

**City of Coffman Cove
Regular City Council Meeting
Thursday, June 15th, 6:30 PM @ City Hall
Zoom Log-In Information:**

<https://us06web.zoom.us/j/5748521201?pwd=LzQ2YXZzaWM5VWVNeHNLL2tQeU56UT09>

Meeting ID: 574 852 1201

Passcode: 041318

Dial in #: (253) 215-8782

6:15 Public Hearing: Non-Code Ordinance 23 02 (Second Reading), Ordinance 23 02 Amending Title II: Section 02.03.020 (Second Reading), Ordinance 23 03 Title X Harbor Modifications (Second Reading). Mayor Ashe goes over the ordinances and gives the council and public a chance to discuss the ordinances. Mikael Ashe pre-asks anyone in the audience if they want to be added to public comment. Kate Holton, Rodney Rice, and Steve Beilgard, Steve Neiburger all want to be added.

Call to Order: Mayor Mikael Ashe brings the meeting to order at 6:30 pm.

Roll Call: Greg Huston. Present. Terry Coleman. Present. Mikael Ashe. Present. Dawn Rosenlund. Present. Yvonne Drozdowicz-Somfleth. Excused. Perry Olson. Present. Jack Mulcare. Present via phone.

Pledge of Allegiance: Yes.

Public Comment: Steve Beilgard speaks of a doctor from Peace Health that wants to live in Coffman Cove. Steve Beilgard would like the council to think this over as possible benefit for the clinic. Rodney Rice speaks of the subdivisions and wetland permits. Perry Olson reminds the room that the wetland permits expire after 5 years and because of that the city might not have them all available here in the office. Steve Neiburger would like Kate Holtman to speak first. Kate Holman would like to clear up a few things and answer any questions people might have. She requests the city clerk provide updated information to the city attorney. She speaks of the Tract A issue and how it is going to affect their business. She believes the letter from the attorney is unjust and shares her opinion. Steve Neiburger speaks next. He is speaking in defense of Josh and Kate Holtman. He believes we need to follow the law but it is ok (in his opinion) to make exceptions. He hopes the council will consider that Josh Holtman is the only one to work on boats here and his business is essential to many community members.

Approval of Agenda: Perry Olson makes a motion to approve the agenda with the addition of an executive session that comes before resolutions and ordinances. Dawn Rosenlund seconds that motion. Roll call vote. Mikael Ashe. Yes. Dawn Rosenlund. Yes. Perry Olson. Yes. Jack Mulcare. Yes. Greg Huston. Yes. Terry Coleman. Yes.

ALL IN FAVOR. NONE OPPOSED. MOTION PASSES.

Persons to be Heard: Steve Beilgard, Josh Holtman: Steve Beilgard says he spoke already. Soiyor Fitzpatrick asks Steve Beilgard if he still wanted to speak on his sign issue. He denies. Josh Holtman speaks of the non-compliance letters sent to him. He says the only letter he received was about Tract A and not to cul-de-sac. He states this letter coming one month after his life saving surgery. He speaks of our current parking policy and the record keeping in the office. He is hoping to get approval for the long-term storage parking area. He has the tract A cleared out and will not park customer boats there.

Consent Agenda: Perry Olson makes a motion to accept the consent agenda calling out the Fire Department for a verbal report and with one mistake being made in the special minutes where Terry Colemans vote was not recorded. Terry Coleman seconds that motion. This is now open for discussion. Roll call vote. Dawn Rosenlund. Yes. Perry Olson. Yes. Jack Mulcare. Yes. Greg Huston. Yes. Terry Coleman. Yes. Mikael Ashe. Yes.

ALL IN FAVOR. NONE OPPOSED. MOTION PASSES.

Executive Session: City Staffing/ Protocol and Legal Update

1. Mayor Report—	6. Water/Sewer Report	11. Loggers Lane/Luck Lake Paving Report—
2. Minutes	7. Fire Dept. Report	12. Harbor Report—
3. Financial Report	8. EMS Report—	13. IT Report—
4. Post Office Report (Quarterly)	9. Library Report	
5. Parks/Rec/Maintenance	10. IFA Report—	

Correspondence/Information: none

Executive Session: Dawn Rosenlund makes a motion to move into executive session. Greg Huston seconds that motion. All in favor say "Aye", All opposed show a like sign.

ALL IN FAVOR. NONE OPPOSED. MOTION PASSES.

Meeting moves into an executive session at 7:02 PM.

Meeting moves back into a regular session at 7:43 PM.

