, while ensuring community members have multiple methods of providing public comment and grieving concerns with their local government.

The substance of this resolution is identical to what the Committee of the Whole considered on February 15, 2022, except the “whereas” clauses were added and the effective date was set for midnight. This resolution was also considered by the Assembly Human Resources Committee on February 7, 2022. The Systemic Racism Review Committee is scheduled to consider this resolution on March 1, 2022.

This is a policy matter for the Assembly and the City Manager does not have a recommendation.

Public Comment:

None.

Assembly Action:

MOTION by Ms. Triem for the Assembly to adopt Resolution 2976 and asked for unanimous consent.

Objection by Mr. Smith for purposes of a question.

Mr. Smith referenced the added clause for AFC and COW meetings which states, “These meetings will be conducted as public worksessions unless public testimony is permitted by the call of the Chair at least 24 hours in advance of the meeting.” He asked Mr. Palmer to clarify if this clause would still allow committee members to call upon members of the public to answer questions.

Mr. Palmer clarified that if the Assembly wanted to ask questions to a member of the public, then they would need to open the meeting up for public testimony. He further explained that inviting a member of the public to provide testimony on non-legislative matters, such as the annual Juneau Economic Plan update, may not fall under the public testimony category.

Mr. Smith expressed concern about the language and requirements for the advance notice for these meetings.

Ms. Gladziszewski said the Assembly should not restrict themselves within a 24 hour timeframe, but rather “by the call of the Chair.” She said she would prefer it if the Resolution did not have a 24 hour notice.

Ms. Triem clarified that the AFC has never received any public testimony during their meetings throughout her time on the Assembly.

Ms. Gladziszewski said that COW meetings have typically only allowed public testimony after it has been proposed in advance, and did not recall an instance where the Assembly called upon someone in the room to testify. That being said, she still felt that the 24 hour notice restricted the Assembly.

AMENDMENT #1 by Mr. Smith to strike the language “at least 24 hours in advance of the meeting.” from Lines 261-262 and 280 of the resolution and asked for unanimous consent.

Objection by Ms. Hughes-Skandijs. Ms. Hughes-Skandijs explained that maintaining the 24 hour notice would maintain the resolution’s entire purpose. She spoke to the Assembly’s intent to be accessible and equitable to the entire community, and keeping the 24 hour notice would be consistent with their legislation.

Mr. Bryson asked if the rewritten Rules of Procedure had made public participation more accessible than they were prior to the pandemic. Mr. Palmer said that a critical difference was the inclusion of public testimony to be shared remotely via Zoom. By that metric, Mr. Palmer said that the Assembly has increased accessibility for public testimony opportunities.

Objection by Ms. Triem. Ms. Triem agreed with Ms. Hughes-Skandijs’ comments, echoing that this is a matter of equitable access.

Objection by Ms. Hale. Ms. Hale noted other language within the resolution which requires those who wish to testify to provide advance notice to the City Clerk prior to the meeting. She spoke in support of the 24 hour notification.

Mr. Smith withdrew his amendment.

Mr. Smith then restated his objection to the main motion saying that he had issues with requiring notification prior to the meeting, and said that it was important to allow the public to engage in public meetings.

Mr. Bryson said that he sympathized with Mr. Smith’s concerns, and understood the need for allowing as much public interaction as possible. However, he added that the notion of “sign up or show up” is a reasonable rule to have, and is not too much to ask. He spoke in support of this motion.

Ms. Gladziszewski said that she shared some of Mr. Smith’s concerns, but she will support this resolution. She found the advance sign up requirement to be a reasonable compromise.

Mayor Weldon clarified that members of the public, attending in person, will not be required to sign up 24 hours in advance of the meeting.

Roll Call Vote on adoption of Resolution 2976

Ayes: Gladziszewski, Hale, Hughes-Skandijs, Bryson, ‘Wáahlaal Gíidaak, Triem, Woll, Mayor Weldon. Nays: Smith.

Motion passed. Eight (8) Ayes, One (1) Nay.

The Assembly took a recess at 7:37p.m. The meeting resumed at 7:42p.m.

D. Ordinance 2021-08(b)(am)(Z) An Ordinance Appropriating up to \$2,000,000 to the Manager for the Purchase of a Used Gondola for Eaglecrest Ski Area; Funding Provided by General Funds.

Eaglecrest has identified a used gondola (an aerial mountain lift with enclosed cars as opposed to open chairs) in Austria that can be purchased for \$2,000,000, inclusive of the shipping to Juneau. The gondola is appropriately sized and scaled for installation at Eaglecrest to facilitate all-season access to the top of the mountain. This ordinance would appropriate general funds for the purpose of purchasing the gondola and getting it delivered to Juneau. Once received, the gondola could not be installed until Eaglecrest secures additional funding for the necessary mountain improvements—including the base station, towers, and summit station—necessary to facilitate the installation, estimated to be an additional \$6,200,000.

Assembly Finance Committee reviewed this request at the February 2, 2022 meeting. On February 11, 2022, the Eaglecrest Board recommended the Assembly adopt this ordinance. The Eaglecrest Summer Taskforce reviewed this topic on February 11 and February 22. The Systemic Racism Review Committee discussed this ordinance on February 15, 2022, and recommended forwarding to the full Assembly for public hearing.

The Manager recommends the Assembly adopt this ordinance.

Public Comment:

David McCasland, a Douglas resident, spoke in support of this ordinance, and believed that the gondola purchase would be beneficial for Juneau.

