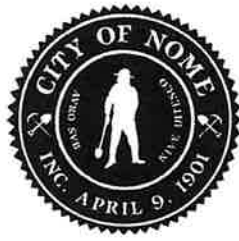


**Mayor**  
John K. Handeland  
**Manager**  
Glenn Steckman  
**Clerk**  
Bryant Hammond



**Nome City Council**  
Jerald Brown  
Doug Johnson  
Mark Johnson  
Adam Martinson  
Jennifer Reader  
Meghan Sigvanna Topkok

**NOME COMMON COUNCIL  
WORK SESSION & REGULAR MEETING AGENDA  
MONDAY, JULY 12, 2021 at 5:30 / 7:00 PM  
COUNCIL CHAMBERS IN CITY HALL**

102 Division St. • P.O. Box 281 • Nome, Alaska 99762 • Phone (907) 443-6663 • Fax (907) 443-5345

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**JOINT WORK SESSION WITH PLANNING COMMISSION - 5:30 PM**

- A. 2018 International Property Maintenance Code,  
**PAGE 3**
- B. Discussion on Types of Permits Garnering Sales Tax Exemption,  
**PAGE 68**
- C. Discussion on Building Codes Amended,  
**PAGE 69**

**ROLL CALL 7:00 PM**

**APPROVAL OF AGENDA**

**APPROVAL OF MINUTES**

- A. June 28, 2021 Nome Common Council Regular Meeting Minutes,  
**PAGE 81**

**COMMUNICATIONS**

- A. Letter of July 7, 2021 from Randall Smith to Nome Common Council re: Tax Relief,  
**PAGE 91**

**CITIZEN'S COMMENTS**

**PLANNING & ZONING**

- A. May 4, 2021 Planning Commission Regular Meeting Minutes,  
**PAGE 92**
- B. June 22, 2021 Planning Commission Rescheduled Regular Meeting Minutes,  
**PAGE 99**

**UNFINISHED BUSINESS**

**NEW BUSINESS**

- A. R-21-07-02 A Resolution Authorizing the City Manager to Take Necessary Steps to Make Emergency Repairs to the Recreation Center Boiler System,  
**PAGE 103**

**UTILITY MANAGER'S REPORT**

- A. Activity Report: June 29 - July 9, 2021,

**VERBAL**

CITY MANAGER'S REPORT

- A. Activity Report: June 29 - July 9, 2021,

**PAGE 104**

- B. Departmental Quarterly Reports April - June 2021,

**PAGE 105**

- C. 2020 Landfill and Monofill Quantity Calculations,

**PAGE 177**

CITIZEN'S COMMENTS

COUNCIL MEMBER'S COMMENTS

MAYOR'S COMMENTS AND REPORT

- A. Activity Report: June 29 - July 9, 2021,

**VERBAL**

- B. Re-Seating of Derek McLarty to Seat "G" of the Nome Port Commission,

**VERBAL**

EXECUTIVE SESSION

- A. Discussion of Legal Strategies the Immediate Knowledge of Which May Have Adverse Impacts of City Finances,

**VERBAL**

ADJOURNMENT

**Mayor**  
John K. Handeland  
**Manager**  
Glenn Steckman  
**Clerk**  
Bryant Hammond



**Nome City Council**  
Jerald Brown  
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**JOINT WORK SESSION WITH PLANNING COMMISSION**

- A. 2018 International Property Maintenance Code.
- B. Discussion on Types of Permits Garnering Sales Tax Exemption.
- C. Discussion on Building Codes Amended.

**ROLL CALL**

Members Present: Jerald Brown; Mark Johnson; Doug Johnson; Adam Martinson

Members Absent: Jennifer Reader (excused); Sigvanna Topkok (excused)

Also Present: John K. Handeland, Mayor; Glenn Steckman, City Manager; Bryant Hammond, Clerk; Nickie Crowe, Finance Director (telephonic); Ken Morton, Assistant Utility Manager; Joy Baker, Port Director (telephonic);

In the audience: Diana Haecker, Nome Nugget; Sean Milligan, KNOM; Davis Hovey, KNOM; Mary Ryan, KNOM; Julia Lerner

**APPROVAL OF AGENDA**

A motion was made C. M. Johnson and seconded by C. Martinson to approve the agenda as presented.

At the roll call:

Aye: D. Johnson; M. Johnson; Martinson; Brown

Nay:

Abstain:

The motion **CARRIED.**

**APPROVAL OF MINUTES**

A. June 28, 2021 Nome Common Council Regular Meeting Minutes.

A motion was made by C. M. Johnson and seconded by C. Martinson to approve the June 28, 2021 minutes.

At the roll call:

Aye: M. Johnson; Martinson; Brown; D. Johnson

Nay:

Abstain:

The motion **CARRIED**.

**COMMUNICATIONS**

A. Letter of July 7, 2021 from Randall Smith to Nome Common Council re: Tax Relief.

A motion was made by C. Brown and seconded by C. D. Johnson to waive all taxes, penalties and fees associated with Mr. Smith's account.

