

# Parks and Recreation Advisory Commission

Thursday

February 16, 2012

Regular Meeting

5:30 P.M.



Cowles Council Chambers

City Hall

491 E. Pioneer Avenue

Homer, Alaska 99603



**NOTICE OF MEETING  
REGULAR MEETING AGENDA**

- 1. CALL TO ORDER**
- 2. AGENDA APPROVAL**
- 3. APPROVAL OF THE MINUTES** *(Minutes are approved during Regular Meetings Only)*
  - A. Meeting Minutes for January 19, 2012 Regular Meeting
- 4. PUBLIC COMMENT UPON MATTERS ALREADY ON THE AGENDA** *(Three minute time limit)*
- 5. VISITORS** *(Visitors normally have 10 minutes for their presentation.)*
  - A. Devony Lehner, Soil & Water Conservation, Diamond Creek Management Plan
  - B. Recreational Needs Assessment Presentation by Mike Illg
- 6. STAFF & COUNCIL REPORTS/COMMITTEE REPORTS/BOROUGH REPORTS**
  - A. Community Recreation Report – Mike Illg
  - B. Kachemak Drive Path Committee Report – Dave Brann
  - D. Karen Hornaday Park Committee Report – Robert Archibald
  - E. Staff Report – Renee Krause
- 7. PUBLIC HEARING**
- 8. PENDING BUSINESS**
  - A. Recommendation to City Council on to establish Campground Host Program
  - B. Review and Recommendations to Council on Additional Funding Allocations for Karen Hornaday Park
- 9. NEW BUSINESS**
  - A. Review and Recommendations for the 2012 Land Allocation Plan
  - B. Review and Recommendations for a Pocket Park on the Corner of Klondike and Kachemak Way
- 10. INFORMATIONAL MATERIALS**
  - A. Memorandum dated January 25, 2012 Re: Recommendation to Approve Resolution Expressing Support for the Homer Playground Project
  - B. Memorandum dated January 25, 2012 Re: Recommendation to Approve a Request from Homer Playground Project for Additional Funding
- 11. COMMENTS OF THE AUDIENCE**
- 12. COMMENTS OF THE COUNCILMEMBER** *(If one has been assigned)*
- 13. COMMENTS OF STAFF MEMBERS**
- 14. COMMENTS OF THE COMMISSION**
- 15. COMMENTS OF THE CHAIR**
- 16. ADJOURNMENT THE NEXT REGULAR MEETING IS MARCH 15, 2011** at 5:30pm in the City Hall Cowles Council Chambers located at 491 E. Pioneer Avenue, Homer Alaska



Session 12-02, a Regular Meeting of the Parks and Recreation Advisory Commission was called to order by Chair Bumpo Bremicker at 5:38 p.m. on January 19, 2012 at the City Hall Cowles Council Chambers located at 491 E. Pioneer Avenue, Homer, Alaska.

**PRESENT:** COMMISSIONERS BRANN, BREMICKER, LOWNEY, LILLIBRIDGE

**TELEPHONIC:** COMMISSIONER ARCHIBALD

**STAFF:** CITY MANAGER WALT WREDE  
PUBLIC WORKS DIRECTOR CAREY MEYER  
COMMUNITY AND ECONOMIC DEVELOPMENT COORDINATOR KATIE KOESTER  
RECREATION SPECIALIST MIKE ILLG  
DEPUTY CITY CLERK I RENEE KRAUSE

The Commission held a joint worksession with representatives from Friends of Woodard Creek in Karen Hornaday Park, Homer Playground Project (HoPP) and Little League Association from 4:30 p.m. to 5:38 p.m. to discuss a request from HoPP for additional funding.

### **APPROVAL OF THE AGENDA**

Chair Bremicker called for a motion to approve the agenda.

LOWNEY/BRANN – MOVED TO APPROVE THE AGENDA AS PRESENTED.

There was no discussion.

VOTE. YES. NON-OBJECTION. UNANIMOUS CONSENT.