Bruce Denton, a Valley resident, spoke in support of this ordinance. He said that the purchase of this gondola would offer the community an opportunity to direct tourism towards Eaglecrest without compromising the quality of life for local residents. Mr. Denton spoke to the gondola’s ability to generate additional revenue and help Eaglecrest meet its future revenue goals.

Craig Dahl, an Auke Bay resident, shared that he had a letter authored by Max Mertz, and he was asked to read it on his behalf as Mr. Mertz was out of town. Mr. Mertz’s letter stated that he had reviewed the financial projections for the gondola, and spoke to Mr. Scanlan’s commitment to Eaglecrest. He added that the purchase of this gondola would perfectly coincide with the upcoming 1% sales tax proposal. Mr. Mertz’s letter recommended the Assembly purchase the gondola. Mr. Dahl said that he agreed with Mr. Mertz’s letter and complimented Mr. Scanlan’s proposal. He suggested that the City could purchase the gondola now, but leave it in Austria until the plan is complete.

Corey Baxter, a West Juneau resident, shared that he was a District Representative for the Operating Engineers Local 302 Union. He said that the union supported this ordinance, and mentioned that several

members of the union had previously built a gondola in Hoonah. Mr. Baxter said that they could build this in a timely manner, and help save money for the community.

Patricia Collins, a Douglas resident, noted several times over the past thirty years in which Eaglecrest had surveyed public opinion for a long-term plan. She wished that the ESTOF would have re-surveyed the public for their input. Ms. Collins spoke in support of the ordinance, describing the opposition as a vocal minority. She added that Eaglecrest was asking for a loan, not a gift; and believed that Eaglecrest would be able to pay back their loan.

Russell Peterson, a harbor resident, spoke in opposition of the ordinance. He urged the Assembly to stop spending millions of dollars that they don't have on things that they don't need, particularly while harbor fees continue to increase.

Kathy Coghill, a Douglas resident, spoke in opposition of the ordinance. While she found Eaglecrest's efforts in trying to become self-sustaining to be admirable, she said that there is a potential for this purchase to be a fiscal mistake. She encouraged the Assembly to vote against purchasing this gondola at this time. She spoke to the absence of information surrounding the gondola's safety control system, technical uncertainties regarding how this gondola will be installed, and a \$2M deficit on Eaglecrest's 2019 Personnel Costs. If the Assembly were to move forward with purchasing this gondola, Ms. Coghill said she supported Mr. Dahl's suggestion of leaving it in Austria until the costs have been covered.

Don Habeger, a Valley resident, spoke in opposition to the purchase of the gondola. He referenced the children's story "If You Give a Mouse a Cookie", wherein a hungry mouse continuously asks for more and more things. He said that Eaglecrest may ask for funding towards additional projects and amenities, which could result in a total cost of \$35M. Mr. Habeger said that Eaglecrest should find alternative capital sources, possibly commercial operations, prior to seeking Assembly approval.

Kevin Maier, a Downtown resident, spoke in support of this ordinance. He found this to be an opportunity to generate year round revenue for the area, and thanked the Assembly for their efforts in helping our community.

Chuck Osborne, a Juneau resident, spoke in opposition of this ordinance. He described Mr. Scanlan as a wonderful asset to the community, but he cannot stand behind this action. Mr. Osborne did not see how the City would receive their money back, and noted that Eaglecrest would be in direct competition against private companies. He questioned why anyone would want to drive 45 minutes out to Eaglecrest to ride a gondola, when they could walk across the street to visit a gondola. He hoped that Mr. Scanlan would continue searching for more ways to help Eaglecrest, but he could not support this purchase.

Don DeRego, a Downtown resident, shared that he was representing his grandmother, Lucinda George. He said that they were both supported this ordinance, and spoke to how this could benefit both Eaglecrest and the community as a whole.

Tracy LeBarge, a Douglas resident, spoke in support of the ordinance. She appreciated Mr. Scanlan's vision, and mentioned the ski area in her previous town and its struggle to maintain visitors during the summer season. She added that Eaglecrest is a world-class ski area, and offered her support of Mr. Scanlan.

Paul Swanson, a Juneau resident, shared that he was initially opposed to this ordinance due to what he believed was to be a top drive mechanism for the gondola. He has since discussed his concerns with Mr. Scanlan, and has been reassured that it will in fact be a bottom drive mechanism and as such, he is now in favor of the ordinance.

Peter Nave, a Downtown resident, spoke in support of this ordinance. He shared that he is a local mountain professional. He said this ordinance could be an opportunity for private businesses to partner with Eaglecrest, and could also act as a catalyst for new private business ventures. Mr. Nave thanked Mr. Scanlan and the Assembly for this proposal.

Public Testimony was closed at 8:05p.m.

Assembly Action:

MOTION by ‘Wáahlaal Gíidaak for the Assembly to adopt Ordinance 2021-08(b)(am)(Z) and objected for purposes of a discussion.

‘Wáahlaal Gíidaak appreciated the conversation taking place in our community in regards to this proposal, but noted that the lack of information and various moving pieces made it difficult to reach a conclusion at this time. She wished that there was more time to consider this, but at this time, she would have to vote against this ordinance based on the information they have received.

Ms. Gladziszewski said that ‘Wáahlaal Gíidaak’s comments had expressed the shared concern amongst several Assemblymembers. She asked Mr. Scanlan if the City could purchase the gondola, and leave it in Austria (as recommended during public testimony) until the Assembly has a chance to have more questions answered.

