

MATANUSKA-SUSITNA BOROUGH

350 East Dahlia Avenue, Palmer, Alaska 99645 - 907-861-8683

BOROUGH MAYOR

Vern Halter

BOROUGH CLERK

Lonnie R. McKechnie, CMC

BOROUGH MANAGER

John Moosey

BOROUGH ATTORNEY

Nicholas Spiropoulos



BOROUGH ASSEMBLY

Jim Sykes, District 1

Matthew Beck, District 2

George McKee, District 3

Ted Leonard, District 4

Dan Mayfield, District 5

Jesse Sumner, District 6

Tam Boeve, District 7

MEETING MINUTES

ASSEMBLY CHAMBERS

350 EAST DAHLIA AVENUE, PALMER

ASSEMBLY REGULAR MEETING

6:00 PM

TUESDAY, AUGUST 6, 2019

I. CALL TO ORDER

The regular meeting of the Matanuska-Susitna Borough Assembly was held on Tuesday, August 6, 2019, at the Borough Assembly Chambers, 350 E. Dahlia Avenue, Palmer, Alaska. The meeting was called to order at 6 p.m. by Mayor Vern Halter.

II. ROLL CALL

Present: 6 - Assemblymember Jim Sykes, Assemblymember Matthew Beck, Assemblymember George McKee, Assemblymember Ted Leonard, Assemblymember Jesse Sumner, and Assemblymember Tam Boeve

Telephonic: 1 - Assemblymember Dan Mayfield

III. APPROVAL OF AGENDA

Mayor Halter queried if there were any changes to the agenda.

Assemblymember Leonard moved to pull Ordinance Serial No. 19-097 from introduction and to have the Attorney perform a legal review of the document prior to the Assembly taking it up. The motion passed by the following vote:

Yes: 6 - Assemblymember Sykes, Assemblymember Beck, Assemblymember Leonard, Assemblymember Mayfield, Assemblymember Sumner, and Assemblymember Boeve

Mayor Halter stated that he would like to hold the public hearing for Ordinance Serial No. 19-097 and to continue the public hearing to August 20, 2019, and queried if there was any objection.

There was no objection and the agenda was approved as amended.

IV. PLEDGE OF ALLEGIANCE

The pledge of allegiance was led by Dr. Monica Goyette, School District Superintendent.

V. MINUTES OF PRECEDING MEETINGS

[19-094](#)

A. Special Meeting Minutes: 06/04/19

B. Regular Meeting Minutes: 06/04/19

C. Regular Meeting Minutes: 06/11/19

D. Special Meeting Minutes: 06/18/19

E. Special Meeting Minutes: 07/03/19

Mayor Halter queried if there were any changes to the minutes as presented.

The minutes were approved as presented without objection.

VI. REPORTS/CORRESPONDENCE

A. AGENCY REPORTS (MSB 2.12.082; Seven minutes per person)

1. Reports From Cities

Mayor Bert Cottle, city of Wasilla, spoke in opposition to sales tax.

Mayor Virgie Thompson, city of Houston, spoke in opposition to the sales tax and in opposition to AM No. 19-085.

2. Matanuska-Susitna Borough School District

Dr. Monica Goyette, Superintendent, reported on the activities of the School District.

B. COMMITTEE REPORTS

1. Joint Assembly/School Board Committee On School Issues

There was no report provided.

2. Assembly Public Relations

There were no reports provided.

C. MANAGER COMMENTS

1. State/Federal Legislation

Mayor Halter acknowledged Representative Bill Stoltze, who was sitting in the audience.

Mr. John Harris, Borough Lobbyist reported on the activities of the State Legislature.

2. Strategic Planning Issues

3. Sonic Traffic Pattern

Mr. Larry Clark reported on the traffic pattern that will be utilized for the grand opening of Sonic on August 20, 2019.

4. Governor Dunleavy's Office Update

Mr. Todd Smolden, Director of Governor Dunleavy's Mat-Su Office, reported on the status of the Governor's budget.

5. Budget for Board of Fisheries Meeting

Mr. Moosey reported on the MSB Fish & Wildlife Commission's request for funding. Requested permission to bring forward legislation that would appropriate the funds that the Commission is requesting for travel.

