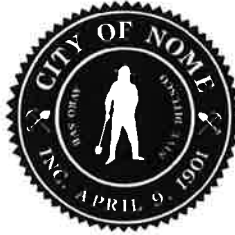


Mayor
Richard Beneville
Manager
Thomas Moran
Clerk
Bryant Hammond



Nome City Council
Stan Andersen
Jerald Brown
Matt Culley
Louie Green, Sr.
Tom Sparks
Lew Tobin

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**NOME CITY COUNCIL
REGULAR MEETING AGENDA
MONDAY, JULY 25, 2016 @ 7:00 PM
COUNCIL CHAMBERS**

- I. ROLL CALL
- II. APPROVAL OF AGENDA
- III. APPROVAL OF MINUTES
 - A. July 11, 2016 City Council Regular Meeting Minutes,
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- IV. COMMUNICATIONS
 - A. Email of July 11, 2016 from Ukallaysaaq Tom Okleasik to City Clerk re: Ordinance Banning Trash Burning in City Limits,
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 - B. Letter of July 13, 2016 from Mayor Beneville to Secretary Darcy re: Arctic Deep Draft Port in Nome,
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- V. CITIZENS' COMMENTS
- VI. UNFINISHED BUSINESS
 - A. O-16-07-01 An Ordinance Authorizing the Sale of Surplus Real Property Owned by the City of Nome (Block 85, Lots 3-6 [to be Replatted as "Block 85, Lot 3A"]) to Kawerak, Inc.,
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 - B. O-16-07-02 An Ordinance Amending Nome Code of Ordinances Section 11.10.070 Powers and Authorities of the Planning Commission to Add Historic Preservation Commission (HPC) Duties,
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VII. NEW BUSINESS

- A. O-16-08-01 An Ordinance Amending Section 2.45.010 of the Nome Code of Ordinances to Establish a Policy on Holding Elected or Appointed Office While Employed by the City of Nome,
FIRST READING,
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- B. R-16-07-10 A Resolution Authorizing the City Clerk to Begin Abatement Proceedings on Certain Properties within the City of Nome,
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VIII. UTILITY MANAGER'S REPORT

- A. Activity Report: July 12 – 22, 2016,
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IX. CITY MANAGER'S REPORT

- A. Activity Report: July 12 – 22, 2016,
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X. CITIZENS' COMMENTSXI. COUNCILMEN'S COMMENTSXII. MAYOR'S COMMENTS AND REPORT

- A. Activity Report: July 12 – 22, 2016,
VERBAL

XIII. ADJOURNMENT

**MINUTES
NOME CITY COUNCIL
REGULAR MEETING
July 25, 2016**

The regular meeting of the Nome City Council was called to order at 7:01 PM by Mayor Beneville in Council Chambers of City Hall, located at 102 Division Street.

ROLL CALL

Members Present: Stan Andersen; Jerald Brown; Louie Green; Tom Sparks; Lew Tobin

Members Absent: Matt Culley

Also Present: Richard Beneville, Mayor; Tom Moran, City Manager; Jill Nederhood, Deputy City Clerk; John Handeland, NJUS Manager; Joy Baker, Port Director; Shawn Arnold, NPS

In the audience: Margaret DeMaioribus, KNOM; Davis Harvey, KNOM; Sandra Medearis, Arctic News; Jim Adams; Nate Perkins; Donald Olson; Willow Olson; Tom Okleasik; Ken Hughes; Dave Csiski

APPROVAL OF AGENDA

Mayor Beneville asked if there were any changes to the agenda.

A motion was made by C. Tobin and seconded by C. Green to approve the agenda as presented.

At the roll call:

Aye: Brown; Green; Andersen; Tobin

Nay:

Abstain:

The motion **CARRIED**.

APPROVAL OF MINUTES

A. July 11, 2016 City Council Regular Meeting Minutes.

A motion was made by C. Brown and seconded by C. Tobin to approve the minutes.

At the roll call:

Aye: Green; Tobin; Brown; Andersen

Nay:

Abstain:

The motion **CARRIED**.

Councilman Sparks joined the meeting at 7:03 PM.

COMMUNICATIONS

- A. Email of July 11, 2016 from Ukallaysaaq Tom Okleasik to City Clerk re: Ordinance Banning Trash Burning in City Limits.
 - Following discussion, Mayor Beneville directed City Administration to draw up an ordinance to address the burning complaint in the letter.
- B. Letter of July 13, 2016 from Mayor Beneville to Secretary Darcy re: Arctic Deep Draft Port in Nome.
- C. Flyer re: Summer Clean-Up: August 1 – 5, 2016.