Mr. Scanlan explained if the Assembly were to approve the funding ordinance, the first step in the process would involve putting down an initial one-third deposit on the gondola, which would amount to \$450,000. The second one-third payment would be made a week before the dismantlement of the gondola, which is currently scheduled to take place on April 20. This part of the process would also involve Mr. Scanlan and SEJ Engineering traveling to Austria in April to conduct a detailed inspection the gondola during the deconstruction process. They would then travel to Croatia to examine the two storage areas the gondola will be kept in until it is ready to be brought to the United States. Mr. Scanlan added that storing the gondola in a storage unit for one year would cost approximately \$200,000. He said that the additional time would allow the Assembly the opportunity to consider reselling the gondola if they wanted.

Ms. Gladziszewski asked Mr. Scanlan to clarify if the purchase of the gondola was contingent upon a satisfactory inspection conducted by him and SEJ Engineering. Mr. Scanlan confirmed that was his understanding, and the next step in the process would involve working with the City’s legal department to review the purchase agreements.

‘Wáahlaal Gíidaak asked Mr. Scanlan to explain if the purchase of the gondola would still be secured if the Assembly were to amend the ordinance to appropriate \$450,000, rather than \$2M as it is written.

Mr. Scanlan said that would secure the purchase of the gondola for that period of time, but he would need to return to the Assembly for another appropriation, as the second payment would be due shortly afterwards.

Mr. Smith asked Mr. Palmer to clarify how soon it takes for an appropriating ordinance to go into effect. Mr. Palmer explained that appropriating ordinances are effective immediately.

Ms. Hale referenced 'Wáahlaal Gíidaak's question regarding the gondola being operating to lift from the bottom. She asked if that was accurate, and if that reconfiguration was possible.

Mr. Scanlan said that SEJ Engineering confirmed on February 26 that they could redesign and retrofit the gondola to be operated as a bottom tension/bottom drive system. They also determined based on cabins they could have an uphill capacity of up to 750 passengers per hour. Mr. Scanlan added that he had reviewed the production cost feedback they received from CBJ Engineering/Public Works, and found the numbers to be fairly accurate.

Mr. Smith asked Mr. Scanlan to repeat the proposed payment schedule. Mr. Scanlan said that if the Assembly approved of this ordinance, the first installment would be appropriated immediately, the second installment would be paid a week prior to the gondola's dismantlement on April 20, and the final installment would be paid when the gondola leaves Austria in late May or early June.

Mayor Weldon asked Mr. Scanlan if he and SEJ Engineering had seen any pictures of the cabins' interiors.

Mr. Scanlan confirmed that they had seen pictures of the interior, and they have determined that they would be able to completely refurbish the cabins. He added that the company, BRC Lifts, is very excited to work with Juneau and views this project as a unique opportunity to showcase what they are capable of accomplishing.

Ms. Triem asked if there was already a draft contract for the purchase, or if they were waiting on this ordinance to be adopted first.

Mr. Scanlan said that he expects to receive a draft contract tomorrow.

AMENDMENT #1 by Ms. Gladziszewski to amend Section 2 of this ordinance to add the language: *"Prior to encumbering funds for transportation of the gondola outside of Europe, the Board of Directors of the Eaglecrest Area or its designee must provide an update to the Assembly Committee of the Whole."* Ms. Gladziszewski explained that this amendment would give the Assembly the opportunity to pay to secure the gondola, without paying for the transportation of it to Juneau.

Ms. Triem asked Mr. Scanlan to clarify how much it would cost to transport the gondola to Juneau. Mr. Scanlan said that the estimated shipping costs were approximately \$450,000.

Ms. Hughes-Skandijs asked Mr. Palmer to clarify if this added language could allow for the Assembly to stop this project if they found the update to be unsatisfactory. Mr. Palmer confirmed that to be the case, and explained that if the Committee of the Whole decided against appropriating further funding towards

this ordinance, then that would direct the Assembly Finance Committee to effectively “lock up” this ordinance.

Ms. Woll asked if the contract would be structured in such a way that allowed the Assembly to pause on paying for transporting the gondola until a future date. Mr. Palmer explained that the legal department is in the early stages of developing contract language, and the answer to her question is dependent upon whether this amendment is adopted.

Ms. Hale asked Mr. Scanlan if he had any issues with this proposed amendment. Mr. Scanlan believed that there would need to be some language within the contract that provided enough funding to remove the gondola from Austria.

Ms. Woll asked Mr. Scanlan if the Assembly is placing themselves in a position to resell the gondola from Europe if they wanted to. Mr. Scanlan said that the City would be in a good position to resell the gondola, at the expense of the transportation and storage costs.

Objection by Ms. Triem. Ms. Triem expressed concern about this project potentially gambling public funds, and this amendment only lessens that gamble by \$450,000.

Ms. Hughes-Skandijs asked Mr. Palmer if he perceived any risks associated with this ordinance. Mr. Palmer said that there is risk involved, but whether that risk is manageable is up to the discretion of the Assembly and the community. If this amendment and ordinance are adopted, Mr. Palmer said the legal department will do as much as they can to mitigate the risks.

Ms. Gladziszewski asked Mr. Scanlan to clarify when the gondola is expected to either be transferred to the storage unit or shipped to the U.S. Mr. Scanlan said that the target date for shipment is within the window of May 20 – June 4, 2022 for either outcome.

Objection by Mayor Weldon. Mayor Weldon said that it felt like too much of a risk.

Roll Call Vote on Amendment #1

Ayes: Gladziszewski, Hale, Hughes-Skandijs, Smith, Bryson.

Nays: ‘Wáahlaal Gíidaak, Triem, Woll, Mayor Weldon.