There was no objection noted.

6. Proposed Timber Project Presentation by JA International

Mr. Don Dyer, MatSu Economic Development Corporation President, reported on the possibility of JA International securing a timber harvest contract and use of Port MacKenzie.

D. ATTORNEY COMMENTS

There were no comments provided.

E. CLERK COMMENTS

Ms. McKechnie reported on the upcoming meeting schedule.
Introduced Ms. Kelly Johnson, who is the newly hired Deputy Clerk.

F. CITIZEN AND OTHER CORRESPONDENCE

[19-098](#)

1. Big Lake RSA Board of Supervisors: 03/13/19
 2. Butte FSA Board of Supervisors: 03/14/19
 3. Central Mat-Su FSA Board of Supervisors: 04/08/19
 4. Enhanced 911 Advisory Board: 04/09/19
 5. Ethics Board: Advisory Opinion No. 19-01
 6. Fairview RSA Board of Supervisors: 02/12/19
 7. Greater Palmer FSA Board of Supervisors: 02/01/19
 8. Greater Talkeetna RSA Board of Supervisors: 04/11/19
 9. Greater Willow RSA Board of Supervisors: 05/14/19
 10. Historical Preservation Commission: 01/31/19
 11. Knik RSA Board of Supervisors: 04/11/19
 12. Local Road Service Area Advisory Board: 05/16/19
 13. Planning Commission: 05/20/19, 06/03/19, Resolution Nos. 19-16, 19-17
 14. Platting Board: 05/02/19
 15. Port Commission: 05/20/19
 16. South Colony RSA Board of Supervisors: 04/10/19
 17. Transportation Advisory Board: 02/26/19, Resolution No. 19-03
 18. West Lakes FSA Board of Supervisors: 04/08/19, 06/10/19
 19. Chase Community Council: 04/17/19
 20. Glacier View Community Council: 02/28/19, 03/28/19
 21. Knik-Fairview Community Council: 01/16/19, 02/20/19, 03/20/19, 04/17/19, 05/01/19, 05/15/19, Resolution No. 19-01
 22. Louise/Susitna/Tyone Community Association: 03/10/19
 23. Susitna Community Council: 05/02/19, 06/06/19
 24. Talkeetna Community Council: 05/06/19, 06/03/19
 25. Trapper Creek Community Council: 05/16/19, 06/20/19, Resolution No. 19-004
 26. Willow Area Community Organization: 05/01/19, 05/07/19
- The citizen and other correspondence were presented and no comments were noted.

G. INFORMATIONAL MEMORANDUMS

[IM 19-094](#)

Reporting The Conclusion Of Contract For Bid No. 18-060B With FE Contracting, Inc. For The Brett Memorial Ice Arena Improvements Project No. 15042 For The Final Contract Amount Of \$3,338,436.

[IM 19-124](#)

Reporting Of Conclusion Of Contract For Bid No. 19-078B To Alaska Sealcoating, Inc. For The Final Contract Amount Of \$424,440.05.

- [IM 19-132](#) Reporting The Conclusion Of Contract For Bid No. 18-066B With Northstar Excavation & Asphalt, Inc. For The Palmer High School Locker Replacement, Project No. 40195, For The Final Contract Amount Of \$377,320.
- [IM 19-133](#) Reporting The Conclusion Of Contract For Bid No. 16-094B With FE Contracting, Inc. For The Matanuska-Susitna Borough School District Heating, Ventilation, And Air Conditioning Upgrades, Project No. 40199, For The Final Contract Amount Of \$1,814,542.
- [IM 19-137](#) Report And Recommendation On The Commercial Outdoor Shooting Facility Working Group.
The informational memorandums were presented and no comments were noted.

The meeting recessed at 7:03 p.m. and reconvened at 7:14 p.m.

VII. SPECIAL ORDERS

A. PERSONS TO BE HEARD (MSB 2.12.081; Three Minutes Per Person.)

There were no persons to be heard.

B. PUBLIC HEARINGS (Three Minutes Per Person.)

- [OR 19-087](#) An Ordinance Reappropriating \$124,250 From The 2018 Capital Budget Areawide Appropriation Fund 480, To Fund 410, Project No. 30114, For The Required Match To The Big Lake Area Fish Passage Improvements Grant, Project No. 30114.
Ms. McKechnie read the legislation into the record.