At the roll call:

Aye: Martinson; Brown; D. Johnson; M. Johnson

Nay:

Abstain:

The motion **CARRIED**.

**CITIZEN'S COMMENTS**

No comments were made.

**PLANNING & ZONING**

A. May 4, 2021 Planning Commission Regular Meeting Minutes.

- Manager Handeland thanked the planning commission for discussing permitting policy at the work session earlier in the evening.

B. June 22, 2021 Planning Commission Rescheduled Regular Meeting Minutes.

**UNFINISHED BUSINESS**

**NEW BUSINESS**

A. R-21-07-02 A Resolution Authorizing the City Manager to Take Necessary Steps to Make Emergency Repairs to the Recreation Center Boiler System.

A motion was made by C. Brown and seconded by C. Martinson to adopt R-21-07-02.

Discussion:

- Manager Steckman explained the glycol leak issue in the main boiler. He noted the time period needed to procure a new boiler and discussed challenges to addressing the issue in time for winter.
- Building Inspector Barron noted the labor would be the most expensive part of the project. He described the components of the boiler needing to be fixed and potential complications.
- Manager Steckman noted that a complete replacement in time for winter might be impossible. He discussed a potential plan to get through winter and potentially go out to bid next year.
- Council Member Doug Johnson asked if there was emergency money for the state or the feds.
- Manager Steckman suggested the ARPA funds might cover these costs.

At the roll call:

Aye: Brown; D. Johnson; M. Johnson; Martinson

Nay:

Abstain:

The motion **CARRIED**.

**UTILITY MANAGER'S REPORT**

A. Activity Report: June 29 - July 9, 2021.

- Assistant Utility Manager Morton presented his verbal report, highlighting the PCE funding was not approved by this year's legislature. He went over the basics of the PCE program and its financial implications for Nome. He discussed the scheduled outages over the past few weeks and shared some photos of repairs performed. He noted a new lineman apprentice just started and finished by discussing the Bering St project status.

**CITY MANAGER'S REPORT**

A. Activity Report: June 29 - July 9, 2021.

- Manager Steckman presented his written report, noting recent ambulance and police statistics and vaccination rates.
- Council Member Martinson asked about the status of the softball fields.
- Manager Steckman noted that there hasn't been a lot of interest, resulting in not enough participation to field a league. He noted the potential acquisition of a new tool making the installation of fence poles more efficient.

B. Departmental Quarterly Reports April - June 2021.

C. 2020 Landfill and Monofill Quantity Calculations.

### **CITIZEN'S COMMENTS**

### **COUNCIL MEMBER'S COMMENTS**

1. Council Member Brown – none.
2. Council Member Doug Johnson – none.
3. Council Member Mark Johnson asked if the saunas were open and if the road crew was fully staffed.
  - Manager Steckman explained the road crew was fully staffed, but the eliminated position still comes up. Maintenance is down one position, the custodian.
4. Council Member Martinson - none

### **MAYOR'S COMMENTS AND REPORT**

- A. Activity Report: June 29 - July 9, 2021.
  - Mayor Handeland thanked the Clerk's Office for the 4th of July street games, saying it was a nice turnout despite the rain. He thanked the Fire Department for their annual Ice Cream social and raffles. He thanked them for washing off the streets as well, noting it gets the dust off front street.
  - He relayed words of appreciation for the saunas being open. He asked people on the fence over the vaccination to consider. He discussed an upper respiratory infection and noted masks had benefits in addition to mitigating COVID exposure.
  - Mayor Handeland invited the public to the Port Commission open house.
- B. Re-Seating of Derek McLarty to Seat "G" of the Nome Port Commission.
  - Mayor Handeland reappointed Mr. McLarty to Seat G of the Nome Planning Commission.

A motion was made by C. M. Johnson and seconded by C. Brown to confirm Mr. McLarty's reappointment.

At the roll call:

Aye: Brown; D. Johnson; M. Johnson; Martinson

Nay:

Abstain:

The motion **CARRIED**.

**EXECUTIVE SESSION**

- A. Discussion of Legal Strategies the Immediate Knowledge of Which May Have Adverse Impacts of City Finances.

A motion was made by C. Brown and seconded by C. Martinson to enter into executive session to discuss legal strategies the immediate knowledge of which may have adverse impacts on City finances.

At the roll call:

Aye: Brown; D. Johnson; M. Johnson; Martinson

Nay:

Abstain:

The motion CARRIED.

The Council entered into executive session at 7:32 PM.

The Council came out of executive session at 8:20 PM.

**ADJOURNMENT**

Hearing no objections, the Council adjourned at 8:20 PM.

APPROVED and SIGNED this 9<sup>th</sup> day of August, 2021

  
JOHN K. HANDELAND  
Mayor

ATTEST:

  
BRYANT HAMMOND  
Clerk