

**Minutes of Regular Assembly Meeting
Held on December 13, 2016**

Mayor David L. Jack called the Regular Assembly meeting to order at 7:00 p.m., December 13, 2016, in the Borough Assembly Chambers. Assembly Members Decker, Gilbert, Powell, and Rooney were present. Assembly Members Prysunka and Mitchell were absent. Borough Manager Jeff Jabusch and Borough Clerk Kim Lane were also in attendance.

The Pledge of Allegiance was led by Assembly Member Patty Gilbert

The Invocation was given by Donald McConachie.

AMENDMENTS TO THE AGENDA – None

CONFLICT OF INTEREST

Assembly Member Decker declared a potential conflict of interest to Item 13e – approval to sell the Belt Freezer and Land to Trident Seafoods, since her family supplied fish to Trident Seafoods and also because she was on the Board of Directors for Trident. Mayor Jack asked Decker if she or her family would stand to gain monetarily if the sale went through. Decker stated that they would not. Mayor Jack stated that he did not see that as a conflict of interest as it would not affect her financially directly. There were no objections from the Assembly.

CONSENT AGENDA

M/S: Rooney/Powell, to approve Consent Agenda Items marked with an () asterisk; Items 6a and 7a through 7e. Motion approved unanimously by polled vote.*

APPROVAL OF MINUTES

The minutes of the Regular Assembly meeting held November 29, 2016; Minutes of the Special Assembly meeting held December 2, 2016, were approved as presented.

COMMUNICATIONS

- *a. Gaming Permit renewal for Wrangell Fire Fighters Association
- *b. Gaming Permit renewal for the Friends of the Library
- *c. Gaming Permit renewal for the American Legion Post 6 Auxiliary
- *d. School Board Action from the November 21, 2016 Regular Mtg.
- *e. Liquor License Renewal Application from City Market (package store)

BOROUGH MANAGER'S REPORT

Manager Jabusch's report and year-in-review report was provided.

BOROUGH CLERK'S FILE

Clerk Lane's report was provided.

MAYOR/ASSEMBLY REPORTS AND APPOINTMENTS

10a Reports by Assembly Members

Assembly Member Powell reported that the Special ANSEP Committee had met yesterday; the TCC (Tanana Chiefs Conference) had met and had some good questions for Superintendent Mayor on the potential for an ANSEP program in Wrangell; TCC would be voting on whether to support Wrangell as the site location for ANSEP; if approved, the next step would be AFN (Alaska Federation of Natives) conference in November 2017.

Assembly Member Decker congratulated the Wrangell Wrestlers for their 2A Championship accomplishment; nine out of the ten wrestlers going to State; thanked and congratulated the coaches as well.

10b City Boards and Committees Appointments

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

PERSONS TO BE HEARD – None

UNFINISHED BUSINESS

12a PROPOSED ORDINANCE No. 928: AN ORDINANCE OF THE ASSEMBLY OF THE CITY AND BOROUGH OF WRANGELL, ALASKA, AMENDING CHAPTER 11.76, JUNK VEHICLES, OF THE WRANGELL MUNICIPAL CODE, RELATING TO THE PROCEDURES FOR THE DISPOSITION AND DISPOSAL OF JUNK VEHICLES (second reading)

M/S: Gilbert/Decker, to adopt Ordinance No. 928.

Assembly Member Gilbert asked if the City had an impound area and fees established.

Manager Jabusch answered yes, we have a secure area up in the industrial park area; Clerk Lane had looked up the fees; the fee was \$150.00.

Gilbert voiced her concern about the idea of private property in the proposed ordinance; wondered if we could define it as public nuisance/junk vehicle; junk vehicle is somewhat in the eye of the beholder.

Assembly Member Rooney asked if the definition of Junk Vehicle be enough.

Gilbert asked if motorcycles; snow machine; motor homes be classified as junk vehicles.

Mayor Jack said that we could make the ordinance too burdensome for anyone to deal with; in the impound procedures, there were procedures that states why the vehicle was impounded and what classified it as a junk vehicle.

Gilbert stated that Anchorage had a similar ordinance; just couldn't find anything similar to this in the Alaska Statutes.

Mayor Jack stated that before a vehicle is impounded, the owner is notified.

After more discussion, Manager Jabusch asked Public Works Director Al-Haddad to report on the status of the barge coming into Wrangell to haul away the metal at the dump.

Amber Al-Haddad, Public Works Director reported that she talked with Channel Construction about the possibility of them coming to Wrangell to haul away the metal at the dump; their barge had sunk a couple of months ago; working on getting a new one; still interested in coming to Wrangell but would not commit; Channel Construction had asked that we see about moving the metal to the 6 mile site for ease of loading onto the barge.

Manager Jabusch stated that if this ordinance was approved, we are still faced with the issue that there is not enough room at the dump for junk or junk vehicles.

Assembly Member Powell stated that taking something to the dump should not be free; if we allow for free junk vehicles, we will definitely pay for that.