Mayor Halter opened the public hearing.

There being no one present who wished to testify, the public hearing closed and discussion moved to the Assembly.

Assemblymember Beck moved to adopt Ordinance Serial No. 19-087. The motion passed by the following vote:

Yes: 6 - Assemblymember Sykes, Assemblymember Beck,
Assemblymember Leonard, Assemblymember Mayfield,
Assemblymember Sumner, and Assemblymember Boeve

[OR 19-089](#)

An Ordinance Establishing An Areawide Tax Credit Or Rebate In The Event The State Of Alaska Provides School Debt Reimbursement In An Amount Over \$9,200,000.

Sponsors: Leonard and Sumner

Ms. McKechnie read the legislation into the record.

Mayor Halter opened the public hearing.

The following persons spoke in support of Ordinance Serial No. 19-089: Mr. Brian Endle and Mr. Jim Kelly.

There being no others present who wished to testify, the public hearing closed and discussion moved to the Assembly.

Assemblymember Leonard moved to adopt Ordinance Serial No. 19-089. The motion passed by the following vote:

Yes: 4 - Assemblymember Sykes, Assemblymember Beck, Assemblymember Leonard, and Assemblymember Sumner

No: 2 - Assemblymember Mayfield, and Assemblymember Boeve

[OR 19-091](#)

An Ordinance Amending MSB 2.08.060, Compensation And Reimbursement For The Mayor.

Ms. McKechnie read the legislation into the record.

Mayor Halter opened the public hearing.

The following person spoke to concerns with Ordinance Serial No. 19-091: Mr. Eugene Carl Haberman.

There being no others who wished to testify, the public hearing closed and discussion moved to the Assembly.

Assemblymember Beck moved to adopt Ordinance Serial No. 19-091. The motion passed by the following vote:

Yes: 6 - Assemblymember Sykes, Assemblymember Beck, Assemblymember Leonard, Assemblymember Mayfield, Assemblymember Sumner, and Assemblymember Boeve

[OR 19-092](#)

An Ordinance Adopting MSB 3.35, Two Percent Areawide Sales Tax For Property Tax Relief, To Adopt A Two Percent Sales Tax Within The Entire Matanuska-Susitna Borough.

OR 19-093: An Ordinance Authorizing The Borough To Enact MSB 1.10.170, Two Percent Areawide Sales Tax For Property Tax Relief, To Grant The Borough The Power To Enact A Tax Not To Exceed Two Percent On Sales, Services, And Rentals Within The Entire Matanuska-Susitna Borough; And Submitting The Question To The Qualified Areawide Voters At The November 5, 2019, Regular Borough Election.

Sponsors: Sykes

Ms. McKechnie read the legislation into the record.

Mayor Halter opened the public hearing.

The following persons spoke in opposition: Mr. Dave Jenkins, Ms. Carol Carmen, Father Randy Hillman, Mr. Brian Endle, Mr. Ron Johnson, Mr. Luke Howard, Mr. Dustin Sherman, Mr. Dave Maxwell, Mr. Nick Brocken, Mr. Mike Coons, Ms. Taylor Jordan, Mr. Joel Fuller, Ms. Beth Fread, Ms. Elizabeth Utter, Mr. Eugene Carl Haberman, Ms. Amy Henry, Mr. Tim Kelly, and Mr. Steve Renner.

[Clerk's note: Assemblymember McKee entered the meeting during the public hearing.]

Assemblymember Beck moved to continue the public hearing for Ordinance Serial Nos. 19-092 and 19-093 to August 20, 2019. The motion passed by the following vote:

Yes: 7 - Assemblymember Sykes, Assemblymember Beck, Assemblymember McKee, Assemblymember Leonard, Assemblymember Mayfield, Assemblymember Sumner, and Assemblymember Boeve

C. AUDIENCE PARTICIPATION (Three Minutes Per Person.)

The following person spoke to the need to build community: Ms. Amy Henry.

The following person spoke in opposition to more layers of government: Ms. Carol Carmen.