Motion passed. Five (5) Ayes, Four (4) Nays.

Mr. Bryson spoke to the various local entities and community organizations that spoke in support of this ordinance. He described the gondola as an asset that is increasing in value, adding that the next gondola the Assembly may come across would cost more than this one. Mr. Bryson also said that the Assembly has options available to them after they appropriate the funds, they would be able to decide to back out of the purchase without too much penalty.

Ms. Hale spoke in support of this ordinance, and commented on the thoughtfulness of all the public comment that they have received. She said that coming out of the pandemic, it is the time to make some important investments in the community. Ms. Hale described this ordinance as a low-risk opportunity to take control of the tourism industry in response to the VITF recommendations.

‘Wáahlaal Gíidaak said that she had thought long and hard about this and had read through all the correspondence the Assembly had received about this. She acknowledged that the Eaglecrest mountain is not accessible for many of the demographics of our community, and noted that visiting Eaglecrest is not affordable to everyone in Juneau. She shared how difficult it was for her as a single mother to not be able to afford Eaglecrest tickets for her children a few years ago. As the Assembly continues to create opportunities for affordable housing, ‘Wáahlaal Gíidaak said that there are still things that they need to address in this community, and she will be voting against this ordinance.

Ms. Hughes-Skandijs appreciated the efforts that Mr. Scanlan put forth to present this proposal. She spoke to the speed at which this ordinance has gone through its process, echoing ‘Wáahlaal Gíidaak’s comments and comparing this to other projects such as the \$2M project for the path in Lemon Creek. She appreciated the letters and agreed with the notion that long term support of Eaglecrest is important. Ms. Hughes-Skandijs said that she cannot vote for this ordinance due to the several moving pieces, the lack of information, and the overall sense of urgency. She encouraged Assemblymembers to consider their approach to every other appropriating ordinance they have received in the past.

Ms. Woll echoed appreciation of Mr. Scanlan and the Eaglecrest Board and all the work they have done, and thanked the community for providing their input. She said that she spent last night looking through the finance report, and it did not give her the confidence that they would be able to think through all the scenarios before making this type of decision. While she will be voting against this ordinance, she does support continuing to plan and look at all the options to support Eaglecrest moving forward.

Ms. Gladziszewski said she was very impressed with the amount of considerate commentary. She talked about the public/private partnerships needed for the summer operations that were originally proposed and she did not see how that could go forward. After having read the material and hearing all the testimony, Ms. Gladziszewski said that she will support this ordinance, especially considering that the City has the opportunity to resell it prior to installation.

Mr. Smith asked Mr. Scanlan to describe the likelihood that the City could be able to get another gondola like this in the future. Mr. Scanlan explained that this is a rare type of gondola that would be a good fit for Eaglecrest; he added that the last gondola which was made available on the market had been sold within six weeks.

Mayor Weldon shared that she was initially skeptical of this ordinance, but after reviewing Eaglecrest’s financial projections, she acknowledged that they have put a considerable amount of effort into this proposal. She also thanked the public for providing their testimonies and their input. Mayor Weldon said that she will support this ordinance to allow Eaglecrest more time to develop their proposal, and also noted that she will not be supporting any appropriation above \$2M.

Ms. Woll reminded the Assembly that one of the major goals from Eaglecrest’s Summer Plan was to afford to replace their aging infrastructure. She added that replacing Eaglecrest’s aging infrastructure would cost less than the purchase of this gondola.

Ms. Triem thanked Mr. Scanlan for all his work on this, but said she would not support this ordinance tonight for many of the reasons expressed by other Assemblymembers. She said that the Assembly has not had conversations with the public about summer operations at Eaglecrest. Ms. Triem spoke to the several strong opinions expressed by community members at a VITF meeting, and urged the Assembly

to further engage in the public process before moving forward with a tourism-inducing proposal that could affect the livelihoods of locals.

Mr. Bryson asked if Mr. Scanlan could speak to Ms. Woll's comment about the main Ptarmigan Chair Lift replacement.

Mayor Weldon said that discussing the Ptarmigan Chair Lift replacement would not be entirely relevant to the subject at hand.

Mr. Bryson described Eaglecrest as the City's private enterprise that is currently competing for business with other private enterprises. He encouraged the Assembly to utilize a business mindset to make better profit-driven decisions, and that it is their fiscal responsibility to eventually eliminate the subsidy to Eaglecrest.

Ms. Hale appreciated Ms. Triem's comments about the VITF recommendations, and agreed that the Assembly needed to catch up on public process.

Mr. Smith expressed concern with public process, and questioned if there was an open conversation in the community. That being said, he said that he had faith in Mr. Scanlan, and spoke in support of this ordinance. Mr. Smith believed that the Assembly could ultimately regret passing up this opportunity if they chose not to approve this ordinance tonight.

Ms. Hughes-Skandijs noted that several members of the community had questioned why the Augustus Brown Pool renovations had been voted on numerous times, compared to the "leap of faith" action being taken in regards to this ordinance. She spoke to the importance of properly maintaining the assets they currently have in the community, rather than continuing to acquire new assets.

Roll Call Vote on Ordinance 2021-08(b)(am)(Z)(am):

Ayes: Bryson, Hale, Smith, Gladziszewski, Mayor Weldon.

Nays: 'Wáahlaal Gíidaak, Hughes-Skandijs, Triem, Woll.

Motion passed. Five (5) Ayes, Four (4) Nays.

The Assembly took a break at 9:03p.m. The meeting resumed at 9:15p.m.

