

**Minutes of Regular Assembly Meeting
Held on April 26, 2016**

Mayor David L. Jack called the Regular Assembly meeting to order at 7:00 p.m., April 26, 2016, in the Borough Assembly Chambers. Assembly Members Mitchell, Rooney, Prysunka, Decker, Powell, and Blake were present. Borough Manager Jeff Jabusch and Borough Clerk Kim Lane were also in attendance.

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

The Invocation was given by Kay Larson of the Baha'i Faith.

AMENDMENTS TO THE AGENDA

There were no amendments to the agenda.

CONFLICT OF INTEREST

Assembly Member Mitchell declared that he had a conflict of interest to Item 12b (*Approval POA-2014-109 for a request from Big Bites Fishing (Mark Mitchell) to construct a facility to moor boats and planes used for commercial activities associated with Big Bites Fishing (Postponed from the April 12th meeting)*), and that he would join the audience when that item came up. The Mayor concurred and there were no objections from the Assembly.

CONSENT AGENDA

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

APPROVAL OF MINUTES

The Minutes of the Regular Assembly meeting held April 12, 2016, were approved as presented.

COMMUNICATIONS

- a. Minutes of the Parks & Recreation meeting held 1-6-2016
- b. Minutes of the Port Commission meetings held: 11-5-2015, 12-3-2015, 1-7-2016, 2-18-2016, and 3-7-2016
- c. Minutes of the Wrangell Medical Centers Board meeting held 3-16-2016

BOROUGH MANAGER'S REPORT

Manager Jabusch's verbal report was provided.

BOROUGH CLERK'S FILE

Clerk Lane's report was provided.

MAYOR/ASSEMBLY REPORTS AND APPOINTMENTS

10a Reports by Assembly Members

Rooney reported on the Wrangell Medical Center's meeting; promising that Wrangell would be getting a new permanent doctor; 33 days of cash reserve in the bank.

Prysunka requested that if there is information for the Assembly, that they receive it well in advance so that they could have time to review it; was not following the Wrangell Financial Advisor when he was here to report on the Permanent Fund for Wrangell; TSA had posted a position in the paper in Wrangell and no local applicants were considered for the position; requested that the Borough Manager write and send a letter to TSA to express the Assembly's displeasure at hiring outside of the community.

10b Appointment to fill the vacancies on various City Boards, Committees, and Commissions

As there were no letters of interest received for the remaining vacant seats, the Mayor directed the Clerk to continue advertising.

10c Appointment to fill the vacancy on the Wrangell Medical Center Hospital Board, Unexpired term ending October 2016

As there were no letters of interest received for the vacant seat, the Mayor directed the Clerk to continue advertising.

PERSONS TO BE HEARD

Arnold Bakke, Reliance Harbor, voiced his concerns about the potential harbor rate increases, the deterioration of the harbor infrastructure, and requested information from the Borough Manager on where the revenues for the harbors and cruise ships went. Manager Jabusch responded that the revenues for the barge/dock, went back into that fund for repair and maintenance of those areas; the revenues for the marine service center went back into that fund for repair and maintenance of that area; and the revenues for the harbors went back into those funds for repair and maintenance of those areas.

UNFINISHED BUSINESS

12a PROPOSED ORDINANCE No. 916: AN ORDINANCE OF THE ASSEMBLY OF THE CITY AND BOROUGH OF WRANGELL, ALASKA, AMENDING CHAPTER 3.32, MEDICAL CENTER AND LONG-TERM CARE FACILITY BOARD AND ADMINISTRATION, OF THE WRANGELL MUNICIPAL CODE, TO REDUCE THE NUMBER OF BOARD MEMBERS FROM NINE TO SEVEN AND PROVIDE FOR A TRANSITION PROVISION TO IMPLEMENT THIS ORDINANCE (second reading)

M/S: Prysunka/Blake, to adopt Ordinance No. 916. Motion approved unanimously by polled vote.

12b Approval POA-2014-109 for a request from Big Bites Fishing (Mark Mitchell) to construct a facility to moor boats and planes used for commercial activities associated with Big Bites Fishing (Postponed from the April 12th meeting)

Pending Motion: M/S: Blake/Decker, to approve POA-2014-109 for a request from Big Bites Fishing (Mark Mitchell) to construct a facility to moor boats and planes used for commercial activities associated with Big Bites Fishing.