The following persons spoke in opposition to Ordinance Serial No. 19-074 and in opposition to growing government: Mr. Brian Endle and Mr. Ron Johnson.

The following person spoke in opposition to a commercial shooting working group: Mr. Dustin Sherman

The following person spoke in support of a commercial shooting working group: Ms. Carol Thompson, Mr. Robert Thompson, Mr. Neil DeWitt, Ms. Beverly Cutler, Mr. Mark Troutman, Mr. Danny Maxwell, and Ms. Beth Fread.

The following person spoke to concerns with Resolution Serial No. 19-074: Mr. Dan Elliott.

The following person spoke to concerns with public process and in support of sign-up sheets for public hearings and audience participation: Mr. Eugene Carl Haberman.

The following person spoke to concerns with a commercial shooting working group: Mr. Mike Coons.

D. CONSENT AGENDA

1. RESOLUTIONS

[RS 19-072](#) A Resolution Amending The Scope Of Work For Project No. 47525 To Allow For Communication Sites Infrastructure And Environmental Maintenance And Upgrades.

2. ACTION MEMORANDUMS

[AM 19-073](#) Authorizing The Borough Manager To Enter Into A Lease Agreement For A Communications Site Known As Bald Mountain With Alaska Communications For A Five-Year Lease Agreement With Four, Five-Year Renewals.

- [AM 19-074](#) Authorization To Purchase Sodium Chloride From Bering Marine Corporation In The Amount Of \$752,415.
- [AM 19-077](#) Approval Of Change Order To Contract No. 18-064P To F-E Contracting Inc. In The Amount Of \$156,750 For Construction Manager/General Contractor (CM/GC) At Station 6-2.
- [AM 19-078](#) Award Of Bid No. 20-025C To Yukon Equipment, Inc. In The Contract Amount Of \$118,608 For The Purchase Of A 120-Cubic Yard Walking Floor Transfer Trailer.
- [AM 19-080](#) Authorization To Purchase From Government Computer Sales IT In The Amount Of \$165,707 For Digital Pager System Equipment For The Emergency Services Department.
- [AM 19-081](#) Award Of Proposal No. 19-123P To Wolf Architecture, Inc. In The Contract Amount Of \$384,418 For Design Station 6-1 Improvements And Addition.
- [AM 19-082](#) Requesting To Reinstate The Geographical Information System Cadastral Specialist Position And To Remove One Of The Geographical Information System Cartography Specialist Positions In The Fiscal Year 2020 Geographical Information Systems Division Personnel Budget.
- [AM 19-083](#) Approval Of Contract Extension For Contract No. 19-021B With Dirt Works, Inc. For Ryan's Creek And Lazy Lake Drive Improvements To Extend The Completion Time To September 15, 2019.
- [AM 19-084](#) Authorizing The Manager To Upgrade One Planner I Position To A Planner II position Using Existing Operating Funds Within The Department Of Planning And Land Use.
- [AM 19-085](#) Authorization For The Deputy Clerk To Accrue 11.6378 Hours Of Personal Leave Per Pay Period.

Ms. McKechnie read the legislation into the record.

Assemblymember Beck moved to approve the legislation as read into the record by the Clerk. The motion passed by the following vote:

Yes: 7 - Assemblymember Sykes, Assemblymember Beck, Assemblymember McKee, Assemblymember Leonard, Assemblymember Mayfield, Assemblymember Sumner, and Assemblymember Boeve

[RS 19-073](#)

A Resolution In Support Of Census 2020.

Ms. McKechnie read the legislation into the record.

Assemblymember Sumner moved to adopt Resolution Serial No. 19-073.

Assemblymember Sumner moved to postpone Resolution Serial No. 19-073 to August 20, 2019. The motion passed by the following vote:

Yes: 7 - Assemblymember Sykes, Assemblymember Beck, Assemblymember McKee, Assemblymember Leonard, Assemblymember Mayfield, Assemblymember Sumner, and Assemblymember Boeve

[RS 19-074](#)

A Resolution To Continue Developing Provisions For Supplemental Wetland Mitigation For Large-Scale Development Projects That Impact Wetlands And Salmon Habitat In The Borough.