Perry Olson begins by giving a verbal Fire Department Report. He got the monthly reporting to the state. On the ISO evaluation of the city, he hasn't made progress with that yet. Dawn Rosenlund gives a verbal Library Report. She speaks of the Crossest Grant. We should get an answer on it and a full approval by next month.

Resolutions & Ordinances:

1. Non-Code Ordinance 23 02 FY24 Budget (Second Reading): Jack Mulcare makes a motion to accept Non-Code Ordinance 23-02. Terry Coleman seconds that motion. Roll call vote. Perry Olson. Yes. Jack Mulcare. Yes. Greg Huston. Yes. Terry Coleman. Yes. Mikael Ashe. Yes. Dawn Rosenlund. Yes.

ALL IN FAVOR. NONE OPPOSED. MOTION PASSES.

2. Ordinance 23 02 Amending Title II: Section 02.03.020 (Second Reading): Terry Coleman makes a motion to accept Ordinance 23 02: Amending Title II. Dawn Rosenlund seconds that motion. Roll call vote. Jack Mulcare. Yes. Greg Huston. Yes. Terry Coleman. Yes. Mikael Ashe. Yes. Dawn Rosenlund. Yes. Perry Olson. Yes.

ALL IN FAVOR. NONE OPPOSED. MOTION PASSES.

3. Ordinance 23 03 Title X Harbor Modifications (Second Reading): Terry Coleman makes a motion to accept Ordinance 23 03. Greg Huston seconds that motion. Roll call vote. Greg Huston. Yes. Terry Coleman. Yes. Mikael Ashe. Yes. Dawn Rosenlund. Yes. Perry Olson. Yes. Jack Mulcare. Yes.

ALL IN FAVOR. NONE OPPOSED. MOTION PASSES.

Old Business:

1. Post Office: Incoming/Outgoing Mail Issues: They are still having issues with the scanner. Julie Hull will be contacted to help.
2. Post Office Cameras: We're waiting for the new fiber optics internet to be installed and then we can set up our cameras. They have already arrived and are sitting at City Hall. We called to ask for priority from AP&T. They said they will take a note of it.
3. Water Treatment Plant Repairs: Everything has been approved. A couple of folks having been working on that including Jack Mulcare and Greg Huston. Jack Mulcare applied for the extension for the extra things to be worked on like the sewer and the water intake. He hasn't heard an update on any one of those yet. He has been in contact with Aaron Weedal from VSW.
4. Approval of Subdivision Rd.: We are waiting for R&M to come put pins in the road.
5. Loggers Lane: Seacon came out and sealed the road. Jack Mulcare inspected and approved the work. Mikael Ashe approved someone do go do some ditch work.
6. ARPA Fund Allocations: We will leave this on here because we still have money in this account.
7. Long Term Parking: We have the gates and we will figure out where the access will be.
8. Library Internet: We are saying goodbye to ASC and we are waiting on the fiber optics internet to be installed.
9. Peace Health Use of City Clinic: Mikael Ashe and Perry Olson had a meeting with SEARHC. We are trying to find the best use for our city clinic. We don't want one company using the building once a month and tying it up for the rest of the month. A SEARHC representative talked with Perry Olson. It appears they own a good amount of the equipment in our clinic that is spread out across two rooms. The City of Coffman Cove owns most the of dental equipment, but they have been maintaining it. He is looking into putting together another lease agreement with us and possibly bumping up the amount they pay us. They made it aware to Perry Olson that the use of our clinic is losing money for SEARHC. They also made it clear they will not be willing to share the clinic with Peace Health. We

need to see if Peace Health will offer a better deal for us. Perry Olson notes our insurance has tripled since we started the clinic.

10. Alaska Coastal Aggregates: It appears they owe us money. Bill Bennet was running Alaska Coastal Aggregates when we first got approached by them. They were trying to find rock here that would meet the hardness spec guideline for building a road in the interior of Alaska. They found one pit that would meet the standards. The plan was to blast it, take it to a processing center, crush it, then ship it to the interior. It all fell through because there's a company out of Washington that can ship it on barges cheaper. We ended up with all this crushed rock that we could not sell to anyone. We had a five year commitment with them that they would pay us a \$2000.00 minimum a year and \$.75 a ton after that. That had now went up \$1 ton which is about \$15.00 a truck load. Perry Olson has records of receiving these payments in the past. They are now going to pay us our back dated royalties, but they will be taking out \$2000.00 first. Our choice is to either fight for this with them or accept this offer. When the contract comes up next year it will be up for renegotiation.
11. Boat Launch Dock Repairs: We have all the materials we need to do the dock repairs properly. This is mainly the bumper materials. We have rubberized old fire hose. Six loops have been replaced and are solid. All the bolts that hold the section together have been replaced. Perry Olson hopes to get some volunteers on the next nice day the following week to do that last two big hoops. When the fire hose shows up, they will do the other side, and everything will be complete.
12. Crossett Grant: This is mainly for the children's side of the library. They are hoping to get a whole section of graphic novels for the kids. They are hoping to get some new bookshelves and new chairs for the children's section. We are still waiting on approval, and we should know by next meeting. The grant we applied for is a low number of \$10,000.