Assembly Member Rooney stated that we should at least approve this ordinance so that we can be in line with State Regulations.

Motion approved unanimously by polled vote.

12b PROPOSED ORDINANCE No. 929: AN ORDINANCE of the City and Borough of Wrangell, Alaska, authorizing the issuance of a sewer revenue bond in the principal amount of \$91,000 to finance a portion of the cost of acquiring, constructing and installing certain additions and betterments to and extensions of the Borough's sewer system; fixing the date, form, terms, maturities and covenants of the bond; reserving the right of the Borough to issue future revenue bonds with a lien on revenues on a parity with the bond upon compliance with certain conditions; and providing for the sale of the bond to the United States Department of Agriculture, Rural Development (*second reading*)

M/S: Powell/Gilbert, to adopt Ordinance No. 929. Motion approved unanimously by polled vote.

Mayor Jack requested a short break and recessed the Regular Meeting at 7:42 p.m.
Mayor Jack reconvened the Regular Meeting at 7:43 p.m.

NEW BUSINESS

13a PROPOSED RESOLUTION No. 12-16-1355: A RESOLUTION OF THE ASSEMBLY OF THE CITY AND BOROUGH OF WRANGELL, ALASKA, PROVIDING FOR THE AMENDMENT OF THE JOB DESCRIPTION FOR THE WASTEWATER TREATMENT OPERATOR LEAD

M/S: Gilbert/Powell, to adopt Resolution No. 12-16-1355 that updates the Job Description for the Wastewater Treatment Operator Lead.

Manager Jabusch provided the information on this item and item's 13b through 13d; explained that both the Water and Wastewater Leadman had been doing more than what was now on the job description; currently the Water and Wastewater Leadman reported to the Public Works Foreman; the updated job descriptions would have them both report to the Public Works

Director; the proposed Resolution for the Pay Plan would allow for the two positions to move from a step 20 to a step 23 on the Pay Scale; both increases in pay was included in the 2016/17 budget.

Assembly Member Gilbert asked if the other job descriptions were up to date. Manager Jabusch said yes, they were. Gilbert also asked if the Resolution were retroactive back to July 1, 2016, would they receive the back pay for that difference. Manager Jabusch said, yes.

Assembly Member Decker voiced her concern that although she realized that these two positions were doing more than the current job description, employee costs seem to be going up and revenues seem to be going down.

Jabusch stated for the Assembly that the employee pay and costs came out of the Enterprise Fund and not the General Fund; State cuts were associated more with the General Fund.

Assembly Member Rooney cautioned the Assembly that if they approved these updated job descriptions, you cannot go backwards; realize that they have tough jobs; we may need the Enterprise Funds for when we have tougher times.

Motion approved with Decker, Powell, Gilbert and Mayor Jack voting yes; Rooney voted no.

13b PROPOSED RESOLUTION No. 12-16-1356: A RESOLUTION OF THE ASSEMBLY OF THE CITY AND BOROUGH OF WRANGELL, ALASKA, PROVIDING FOR THE AMENDMENT OF THE JOB DESCRIPTION FOR THE WATER TREATMENT OPERATOR LEAD

M/S: Gilbert/Powell, to adopt Resolution No. 12-16-1356 that provides for a new job description for the Water Treatment Operator Lead.

Assembly Member Gilbert asked if this Resolution would also be effective July 1, 2016. Clerk Lane stated, yes.

Motion approved with Decker, Powell, Gilbert and Mayor Jack voting yes; Rooney voted no.

13c PROPOSED RESOLUTION No. 12-16-1357: A RESOLUTION OF THE ASSEMBLY OF THE CITY AND BOROUGH OF WRANGELL, ALASKA, PROVIDING FOR THE AMENDMENT OF THE JOB DESCRIPTION FOR THE WATER/WASTEWATER TREATMENT OPERATOR

M/S: Gilbert/Powell, to adopt Resolution No. 12-16-1357 that provides an amendment to the job description for the Water/Wastewater Treatment Operator.

Manager Jabusch stated that this job description changed to show who they report to; changed because the other two are changing; no difference in pay.

Motion approved unanimously by polled vote.

13d PROPOSED RESOLUTION No. 12-16-1358: A RESOLUTION OF THE ASSEMBLY OF THE CITY AND BOROUGH OF WRANGELL, ALASKA PROVIDING FOR A CHANGE IN THE PAY PLAN OF THE CITY'S PERSONNEL SYSTEM AND PROVIDING FOR AN EFFECTIVE DATE

M/S: Powell/Gilbert, to adopt Resolution No. 12-16-1358 that updates the City's Union Pay Plan. Motion approved unanimously by polled vote.

13e Approval to sell the Belt Freezer and Land to Trident Seafoods (Public Hearing Item)

M/S: Gilbert/Decker, to approve the sale of the Belt Freezer, including the lot that it is on to Trident Seafoods for the appraised price of \$950,000 for economic development purposes, as allowed in WMC 16.12.012.