E. Ordinance 2022-13 An Ordinance Repealing the Confidentiality Provision for Real Estate Transaction Disclosures and Establishing a Penalty for Failure to Disclose a Real Estate Transaction.

In late 2020, Ordinance 2020-47 was enacted and it generally required buyers to disclose property sale information to the CBJ Assessor, who was then required to keep those sale disclosures confidential. The confidentiality provision was included to encourage disclosures. Unfortunately, property sale disclosure rates have not increased, and the confidentiality provision has created inequities. This ordinance repeals the confidentiality provision and imposes a civil penalty of \$50 per day if a property sale disclosure is not provided within 90 days. The ultimate goal of property sale disclosures is still to ensure assessments comply with state statute and property taxation is equitable.

The Assembly Finance Committee reviewed this topic on May 28, 2021, and reviewed this ordinance on February 2, 2022. The Systemic Racism Review Committee reviewed this request at the February 8, 2022 meeting and forwarded it to the full Assembly for public hearing.

The Manager recommends the Assembly adopt this ordinance.

Public Comment:

Tonja Moser, a Douglas resident, shared that she was the President of the Southeast Alaska Board of Realtors. She spoke to the competitive housing market in Juneau, and said that adopting this ordinance would contribute to the affordable housing crisis. Ms. Moser questioned how the City could appropriately determine who would be responsibility in enforcing the penalties, as not all transactions go through realtors. She asked the Assembly to consider avoiding this ordinance.

Robyn Long, a resident, thanked the Assembly for their service and their time. She spoke against this ordinance. She said that the state currently is considering legislation that would nullify this ordinance. She asked the Assembly to avoid acting on this ordinance until May.

Ms. Woll said that it is currently mandatory for sellers to disclose the sales price, which is kept confidential. She asked Ms. Long if it would be beneficial to keep those records confidential, or to make them available to the public. Ms. Long said that it was easy to discern the sales price though the information available on the Assessor's Database. She mentioned that the proposed bill would protect confidential information, so for the Assembly to release that information would go against the state legislation.

Dave Hanna, a Valley resident, spoke in support of removing the confidentiality provision. He said that full disclosure should also include the public to be able to review it as well.

Assembly Action:

MOTION by Ms. Hale for the Assembly to adopt Ordinance 2022-13 and asked for unanimous consent.

Objection by Mr. Smith. Mr. Smith asked if it was possible for this information to remain confidential while allowing it to be used during an appeal process.

Mr. Palmer explained that if this ordinance was adopted, the information would be held in the Assessor's Office as public information, but it would not be published online. The information could be provided through a Public Records Request or an appeal.

Mayor Weldon said that at the last AFC meeting, Mr. Rogers had informed her that this may lead to an increase in appeals from those interested in knowing purchase prices.

Mr. Smith asked if someone could make a Public Records Request to receive all of the sales prices. Mr. Palmer confirmed that someone could do that.

AMENDMENT #1 by Mr. Bryson to add language to Section 2 of the ordinance to state "Disclosure for an *Appraisal*". Mr. Bryson spoke to his amendment, saying that an appraisal would include market analysis, the property's value, and the purchase price, while removing the personal aspects of the sale.

Mr. Palmer said that if this amendment were to be considered, they would need to work on this outside of tonight's meeting, as the process involved is more complicated than simply asking for an appraisal.

Mr. Bryson removed his amendment. Mr. Bryson said that he will work with Mr. Palmer and potentially bring it back at a later time.

Ms. Hughes-Skandijs said that the Assembly had previously reviewed this at the AFC, and she would prefer to vote on this tonight.

Hearing no objections, Ordinance 2022-13 was adopted by unanimous consent.

F. Ordinance 2022-04 An Ordinance Amending the Parking Requirements of the Land Use Code.

This ordinance would repeal and replace large portions of the parking regulations in the CBJ. Notably, the existing parking districts would change, and the proposed downtown parking district would no longer have parking requirements. Additionally, this ordinance expands the applicability of parking waivers and fee-in-lieu for most parking requirements.

This ordinance was developed through eleven Title 49 Committee meetings, one Planning Commission Committee of the Whole, and two Planning Commission regular meetings. On January 25, 2022, the Planning Commission recommended the Assembly adopt this ordinance. The Assembly Lands, Housing, and Economic Development Committee discussed this ordinance on February 14, 2022. The Systemic Racism Review Committee discussed this ordinance on February 8, 2022, and recommended forwarding to the full Assembly for public hearing.

Assemblymember Bryson has proposed a map amendment, which is included in this packet.

The Manager recommends the Assembly refer this ordinance to the Committee of the Whole for consideration of Assemblymember Bryson's map amendment to Ordinance 2022-04.

Public Comment:

None.

Assembly Action:

MOTION by Ms. Woll to refer Ordinance 2022-04 back to the Assembly Committee of the Whole and asked for unanimous consent. *Hearing no objections, Ordinance 2022-04 was referred back to the Assembly Committee of the Whole.*

G. Ordinance 2022-11 An Ordinance Amending the Street Vending Requirements of Title 62 Regarding Parking.

The CBJ regulates street vending to specific parking districts with a permit. This is a companion ordinance to the parking ordinance (Ordinance 2022-04) to keep the parking district names consistent. If the new parking districts maps are adopted in Ordinance 2022-04, then this ordinance would amend the street vending opportunities to be consistent with the new parking districts. This ordinance topic was included in the January 25, 2022, Planning Commission meeting.