CITIZENS' COMMENTS

- 1) Tom Okleasik requested the City Council support an ordinance banning the burning of trash within City limits. He explained that following an afternoon out of town, he returned home to find his home smelled of burnt garbage.
 - Councilman Tobin asked how other cities in Alaska were addressing this issue.
 - Mr. Okleasik thought it was banned within “village zones” in the Northwest Arctic Borough, but didn’t know for sure.
- 2) Kenny Hughes asked why the resolution asking the Alaska State Legislature to pass a sustainable fiscal plan failed three to two at the previous Council meeting. He noted that “Executive Session” was left off the agenda. Mr. Hughes expressed disappointment at the omission of recognition for the impact of mining between 2012 and 2015 in the city sales tax analysis presented at the previous Council meeting. He suggested the State of Alaska review its difficult permit regulations as a means of stimulating small scale mining in the future.
 - Manager Moran reminded Mr. Hughes that Nome Code of Ordinances requires four votes for any motion to pass.
 - Councilman Brown asked about the difference between offshore and onshore permitting.
 - Mr. Hughes stated he hadn’t seen anything similar with respect to mining onshore.
 - Mayor Beneville noted the economy of Nome needed stimulation.
 - Councilman Tobin defended the rule, explaining it prevented fly-by-night operations.
- 3) Senator Donald Olson thanked the Council for the opportunity to speak. He noted he purchased the old hospital hoping to use it for public benefit to Nome and the region. He explained the building was big enough to be turned into a multiplex; however, the current general zoning was an impediment to developing the property. He explained he submitted an application to be reviewed by the Planning Commission and asked what he could do to support his application.
 - Councilman Sparks explained the process and that any decisions made by the Planning Commission could be appealed to the Council.
 - Councilman Andersen asked how the process might be expedited.
 - Manager Moran explained the process and past examples of the process. He volunteered to discuss the application with the City Attorney.

- Senator Olson explained the situation was not an emergency and asked that Code be followed.
 - Councilman Tobin noted the zoning delineation of "General" seemed strange and asked about the current impasse in the Legislature.
 - Senator Olson apologized for the inaction and explained election politics are holding up progress.
- 4) Sandra Medearis explained she would follow up on Mr. Hughes' question concerning the mining industry's impact on seasonal sales tax. She asked Senator Olson to clear up any misunderstanding concerning the current ownership of the old hospital.
- Senator Olson explained the hospital is owned by G-O Development Corporation, of which there are three investors: Jim Gribbon, Donald Olson, and Sue Nowland.
- 5) Jim Adams asked the Council about getting water lines to Lester Bench Subdivision, where property owners pay City of Nome taxes.
- John Handeland explained water/sewer services to Lester Bench were at one point reviewed, though the property structure made running water lines costly while making room for septic systems. He noted that the digging of wells halted progress on connecting the subdivision to water lines.
 - Councilman Andersen asked if AMCC had water delivered.
 - Manager Handeland stated the utility was looking at upgrades and expected another meeting in August.
- 6) John Handeland suggested the City fully review the Zoning Code to promote better development across town, noting the present lines and categories don't make a lot of sense in some places.
- Kenny Hughes stated the Planning Commission was getting ready to look at zoning across the City.
- 7) Tom Sparks noted his wife was medevacked on the first of July and that he was truly impressed with and grateful for the medevac services in Nome.

Councilman Sparks left the meeting at 8:00 PM.

- 8) Tom Okleasik stated that he was excited something was happening with the old hospital. He stated that while working in the Northwest Arctic Borough, major and junior mining companies were easy to work with; however, small operations were difficult to ensure compliance from due to the lack of education on permitting and fuel disposal. He suggested a partnership approach might work well and gave examples from Kotzebue.
- 9) Dave Csiski noted that 209 West 2nd Avenue had changed ownership, though the deed was not yet recorded. Gold Beach Development, of which Mr. Csiski is the principal, purchased the property. He noted a current permit and explained work has commenced to rehabilitate the property.
- Mayor Beneville asked about the timeframe.
 - Mr. Csiski stated he wanted to complete the project before winter.
 - Councilman Brown asked as to the plans for the building.
 - Mr. Csiski went over the plans, explaining the building will be used as a garage.

PLANNING AND ZONING

N/A

UNFINISHED BUSINESS

- A. O-16-07-01 An Ordinance Authorizing the Sale of Surplus Real Property Owned by the City of Nome (Block 85, Lots 3-6 [to be Replatted as "Block 85, Lot 3A"]) to Kawerak, Inc., **SECOND READING/PUBLIC HEARING/FINAL PASSAGE.**

For the purpose of holding a public hearing, the Council recessed at 8:11 P.M.

The Council reconvened at 8:12 P. M.

A motion was made by C. Andersen and seconded by C. Brown to adopt O-16-07-01.

Discussion:

- Councilman Tobin asked when closing was scheduled.
- Manager Moran replied that it was September 1st.
- Councilman Brown asked if the agreement had been approved by the Kawerak Board,
- Manager Moran replied that it had.

At the roll call:

Aye: Green; Tobin; Brown; Andersen

Nay:

Abstain:

The motion **CARRIED.**

- B. O-16-07-02 An Ordinance Amending Nome Code of Ordinances Section 11.10.070 Powers and Authorities of the Planning Commission to Add Historic Preservation Commission (HPC) Duties, **SECOND READING/PUBLIC HEARING/FINAL PASSAGE.**

For the purpose of holding a public hearing, the Council recessed at 8:14 P.M.

