

**Minutes of Regular Assembly Meeting
Held on September 22, 2015**

Mayor David L. Jack called the Regular Assembly meeting to order at 7:00 p.m., September 22, 2015, in the Borough Assembly Chambers. Assembly Members Prysunka, Powell, Blake, and Decker were present. Assembly Members Rooney and Mitchell were absent. Borough Manager Jeff Jabusch and Borough Clerk Lane were also in attendance.

The Pledge of Allegiance was led by Assembly Member David Powell.

The Invocation was given by Clay Hammer.

CEREMONIAL MATTERS – None

AMENDMENTS TO THE AGENDA

Assembly Member Decker requested that there be an item added to the agenda to discuss the Rainforest Ferry. There were no objections from the Assembly. Mayor Jack stated that this item would be item 13e under New Business.

CONFLICT OF INTEREST - None

CONSENT AGENDA

M/S: Decker/Blake, to approve Consent Agenda Items marked with an () asterisk; Item 6a, 7a, 7b, 7c & 7d. Motion approved unanimously by polled vote.*

APPROVAL OF MINUTES

The minutes of the Public Hearing and Regular Assembly meetings held September 8, 2015 were approved, as presented.

COMMUNICATIONS

- a. Gaming permit renewal from WHS
- b. School Board Minutes from the August 3, 2015 Regular meeting
- c. School Board Action from the September 9, 2015 Regular meeting
- d. Wrangell Medical Center Board minutes from the August 19, 2015 Regular meeting

BOROUGH MANAGER'S REPORT

Manager Jabusch's report was provided.

Manager Jabusch requested that Carol Rushmore address the Assembly with some important news.

Carol Rushmore, Economic Development Director, stated that she had received news today that Alaska DEC Commissioner Larry Hartig, announcing that \$3.9 million dollars would be coming from the Response Account of the Oil and Hazardous Substance Release Prevention and Response fund to be used for the emergency clean up at the former Wrangell Junkyard. She expressed her appreciation to the state for responding to the recent discovery of extremely high concentrations of lead and other contaminants in the soil and surface water that could pose a substantial exposure risk to human health and the environment. She also stated that the site would be brought up to residential standards.

BOROUGH CLERK'S FILE

In addition to the Clerks report, Clerk Lane reported that Christie Jamieson had submitted a letter of intent to as a write-in candidate for Assembly Member for the October 6, 2015 regular Borough election.

MAYOR/ASSEMBLY REPORTS AND APPOINTMENTS

10a Reports by Assembly Members

Assembly Member Decker reported on her trip to Southeast Conference last week:

- Southeast Alaska by the Numbers – economic snapshot of Southeast industries
- Projected decrease in the State budget
- Lt. Governor spoke to the Transboundary Mining Issue
- Transboundary Mining Issue – will provide a handout from the State of Alaska, Trans Dialogue, White Paper on Transboundary Mines
- Marine Highway System – Revenues currently are 33%, down from 60% from many years ago; State currently subsidizes the remaining amount
- State is working on an Economic Plan for 2020 – Five year plan

10b Appointment to fill the Vacancy on the Planning & Zoning Commission

As there were no letters of interest received for this vacancy, the Mayor directed the Borough Clerk to continue advertising for the vacancy.

PERSONS TO BE HEARD - None

UNFINISHED BUSINESS

12a PROPOSED ORDINANCE No. 908: AN ORDINANCE OF THE ASSEMBLY OF THE CITY AND BOROUGH OF WRANGELL, ALASKA, AMENDING SECTION 5.04.350 OF CHAPTER 5.04, PROPERTY TAX, OF THE WRANGELL MUNICIPAL CODE TO AMEND THE DUE DATE FOR PAYMENT OF PROPERTY TAXES BEGINNING WITH THE 2016 ASSESSMENT YEAR *(first reading)*

M/S: Prysunka/Powell, to approve the first reading of Ordinance No. 908, and move to a second reading with a Public Hearing to be held on October 13, 2015. Motion approved unanimously by polled vote.

NEW BUSINESS

13a PROPOSED RESOLUTION No. 09-15-1329: RESOLUTION OF THE ASSEMBLY OF THE CITY AND BOROUGH OF WRANGELL, ALASKA, DESIGNATING CANVASS BOARD DUTIES TO THREE ASSEMBLY MEMBERS FOR CANVASSING THE RESULTS OF THE REGULAR ELECTION TO BE HELD OCTOBER 6, 2015

M/S: Powell/Blake, to approve a request to vacate a storage easement on Lot 3, Block A, Sortyard Subdivision, zoned Waterfront Development, requested by Charles Jenkins Jr., owned by Christine Jenkins. Motion approved unanimously by polled vote.