The Assembly Lands, Housing, and Economic Development Committee discussed this ordinance on February 14, 2022. The Systemic Racism Review Committee discussed this ordinance on February 8, 2022, and recommended forwarding to the full Assembly for public hearing.

Assemblymember Bryson has proposed a map amendment to Ordinance 2022-04, which would effect this ordinance.

The Manager recommends the Assembly refer this ordinance to the Committee of the Whole for consideration of Assemblymember Bryson's map amendment to Ordinance 2022-04.

Public Comment:

None.

Assembly Action:

MOTION by Mr. Smith to refer Ordinance 2022-11 back to the Assembly Committee of the Whole and asked for unanimous consent. *Hearing no objections, Ordinance 2022-11 was referred back to the Assembly Committee of the Whole.*

H. Ordinance 2022-10 An Ordinance Amending the Land Use Code Regarding Marijuana Establishment Requirements.

This ordinance would remove the five-year conditional use permit review and insert a marijuana establishment abandonment provision. The five-year review requirement has not resulted in any substantive revisions to existing conditional use permits, and repealing it would ease a unique burden imposed on marijuana businesses.

The Planning Commission recommended adopting this ordinance at its meeting on January 25, 2022.

The Manager recommends the Assembly adopt this ordinance.

Public Comment:

None.

Assembly Action:

MOTION by Ms. Gladyszewski for the Assembly to adopt Ordinance 2022-10 and asked for unanimous consent. *Hearing no objections, Ordinance 2022-10 was adopted by unanimous consent.*

I. Ordinance 2021-08(b)(am)(W) An Ordinance Transferring \$720,000 from CIP B55-078 RRC Detox Additions, CIP B55-082 Hospital Deferred Maintenance, and CIP W75-061 Douglas Highway Water - David to I St. to CIP R72-141 Hospital Drive and Site Improvements.

This request would provide \$720,000 in funding to repair multiple water and wastewater issues associated with the upper hospital campus from the Rainforest Recovery Center to the new Behavioral Health Facility, prior to the new facility's completion. Nearly all of the proposed transfers are reallocating funds from completed projects; the only ongoing project will retain sufficient funding to cover remaining project work.

The Public Works and Facilities Committee reviewed this request at the January 24, 2022 meeting. The Systemic Racism Review Committee reviewed this request at the February 8, 2022

meeting and forwarded it to the full Assembly for public hearing.

The Manager recommends the Assembly adopt this ordinance.

Public Comment:

None.

Assembly Action:

MOTION by Mr. Bryson for the Assembly to adopt Ordinance 2021-08(b)(am)(W) and asked for unanimous consent. *Hearing no objection, Ordinance 2021-08(b)(am)(W) was adopted by unanimous consent.*

X. UNFINISHED BUSINESS

None.

XI. NEW BUSINESS

A. Public Testimony to be taken on Ordinance 2022-12 An Ordinance Amending the Comprehensive Plan Related to the Long Range Waterfront Plan.

The Long Range Waterfront Plan amendment includes direct replacement of text and an image to amend the tidelands portion of planning Area B to allow for a large cruise ship berth and moorage for government vessels. The amendment framework on page 63 of the LRWP contemplates a cruise ship dock at the Subport and includes a set of recommendations for such a development.

The revised Appendix B includes the amendment criteria in the LRWP and the criteria established by the Visitor Industry Task Force in context with the proposed amendment.

The Manager recommends the Assembly take public testimony on this ordinance tonight and set the ordinance for public hearing/Assembly action on March 14, 2022.

Public Comment:

Dave Hanna, a Valley resident, spoke in favor of this ordinance. He said that it would allow the Assembly to opportunity to work with the cruise industry, and through that partnership they could help support the community.

B. Regulation 05 CBJAC 15.030 Dockage Charges Amendment

Docks & Harbors has been significantly impacted from the pandemic. The Docks Enterprise will reduce its fund balance from \$2.5M to \$1.5M resulting from 2020 and 2021 inactivity. The Dockage Charges have not been adjusted since 2007 and are applicable to vessels which moor during the summer season (May 1 to September 30) at the Intermediate Vessel Float (IVF), Port Field Office Float (PFO), Cruise Ship Terminal (CT), Inside Cruise Ship Terminal (ICT), Alaska Steamship Float (AS) and for reservations at the Statter Breakwater.

The Manager brought this request to the Committee of the Whole on January 24, 2022, which was originally considered by the Assembly at its May 24, 2021 regular meeting. The direction provided by the COW was to reengage with a public notice for the proposed fees but to exempt vessels which are

subject to passenger fees. After the requisite 21-day notice, the Docks & Harbors Board held a public hearing at a Special board meeting on February 24. The board received feedback opposing the Dockage Fee increase and recommended the attached fees be adopted by the Assembly.

The Manager recommends the Assembly adopt this regulation.

Public Comment:

None.

Assembly Action:

Ms. Gladziszewski asked Ms. Pierce to clarify the schedule for the cruise ship fee increase.

Ms. Pierce explained that Docks & Harbors is currently comparing dockage fees for cruise ships throughout several different ports. She explained that the department would like to wait until that assessment is complete before proposing rate changes on cruise ships.

Ms. Gladziszewski wanted to know when the assessment would be complete.

Docks & Harbors Board Chair Don Etheridge said that the Board is hoping to have the rate study assessment completed by June 2022.