Sponsors: Sykes

Ms. McKechnie read the legislation into the record.

Assemblymember Sumner moved to adopt Resolution Serial No. 19-074. The motion passed by the following vote:

Yes: 4 - Assemblymember Sykes, Assemblymember Beck, Assemblymember Mayfield, and Assemblymember Boeve

No: 3 - Assemblymember McKee, Assemblymember Leonard, and Assemblymember Sumner

[AM 19-071](#)

Approval Of Contract Amendment To Contract No. 17-085P With HDR Alaska, Inc. To Extend The Project Completion Time To December 31, 2019, For Construction Management Of The Leachate And Septage Facility.

Ms. McKechnie read the legislation into the record.

Assemblymember Sumner moved to adopt AM No. 19-071.

Assemblymember Sumner moved to postpone AM No. 19-071, to a time certain of August 20, 2019. The motion passed by the following vote:

Yes: 7 - Assemblymember Sykes, Assemblymember Beck, Assemblymember McKee, Assemblymember Leonard, Assemblymember Mayfield, Assemblymember Sumner, and Assemblymember Boeve

[AM 19-075](#) Authorization To Purchase From Alaska Safety, Inc. In The Amount Of \$299,441 Self-Contained Breathing Apparatus Upgrades And Related Equipment.
Ms. McKechnie read the legislation into the record.

**Assemblymember Sumner moved to adopt AM No. 19-075.
The motion passed by the following vote:**

Yes: 7 - Assemblymember Sykes, Assemblymember Beck, Assemblymember McKee, Assemblymember Leonard, Assemblymember Mayfield, Assemblymember Sumner, and Assemblymember Boeve

[AM 19-076](#) Acceptance Of Late Filed And Retroactive Senior Citizen And Disabled Veteran Exemption Applications.
Ms. McKechnie read the legislation into the record.

Assemblymember Sumner moved to adopt AM 19-076. The motion passed by the following vote:

Yes: 7 - Assemblymember Sykes, Assemblymember Beck, Assemblymember McKee, Assemblymember Leonard, Assemblymember Mayfield, Assemblymember Sumner, and Assemblymember Boeve

VIII. UNFINISHED BUSINESS

There was no unfinished business.

IX. VETO

There were no vetoes.

X. NEW BUSINESS

A. INTRODUCTIONS (For Public Hearing 08/20/19, Assembly Chambers)

[OR 19-058](#) An Ordinance Amending MSB 17.29, Flood Damage Prevention, To Adopt The Most Recent Flood Insurance Study And Flood Insurance Rate Map.

[OR 19-090](#) An Ordinance Limiting The Terms Of Office Of The Matanuska-Susitna Borough Assembly Members And Mayor To A Maximum Of One Full Term And Submitting The Issues To The Qualified Voters At The November 5, 2019, Regular Borough Election.

Sponsors: Sumner

[OR 19-094](#) An Ordinance Accepting And Appropriating A \$10,000 Grant From The Mat-Su Trails And Parks Foundation For The Wasilla Creek Headwaters Trail Project, Phase I, To Fund 440, Project No. 15043.

RS 19-068: A Resolution Approving The Scope Of Work And Budget And Authorizing The Manager To Enter Into A Grant Agreement With The Mat-Su Trails And Parks Foundation For The Wasilla Creek Headwaters Trail Project, Phase I.

[OR 19-095](#) An Ordinance Accepting And Appropriating A \$5,000 Donation From Mr. Ryan Schlueter, Fund 430, Project No. 35468; And Approving The Scope Of Work And Budget For An Extension Of The East Nelson Road Pedestrian/Bike Path, Phase II Project.

RS 19-069: A Resolution Approving The Scope Of Work And Budget For An Extension Of The East Nelson Road Pedestrian/Bike Path, Phase II Project.

[OR 19-097](#) An Ordinance Adopting The 2019 Update To The Asset Management Plan: Natural Resource Management Units; And Amending MSB 15.24.030, Comprehensive Plan And Purposes.

[Clerk's note: Ordinance Serial No. 19-097 was pulled from introduction at approval of the agenda.]