New Business:

1. Araize/ Fast Fund Annual Fee: Perry Olson makes a motion to approve the \$2146.00 for the Araize/ Fastfund fee. Jack Mulcare seconds that motion. Roll call vote. Greg Huston. Yes. Terry Coleman. Yes. Mikael Ashe. Yes. Dawn Rosenlund. Yes. Perry Olson. Yes. Jack Mulcare. Yes.
ALL IN FAVOR. NONE OPPOSED. MOTION PASSES.
2. Tracked Vehicles on City Streets: People have a concern about tracked vehicles tearing up our city streets. There are pads that you can put on tracks for that reason. There is some discussion, and it is decided this will be brought to the workshop.
3. Plat Review: This is about unauthorized work that is being done around town. If people are trying to access city ROW, there is process that needs to be done. If the state is going to have another land sale, Mikael Ashe mentions we should/ could require them to build roads. Greg Huston suggests that if the state refuses to do that, make it that a licensed bonded contractor was to build on city ROW. This will be moved to the next workshop.
4. City Water Shed: in 2015 the state forester came to Coffman cove and wanted to know if we have an ordinance put in to protect our water shed. At that time, we did not, and the state forestry division was offering up timber sales in our water shed. Which in turn caused problems for our water intake at the water plant. Perry Olson at that time wrote up an ordinance that is now part of our ordinances. They offered parcels of lots up half dog for logging that people had to pass over our water shed to get to. If someone wants to do commercial activities in our watershed they have to come to the city for approval before hand. Current day, they are offering more parcels for logging up Half Dog and we are trying to figure out why they have not come to seek permission. There is discussion of putting up signs letting traffic and the public know of the watershed and the requirements needed to pass through it specifically with a motor vehicle. This will stay on the agenda.
5. SEASWA rep Appointment: We found the person we appointed for our representative was not eligible because they are not a Coffman Cove resident. SEASWA stand for the Southeast Alaska Solid Waste Authority. This is a large organization, and it is who we work through to handle our solid waste and solid waste problems. Perry Olson says he is willing to be the new SEASWA rep. Mikael Ashe

makes a motion that Perry Olson be our SEASWA representative for Coffman Cove. Terry Coleman seconds that motion. Mayor Ashe asks all the council members in favor to say "Aye", and all opposed to show a like sign.

ALL IN FAVOR. NONE OPPOSED. MOTION PASSES.

6. City Insurance Quotes: Our insurance has been sky rocketing. Perry Olson and Soiyor Fitzpatrick met with Kirsten Vessel from AMLJIA. We might not need property coverage that asked to get a quote for. The dock could possibly be covered under liability. The 27" discussion of boats that we have been talking about just refers to city owed boats. Soiyor Fitzpatrick or Terra Green can become an online representative and send out short training, via online, to employees. AMLJIA even provides us a lawyer. Perry Olson sent out the information we learned to the council member as well and the questions he sent to Paul Bryner. Council goes over what the difference between AMLJIA and other insurance companies.
7. Sewer/Water Supply Purchase: There is some discussion about why the city wanted to put the water meters on city ROW. The council goes over the quote/list of things Stepan Smith requested. These are not things that VSW is going to pay for in their Water Plant repairs. They council goes over what will be fasted and best for the city. Either get more quotes or write a resolution. It is decided that Jack Mulcare will look into more quotes and Soiyor Fitzpatrick will also write a resolution.
8. **Public/Council Comment:** Jacki Sunde speaks in regards to the persons to be heard earlier. There is someone in the meeting that reminds the council how much they use the Holtman's business. Someone else speaks of 3rd party damage and letting the troopers know if there is something on our road that is harmed.

Executive Session:

Adjourn: Terry Coleman makes the motion to adjourn the meeting. Dawn Rosenlund seconds that motion. Mayor Ashe all in favor to say "Aye" and for all opposed to show like a sign.

ALL IN FAVOR. NONE OPPOSED. MOTION PASSES

MEETING ADJOURNED AT 9:05 PM.

Signed and approved on this 20th day of July, 2023.

Mayor, Jack Mulcare

Clerk, Soiyor Fitzpatrick