Manager Jabusch stated that if the Assembly approved this sale, he would bring something back to the Assembly at a later time from our Attorney to approve this by Resolution; this just authorizes Staff to move forward with the sale.

Assembly Member Decker stated that our current ordinance gives us the authority to do this, under disposition of real property for economic development property; there is a list of seven reasons that give us the authority; I believe that there are four that meet that criteria: 1. The desirability of the economic development project; 2. The actual or potential economic benefits to the borough, its economy and other businesses within the borough; 4. The business needs of the proponent of the project in terms of integration into existing facilities and operations, stability in business planning, business commitments, and marketing; and 6. Actual and potential enhancement of tax and other revenues to the borough related to the project.

Decker stated that she believed that all four of these will hit the nail on the head in this instance; in particular, Trident has invested a lot of money in upgrades, including building new bunkhouses and renovating old ones. Decker also said that Trident has invested a lot of money inside the plant itself. Decker stated that this will allow Trident to make the necessary upgrades to the facility, making it more efficient and hopefully bring in more fish to the community.

Manager Jabusch stated that this item had gone to the Economic Development Director so that the Economic Development Committee could comment on it however, they could not reach a quorum so the Director wrote something up for the Assembly; Planning & Zoning and the Port Commission have both endorsed the sale.

Assembly Member Gilbert asked what the property taxes would be on the property.

Jabusch stated that it would be around \$13,000; currently, they pay a leasehold interest which is around \$15,000 annually. Jabusch also said that if Trident made improvements on the property, the property assessment could go up as well.

Mayor Jack stated that the property and Belt Freezer was currently not being used, so any improvements would be an improvement; also a potential for additional fish tax and additional employment.

Motion approved unanimously by polled vote.

13f Approval of a second amendment to the Professional Services Agreement between the City and Ray Matiashowski for Lobby services

M/S: Decker/Rooney, to approve a second amendment (1 year extension) to the Professional Services Contract for Lobbying Services with Ray Matiashowski & Associates, not to exceed \$36,000, with funds to come from the General Fund Reserve and for the extended period to expire on October 31, 2017, as allowed on the Professional Services Contract dated November 25, 2014.

Assembly Member Gilbert asked if there was an increase to this agreement. Manager Jabusch said that no, there was not increase.

Assembly Member Decker stated that Mr. Matiashowski was also the lobbyist for Petersburg, Ketchikan, and SEAPA; great value and benefit for our community.

Motion approved unanimously by polled vote.

13g Approval to send a letter to the UA Board of Regents and President James Johnsen in support of the UAS School of Education

M/S: Powell/Gilbert, to approve sending a letter to the UA Board of Regents and to President Johnsen in support of the UAS School of Education.

Assembly Member Rooney stated that what the UA system was doing was consolidating the Administrative Services to one location; are not closing Juneau's ability to offer an education curriculum.

Assembly Member Decker stated that cuts are coming down and some things may need to be cut; may have to make some tough choices.

Assembly Member Gilbert stated that the other regions were also fighting for their territory.

Motion approved unanimously by polled vote.

13h Approval to select the Memorial Cemetery as the site for an expansion for cemetery services

M/S: Gilbert/Powell, to approve the expansion of the Memorial Cemetery as the new site for the needed cemetery expansion and for staff to begin the process of developing a cost for this new site, to be brought back to the assembly for consideration.

In response to Assembly Member Gilbert, Ms. Al-Haddad stated that the proposed area was approximately 3 acres, maybe larger; would be the ball field/community gardening area.

Manager Jabusch stated that to do this would be a big job; need to start the process as soon as we can; this would start the process which would be a long and cost a lot of money.

Clerk Lane clarified that there were currently 18 cemetery plots available at the new cemetery.

In response to Assembly Member Decker, Ms. Al-Haddad stated that the Agreement for the Community Garden was very loose; she had talked to those who do the gardening at the site, and that they were not opposed to the proposal.

Motion approved unanimously by polled vote.

13i Approval of CRW Engineer's Fee proposal for an Amendment to the Preliminary Engineering Report for the Water Treatment Plan Improvements Project

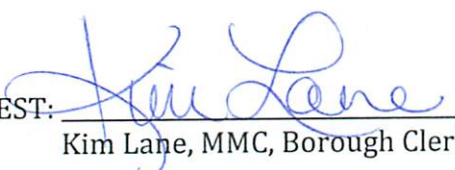
M/S: Powell/Gilbert, to approve a contract amendment to CRW Engineering Group for development of an Environmental Review, as part of the Preliminary Engineering Report, for the Water Treatment Plant Improvement project in an amount not to exceed \$20,708. Project costs will be paid from Water Fund Revenues. Motion approved unanimously by polled vote.

ATTORNEY'S FILE – None

EXECUTIVE SESSION – None

Regular Assembly Meeting adjourned at 8:18 p.m.

ATTEST:


Kim Lane, MMC, Borough Clerk


David L. Jack, Mayor