Manager Jabusch stated that Maul Foster had said that Mr. Mitchell's plans would not affect the Mill Site property future development; the Army Corps would still issue a permit if the applicant did not own or lease the property.

Motion approved unanimously by polled vote. Mitchell did not vote.

Regular Assembly meeting recessed at 7:48 p.m.

Regular Assembly meeting reconvened at 7:53 p.m.

NEW BUSINESS

13a Approval of an agreement with Mike Allen Jr. for the purpose of harvesting blow down trees on Borough owned Institute property

M/S: Blake/Prysunka, to approve the Borough Manager to execute the Agreement between the City and Borough of Wrangell and Mike Allen for the purpose of harvesting blow down trees on the Borough owned Institute property.

In response to Prysunka, Mr. Allen stated that the majority of the timber would be shipped out to Ketchikan and would then be shipped overseas; Mr. Allen said that the processing of timber that was done in town was from the timber that he had harvested before.

In response to Blake, Jabusch stated that Mental Health had been contacted with regards to the blow-down and that they would not assume any responsibility.

Motion approved unanimously by polled vote.

13b Approval of a request by Tony Massin, dba MassKills Seafoods to extend the leased lot described as Mill Dock, Lot 2

M/S: Powell/Mitchell, to approve an extension to the existing leased Mill Dock, Lot 2, from 1800 square feet to 2440 square feet, and to raise the monthly fee based on the .08 per square foot rate. Motion approved unanimously by polled vote.

13c Approval to schedule a Special Assembly meeting for May 2, 2016

M/S: Rooney/Decker, to approve scheduling a Special Assembly meeting for May 2, 2016 at noon, for the purpose of approving a contract and an amendment, associated with the Wood Street project, and the consideration to approve the Spur Road Rock Pit Location for Disposing Remediated Soil from the Byford property location. Motion approved unanimously by polled vote.

13d Approval of City Tidelands Annual Five-Year Reassessments

M/S: Prysunka/Rooney, to approve the five-year City Tideland Reassessments, as presented for 2016. Motion approved unanimously by polled vote.

13e Approval of the request from Vern Phillips of Sea Level Seafoods, LLC. to modify the existing City Tidelands Lease

M/S: Powell/Rooney, to approve moving forward with the necessary steps of modifying the existing Tidelands Lease Agreement, requested by Vern Phillips of Sea Level Seafoods, LLC., to include an additional unsubdivided portion of ATS 81, adjoining Lot 1, Sea Level Subdivision II with the following conditions:

1. *A reduced square footage so that the area is at least 15 feet from the entrance to the parking lot, and*
2. *That the Lease only be for surface storage and parking, not for the construction of a building.*

Scott Bunness with Sealevel Seafoods stated that the reason why they wanted to lease the property was to allow for more control of the storage of others on the property.

Motion approved unanimously by polled vote.

13f Request for a Contract Zone for a Transportation office, storage, and equipment maintenance area on Lot A and Lot A-1A Torgramsen-Prunella Subdivision, Zoned Commercial and Single Family Residential, requested by Wrangell Cooperative Association Transportation Manager, William Willard, owned by Steve Prunella

M/S: Prysunka/Blake, to approve a Contract Zone from Single Family Residential to Light Industrial for a Transportation office, maintenance area, and warehouse facility on Lot A and Lot A-1A Torgramsen-Prunella Subdivision zoned Commercial and Single Family Residential, requested by Wrangell Cooperative Association, potential buyers of said property, once the sale is finalized, with the following conditions:

1. *Approval of site plan should the final design differ from the schematic presented, and*
2. *25 foot minimum green belt buffers to adjacent properties, and*
3. *Lighting that will not affect adjacent properties*

At the request of Decker, ***Carol Rushmore, Economic Development Director***, gave a summary of the process for applying and obtaining a Contract Zone.

Motion approved unanimously by polled vote.

ATTORNEY'S FILE – There was no Attorney's file.

EXECUTIVE SESSION – There was no Executive Session.

Regular Assembly Meeting adjourned at 8:13 p.m.

ATTEST:

Kim Lane
Kim Lane, MMC, Borough Clerk