13b Approval of draft RFP for the land development of the former Wrangell Institute Property

M/S: Blake/Decker, to approve the Draft RFP for the land development of the former Wrangell Institute Property.

Assembly Member Decker stated that the Economic Development Committee's had been working on this for a quite a while; if some of the development plans continue on the path that they have been on, residential property will continue to be a bottle neck; residential property might be a good plan for the site.

Decker stated that Carol Rushmore, Economic Development Director had asked for input at the beginning of the draft RFP. One of the questions was "what would we name this effort". Decker said that her opinion would be to stick with the Wrangell Institute Master Plan Subdivision and for the long term, maybe look to get input from some other groups like the Wrangell Cooperative Association; incorporate the history at the site. Decker also stated that adding light commercial possibilities might be a good idea.

Assembly Member Powell inquired if the RFP took into account the dump site that he stated was right behind the main complex. Powell suggested checking with community members who might remember exactly where it was.

Carol Rushmore, said that she would check into that and add it to the RFP under environmental issues, if need be.

Motion approved unanimously by polled vote.

13c Approval to move forward with an RFP for the Waterfront Industrial Property Assessment and Feasibility Study

Manager Jabusch requested that this item be moved and considered after the Executive Session item. There were no objections from the Assembly

13d Approval of a revision to the Wrangell Medical Center Personnel Policy

M/S: Blake/Powell, to approve a change to the Wrangell Medical Center Personnel Policy manual in the sections called "Recruitment". Motion approved unanimously by polled vote.

13e Discussion of the Rainforest Ferry

Assembly Member Decker stated the docking issues that the Rainforest Ferry has faced in Wrangell; should look into some options. Decker requested that the Assembly approve sending this item to the Port Commission so that they could address the issue and try and come up with some constructive ideas or suggestions. Decker stated that Wrangell was best suited to benefit economically from the ferry service.

Manager Jabusch stated that the barge ramp would have to be retrofitted to accommodate the ferry, so that was not really an option. He stated that the City had received a Fish & Game sport division grant several years back to construct the Heritage Harbor public use dock; one of the provisions was that it was to be used for sport recreation and not commercial; the State did look at the schedule and said that it cannot be used for commercial use; the money was set

aside and used for sport recreation and not commercial. Jabusch stated that it might be an option to use it only when the inner harbor ramp was not accessible due to a low tide. He stated that that the Inner Harbor could only be used when the tide was right.

He stated that the Shoemaker Harbor ramp would not work because when the tide was low, the area was too narrow; when the tide was high, the wind was a factor.

Assembly Member Powell asked Clay Hammer if the Airport Seaplane ramp would work. Hammer stated that yes, it might work. Hammer also said that the ideal ramp would be a concrete ramp, not a ramp with a gravel surface.

Assembly Member Prysunka said that in reading the letter Fish & Game, if it would be possible to ask them if the Heritage Harbor ramp could only be used when the tide wasn't right in the Inner Harbor.

After more discussion, the Assembly agreed to forward this item to the Port Commission so that they could try and come up with some ideas for docking.

ATTORNEY'S FILE – Summary report was provided to the Borough Assembly.

EXECUTIVE SESSION

15a Options for the possible purchase of the Mill Site property

Assembly Member Decker requested that Carol Rushmore be allowed to go into executive session since she could provide valuable information. There were no objections from the Assembly.

Manager Jabusch requested that Clay Hammer be allowed to come into the executive session if needed since there might be questions that he could answer. There were no objections from the Assembly.

M/S: Powell/Prysunka, pursuant to AS 44.62.310 (c) (1), that we recess into executive session to discuss matters the immediate knowledge of which would clearly have an adverse effect upon the finances of this public entity, specifically to discuss the options for the Possible Purchase of the Mill Site property by the City & Borough of Wrangell. Motion approved unanimously by polled vote.

Recessed into Executive Session at 7:46 p.m.

Reconvened back into the Regular Assembly meeting at 8:25 p.m.

Item 13c received the approval by the Assembly to move this item from its place on the agenda to be considered after executive session.


13c Approval to move forward with an RFP for the Waterfront Industrial Property Assessment and Feasibility Study

M/S: Blake/Powell, to proceed with an RFP for a feasibility study for the Mill Property. Motion approved unanimously by polled vote.

Regular Assembly Meeting adjourned at 8:26 p.m.

ATTEST:


Kim Lane, MMC, Borough Clerk


David L. Jack, Mayor