MOTION by Ms. Hughes-Skandijs for the Assembly to adopt Regulation 05 CBJAC 15.030 and asked for unanimous consent. *Hearing no objections, Regulation 05 CBJAS 15.030 was adopted by unanimous consent.*

C. Regulation 05 CBJAC 15, 20, 30, 40 CPI Fee Adjustments Harbor Regulations

In addition to revenue losses from the pandemic, Docks & Harbors is anticipating approximately \$225K in new expenditures resulting from a new lease arrangement with the University for property at the Juneau Fisheries Terminal. This CPI Omnibus amendment would link 24 fees in regulations to adjust annually to the Urban Alaska CPI. Several of these proposed fees are currently linked to CPI, including the largest revenue generator – small boat harbor moorage. The effect of this Omnibus CPI amendment would more closely standardize the language to align all fees equitably and annually. About half of these fees in CBJ regulations have not adjusted in over a decade.

After the requisite 21-day notice, the Docks & Harbors Board held a Public Hearing at a Special Board meeting on February 24. At the public hearing, the board allowed testimony on each of the 24 fees proposed under this omnibus regulation change. The board received feedback opposing the Dockage Fee increase, and after deliberation, recommended the attached fees be adopted by the Assembly.

The Manager recommends the Assembly adopt this regulations.

Public Comment:

Russell Peterson, a resident, spoke to the public process, and found it difficult to attend Docks & Harbors Board meetings since they begin right at 5pm when many are just getting off work. He questioned the Assembly's decision to subsidize the Eaglecrest Ski Area, while choosing not to subsidize the harbors. Mr. Peterson mentioned that not everyone can afford to visit Eaglecrest, and

compared this to raising harbor fees, which are utilized by more people. He thanked Mr. Barr, Mr. Palmer, and Ms. McEwen for keeping things running smoothly.

Assembly Action:

MOTION by Ms. Triem for the Assembly to adopt Regulation 05 CBJAC 15, 20, 30, 40 and asked for unanimous consent.

Mayor Weldon asked Mr. Etheridge if it was common practice to raise rates based on the CPI index. Mr. Etheridge explained that has been the standard practice for the past twenty years.

Hearing no objections, Regulation 05 CBJAC 15, 20, 30, 40 was adopted by unanimous consent.

The Assembly took a break at 9:59p.m. The meeting resumed at 10:05p.m.

XIII. STAFF REPORTS

None.

XIV. ASSEMBLY REPORTS

A. Mayor's Report

Mayor Weldon shared that she had a lovely conversation with Senator Lisa Murkowski while she visited town. Mayor Weldon said that she enjoyed attending the Alaska Municipal League meetings in Juneau. She congratulated the Kensington Mine for receiving the record of decision from the US Forest Service to extend their mining operations. Mayor Weldon also informed the listening public that the CDD Permit Center will be back in operation five days a week starting March 11.

B. Committee Reports, Liaison Reports, Assembly Comments and Questions

Committee of the Whole (COW) Chair Gladziszewski reported that the COW last met on February 14 to discuss hazard mapping, the Eaglecrest gondola, and the Assembly Rules of Procedure. The next scheduled COW meeting will be held on March 7 in the Assembly Chambers.

Assembly Finance Committee (AFC) Chair Triem reported that the AFC has not met since last Regular Assembly meeting. The next scheduled AFC meeting will be held on Wednesday, March 2, and a Special AFC Meeting will be held on Saturday, March 12.

Public Works and Facilities Committee (PWFC) Chair Bryson reported that the PWFC last met on February 14 to discuss the New City Hall project and the erosion mitigation stabilization project. He said that CBJ owns property in the area near Rivercourt Way, and the PWFC would like to participate in the neighborhood's erosion mitigation strategy project. He said that the PWFC is seeking to appropriate \$80,000 from an existing CIP to participate in that project. Mr. Bryson explained that Mendenhall River is slightly eroding Rivercourt Way, and there is even a house that is starting to fall into the river.

Objection by Ms. Gladziszewski. Ms. Gladziszewski asked for further clarification on the \$80,000 appropriation requested by the PWFC.

Public Works Director Katie Koester shared that the PWFC had received a presentation on a bank stabilization project that CBJ would like to participate in as a property owner. She explained that the funds would be derived from the Areawide Drainage CIP. Ms. Koester clarified that the PWFC is not seeking approval for these funds, but instead the committee wanted to ensure that the Assembly was aware that CBJ is participating in this process as a property owner.

Mayor Weldon thanked Ms. Koester for her explanation.

Human Resources Committee (HRC) Chair Hughes-Skandijs reported that the HRC met earlier this evening. The HRC forwarded the following appointments to the Full Assembly for approval:

- Jensen-Olson Arboretum Advisory Board:
Peter Froehlich, Deborah Rudis, Sarah Dolan, and Kristin Bartlett to terms beginning immediately and ending January 31, 2025.
- Parks & Recreation Advisory Committee:
Will Muldoon, Taylor Murph, and Danika Swanson to terms beginning immediately and ending February 28, 2025.
- Personnel Board:
Kenneth Sutherland and Nancy Sutch to terms beginning immediately and ending January 31, 2025.
Mila Cosgrove for the Public Seat to a term beginning immediately and ending January 31, 2024.

Hearing no objections, all appointments were approved by unanimous consent.

Ms. Hughes-Skandijs reported that HRC discussed the annual reports from the JOAAB and PRAC, as well as the Local Emergency Planning Committee resolution which was on tonight's Consent Agenda. The HRC also passed motions of support for Ms. Hughes-Skandijs to work with the City Attorney to draft a resolution honoring Rosalee Walker and a resolution welcoming refugees from Afghanistan. Two families from Afghanistan are expected to be arriving in Juneau.