Discussion:

- Planning Commissioner Ken Hughes spoke in support of the ordinance and offered to answer any questions.

The Council reconvened at 8:15 P.M.

A motion was made by C. Tobin and seconded by C. Brown to adopt O-16-07-02.

At the roll call:

Aye: Green; Tobin; Brown; Andersen

Nay:

Abstain:

The motion **CARRIED**.

NEW BUSINESS

- A. O-16-08-01 An Ordinance Amending Section 2.45.010 of the Nome Code of Ordinances to Establish a Policy on Holding Elected or Appointed Office While Employed by the City of Nome, **FIRST READING**.

A motion was made by C. Brown and seconded by C. Tobin to advance O-16-08-01.

At the roll call:

Aye: Green; Tobin; Brown; Andersen

Nay:

Abstain:

The motion **CARRIED**.

- B. R-16-07-10 A Resolution Authorizing the City Clerk to Begin Abatement Proceedings on Certain Properties within the City of Nome.

A motion was made by C. Andersen and seconded by C. Brown to adopt R-16-07-10.

Discussion:

- Manager Moran explained the process in which the City entered abatement proceedings annually. Owners will be notified by certified mail of a public hearing on August 22nd. Following a resolution authorizing abatement, required demolition would be by Friday September 23rd. Afterwards, the City, or a contractor thereof, would undertake demolition on September 26th. The present resolution was a means of formally beginning the process. He recommended 209 East 4th Avenue, owned by Edith and Elliot Olanna, as a substitute for 209 West 2nd Avenue, which he acknowledged had an active building permit.

A motion to amend was made by C. Andersen and seconded by C. Brown to substitute 209 East 4th Avenue for 209 West 2nd Avenue.

At the roll call:

Aye: Green; Tobin; Brown; Andersen

Nay:

Abstain:

The motion to amend **CARRIED**.

Returning to the main motion:

- Councilman Tobin asked about delinquent property taxes on the properties listed in the resolution.

- Manager Moran referred him to page 42, where current balances were enumerated. He noted the foreclosure action on 509 Cranberry.
- Councilman Tobin noted Gilbert Pelowook had passed, and asked if the City had the authority to abate given ownership was in question.
- Manager Moran answered affirmatively.
- Councilman Green stated he hadn't owned 400 West D Street since the 1990's.
- Manager Moran stated he'd have the City Clerk look into it.

At the roll call:

Aye: Green; Tobin; Brown; Andersen

Nay:

Abstain:

The motion **CARRIED**.

CITY ATTORNEY'S REPORT

N/A

UTILITY MANAGER'S REPORT

- Utility Manager Handeland reported on the successful fuel delivery and pending escrow funds release. Wind turbine repair is ongoing with at least a week before completion. NJUS has been working with the City Manager preparing for the upcoming congressional delegation visit. Manager Handeland stated the AMCC issue will be resolved prior to the onset of winter.

CITY MANAGER'S REPORT

- Manager Moran presented his written report. He thanked the City's various Commissions and Committees and opened himself to questions.
 - Councilman Tobin requested a Parks and Recreation Department staff member to attend Ad Hoc Cemetery Committee meetings. He also requested an update of the Chamber of Commerce's "walking tour of Nome."
 - Councilman Andersen asked how many equipment operators were currently employed by the City and what the Manager's six-month plans were.
 - Manager Moran noted there were four, though during winter months the Harbormaster works the Road Crew.
 - Councilman Andersen asked about Museum donation policies.
 - Manager Moran explained rule of accession and noted the Museum Director handled donations decisions.
 - Councilman Andersen stated the Museum and Library Commission should make the decisions. He asked the Ambulance Department quarterly billing reports be presented in a more clear manner and commended Rec Director Leeper on his thrifty vehicular maintenance. Councilman Andersen requested Bering Sea Gold film be donated to the City of Nome.

CITIZENS' COMMENTS

N/A

COUNCILMEN'S COMMENTS

- 1) Councilman Green – no comments.
- 2) Councilman Tobin – no comments.
- 3) Councilman Andersen asked to be notified when Senator Murkowski was coming to town.
 - Manager Moran noted she was coming on August 3rd and Councilmen would be provided with a final agenda when it was ready.
- 4) Councilman Brown complimented the photographer of the vacant properties in the packet, stating they might be in a book of Americana. He requested a calendar be made of them.

MAYOR'S REPORT

- Mayor Beneville reported on the recent visit by the South Korean Consul General and the housing meetings of the previous week. He noted Folk Fest weekend was approaching as he and City Staff were vetting the agenda for Senator Sullivan.

EXECUTIVE SESSION

N/A

ADJOURNMENT

A motion was made by C. Andersen and seconded by C. Brown that the meeting be adjourned.

Hearing no objections, the Nome Common Council adjourned at 8:46 PM.

APPROVED and SIGNED this 8th day of August, 2016.



RICHARD BENEVILLE
Mayor

ATTEST:



BRYANT HAMMOND
City Clerk