[OR 19-098](#) An Ordinance Accepting And Appropriating \$529,100 In Anticipated Project Income During Fiscal Year 2020 For The Rail Extension Project From Port MacKenzie To The Mainline, Project No. 75001.

RS 19-070: A Resolution Approving The Scope Of Work And Budget For Anticipated Project Income During Fiscal Year 2020 For The Rail Extension Project From Port MacKenzie To The Mainline.

[OR 19-099](#) An Ordinance Amending MSB 2.52.410, Discipline And Discharge; And MSB 2.52.690, Discipline And Discharge Of Executive And Exempt Employees, To Require Legal Review Where An Employee Is Being Dismissed From Employment.

Sponsors: Leonard

[OR 19-100](#)

An Ordinance Amending MSB 3.36.020, Renewal And Duration; And MSB 3.36.040, Fee, To Increase The Time Period Of Renewal For Business Licenses From Every Two Years To Every Four Years.

Sponsors: Sumner

Ms. McKechnie read the legislation into the record.

Assemblymember Beck moved to introduce the legislation as read into the record by the Clerk and to set the public hearings for August 20, 2019. The motion passed by the following vote:

Yes: 7 - Assemblymember Sykes, Assemblymember Beck, Assemblymember McKee, Assemblymember Leonard, Assemblymember Mayfield, Assemblymember Sumner, and Assemblymember Boeve

B. MAYORAL NOMINATIONS AND APPOINTMENTS

1. VACANCY REPORT

[19-095](#)

Vacancy Report

Sponsors: Halter

Aviation Advisory Board
Robert Yundt, removal
Emergency Medical Services Board
Chris Watchus, Resignation
Enhanced 911 Advisory Board
Chris Watchus
Jacob Butcher
MSB Fish & Wildlife Commission
Amber Allen
JohnWood, Resignation
Robert Chlupach
Platting Board
Justin Hatley
Greg Pugh, resignation
Meadow Lakes RSA No. 27
Camden Yehle

Assemblymember Beck moved to confirm the removal, resignations and appointment requested by the Mayor. The motion passed by the following vote:

Yes: 7 - Assemblymember Sykes, Assemblymember Beck,
Assemblymember McKee, Assemblymember Leonard,
Assemblymember Mayfield, Assemblymember Sumner, and
Assemblymember Boeve

C. OTHER NEW BUSINESS

There was no other new business.

**D. REFERRALS (For Referral To The Planning Commission For 90 Days Or Other
Date Specified By The Assembly)**

There were no referrals.

XI. RECONSIDERATION

There were no reconsiderations.

XII. MAYOR, ASSEMBLY, AND STAFF COMMENTS

Assemblymember McKee apologized for arriving late to the meeting. Noted that the highway in Trapper Creek and Talkeetna is currently being sealed. Spoke to concerns with previous legislation about crack sealing. Related that all the rooms in Fairbanks are full due to tourism, because Fairbanks is a point of destination. Opined that there is nothing in the Mat-Su to be a point of destination. Opined that Fairbanks has interesting and good restaurants.

Assemblymember Sykes thanked the body for the meeting. Thanked the public for their testimony. Spoke in support of a sales tax in the Borough. Spoke to reasons that the Borough could use a sales tax. Noted the lack of trust for government. Stated that he wants to start the discussion about the need for a tax. Noted the need to educate the public on those needs. Opined it was a good meeting.

Assemblymember Boeve spoke in support of JA International harvesting wood from the Borough, specifically in District No. 7. Spoke to the need to be cautious and to have the Borough Law Office to review any contracts. Noted that there have been serious issues on previous logging contracts.

Assemblymember Mayfield apologized for not being present. Opined that it was a good meeting.

Assemblymember Beck thanked the public for their testimony. Congratulated Kelly Johnson for being hired to the Deputy Clerk position. Commented that the Borough is a target destination and listed out numerous items that draw tourists to the Borough.

Mayor Halter spoke to all the places in the Borough that draw tourists. Opined that now is not the time to bring forward a sales tax. Thanked the public for attending the meeting. Thanked the body for their support of Ordinance Serial No. 19-091.

XIII. EXECUTIVE SESSION

There was no executive session.

XIV. ADJOURNMENT

The meeting adjourned at 9:52 p.m.