Eaglecrest Summer Operations Task Force Chair Smith reported that the ESTOF met twice to receive information regarding the Eaglecrest gondola. The Eaglecrest Board met February 3, and had a Special Meeting on February 11. The next Eaglecrest Board meeting is scheduled to be held on March 3.

Bartlett Regional Hospital/Assembly Joint Committee Chair Hughes-Skandijs reported that the committee met to discuss the purchase and acquisition of the Family Practice Building. The BRH is expected to vote on the matter in the near future.

Liaison Reports/Assembly Comments & Questions

Ms. Woll reported that the Systemic Racism Review Committee met twice since the last Assembly meeting. The SRRC reviewed legislation introduced at the February 7 Regular Assembly meeting. They also discussed the Eaglecrest ordinance, and received a presentation from CBJ Housing and Homelessness Director Scott Ciambor regarding local housing issues. The SRRC will meet tomorrow to review the legislation introduced at tonight's Assembly meeting.

Ms. Woll reported that the Docks & Harbors Board held a public hearing on February 24 to receive oral and written testimony regarding regulation changes. They also received an update on the rate study assessment, and an update on the fishing vessel that sunk in Statter Harbor earlier this month.

Ms. Woll added to Ms. Hughes-Skandijs earlier comments regarding the families from Afghanistan, saying that there is a sponsor circle program open for registration to those who are interested in welcoming and supporting refugee families coming to Alaska.

Mayor Weldon referenced Mr. Peterson's testimony, and asked Ms. Woll if she could request the Docks & Harbors Board to schedule their meetings at a later time to allow for increased public participation.

‘Wáahlaal Gíidaak reported that the Board of Education met on February 8 to discuss the school budget. There will be a Special Meeting held on March 3 to further discuss the budget. The Board also talked about ways to make up for snow days, they just made up one by reducing the Parent Teacher Conferences. ‘Wáahlaal Gíidaak also mentioned that the Southeast Board of Fish will be meeting in Anchorage; those interested in testifying must sign up at the Fish & Game office prior to March 3. ‘Wáahlaal Gíidaak also attended a statewide tribunal regarding residential schools, and spoke to the emotional and powerful impact of the testimony shared at the meeting.

Ms. Triem reported that the Aquatics Board met on February 22 to work on a proposal to change the organization of the Board. The Aquatics Board has faced several quorum and vacancy issues for an extended amount of time, and they intend to ask the Assembly to consider removing the restriction against people who are affiliated with swim organizations. The Board also discussed reintroducing swim lessons which had been cancelled due to the pandemic, and the Board is interested in getting these programs operational again as soon as possible.

Ms. Triem said that she would like permission from the Assembly to work with staff on possible options for Phase II of Peterson Hill. Hearing no objections, the Assembly approved Ms. Triem's request.

Ms. Triem shared that she also spoke with Senator Lisa Murkowski last week. She added that she was honored to attend a poetry reading by Christina NaMee Eriksen's students at Juneau Youth Services, and spoke to the students' considerable talent and bravery, and described the event as one of the best Assembly-related activities she has participated in.

Mayor Weldon noted that she also attended the poetry reading, and found the poems to be very moving.

Ms. Hughes-Skandijs reported that the Planning Commission met February 8 to discuss the subdivision of lots. Mr. Watt informed them of the indemnification issues with DOT. The Planning Commission also discussed the reconstruction of Harris Street at end of Gold and 7th, however, this area is a Historic District that would require an ASHNA waiver.

She reported that the Juneau Commission on Aging is working on applying for an art grant to make one of the parks more accessible for senior citizens. The JCOA is also seeking to become an age-friendly network, which would involve the Mayor signing a commitment at a later point in time.

Ms. Hughes-Skandijs shared that she attended Ghostlight Theatre's *MixCast* and Marimba Group, and said that she enjoyed seeing Juneau's art community come back to life.

Ms. Hughes-Skandijs also addressed community concerns related to the police shooting at Kodzoff Acres. She noted that investigations are a lengthy process, but reassured the community that the Assembly will receive an update on the situation eventually. She also welcomed the Juneau Police Department to adhere to their pledge of transparency by answering the questions of the community.

Mr. Bryson reported that the Local Emergency Planning Committee met on February 9 to discuss the Tribal Government seat that was approved earlier in tonight's meeting. He said that Travel Juneau held its retreat on February 7 where they discussed their mission statement and were introduced to Tourism Manager Alix Pierce. He reported that the Airport Board met on February 10 to discuss flooding issues, and acquiring a special ice melt required for their runways.

Ms. Woll said that she almost forgot to mention that she attended an Urban Avalanche Training Event hosted by CCFR, Juneau Mountain Rescue, and Southeast SeaDogs on February 25. She shared that she had the opportunity to get "fake buried" by an avalanche.

Mr. Smith shared that the Juneau Commission on Housing and Homelessness discussed the Point in Time Count and the HMIS entry procedure. He said that he was looking forward to the Totem Pole being installed in the State Office Building, and said that he was aghast at the war in Ukraine.

Ms. Gladziszewski reported that the Downtown Business Association has not met since the last Regular Assembly meeting.

C. Presiding Officer Reports

None.

XIV. CONTINUATION OF PUBLIC PARTICIPATION ON NON-AGENDA ITEMS –

None.

XV. ADJOURNMENT

There being no further business to come before the Assembly, the Regular Assembly meeting was adjourned at 10:32p.m.

Signed: _____

Elizabeth J. McEwen
Municipal Clerk

Signed: _____

Beth A. Weldon
Mayor