Motion carried.

### **APPROVAL OF MINUTES** (*Minutes are approved during Regular Meetings.*)

- A. Meeting Minutes for November 17, 2011 Regular Meeting
- B. Meeting Minutes for December 8, 2011 Special Meeting
- C. Meeting Minutes for January 5, 2012 Special Meeting

Chair Bremicker requested a motion to approve the minutes as a whole.

BRANN/LILLIBRIDGE – MOVED TO APPROVE ALL MINUTES AS WRITTEN.

There was no discussion.

VOTE. YES. NON-OBJECTION. UNANIMOUS CONSENT.

Motion carried.

### **PUBLIC COMMENTS REGARDING ITEMS ON THE AGENDA**

Clint Lillibridge, retired pediatrician, commented on the importance of play in a child's life in support of the new playground.

Erik Niebuhr, resident, commented in support of the proposed playground and as a parent of two he has a vested interest in the city playgrounds.

Rebekah Pearson and son, resident, commented on the importance of a playground in development of a child's cognitive and motor skills through play.

Michael Hayes, president of the Little League Association, commented on the condition of the ball fields and facilities. He stated how improvements would actually lengthen the season, bring more tournaments and people to the town adding to the success of the city and area businesses. He requested the commissioner's support for these improvements.

Tolya Stonorov, resident and architect, commented in support of the project and how much could be gained in the community by supporting the request of additional funding.

Glenna Shirts, resident and bookkeeper for HoPP, commented in support of the playground that it will provide an age appropriate area for families with children of all ages.

Cheryl Illg, resident, thanked the commissioners for their time and efforts in support of recreation in the community and related experiences visiting the new playground in Soldotna and would like to provide the same opportunities in Homer.

Larry Shirts, resident, commented in support of the playground and the benefits to the whole community it would bring.

Beth Cumming, resident and member of Friends, commented on the current status of the \$305,000 funding for Phase I of the Master Plan; she noted that as with HoPP, the Friends and Little League have been sole project focused, and she advocated for the area to the right of the road to be fixed with the existing funding.

Jonathan Walker, resident and Pastor of a local church, commented in support of the playground and explained that the congregation actively pursues projects to be involved with that are shovel ready. They are actively behind this project and offer not only manpower, but financial support for this project that will benefit the entire community.

Todd Steiner, resident and local contractor, commented in support of the playground that the volunteer labor would equal approximately \$140,000 in one week with the requirements associated with a government project so HoPP and the volunteers are bringing much more value than the amount requested.

Lindianne Sarno, resident and a commissioner on the Economic Development Advisory Commission and member of the Kachemak Drive Path Committee commented on the apparent and assumed competing interests of individuals groups and spoke in regards to the value of the watershed to the residents and users of the park and the importance of restoration of the watershed to the community.

Morgan Sicilia, resident, commented in support of the playground and the value of a safe environment for kids to play and bringing people of all ages and walks of life together to work on this project.

There were no further comments.

## **VISITORS**

### **A. Wayne Aderhold, Proposed City Hall Pocket Park**

Mr. Aderhold explained that he was an advocate for walkable Homer and the reason for his proposal of putting a pocket park on a forgotten piece of city owned land. The location was part of Kachemak Way back in the 1980's when it curved into Klondike. Kachemak Way was relocated and brought to a T intersection. He advocated for a trail to cross the property to lessen the potential for vehicle/pedestrian

interaction and there would also be a good spot for a picnic table and/or bench. He has spoken with a member of council about his proposal and it was commented that this may fall within the guidelines for HART funding.

There was a brief discussion on the appearance that it was owned by the adjacent property owner and that no contact was made with the owner. The commission thanked him for bringing this idea forward. Mr. Aderhold offered any assistance he could provide if the commissioners decided to look further into this idea.

There was no further discussion.

**B. Miranda Weiss, Homer Playground Project (HoPP)**

Miranda Weiss, acknowledged members of the group and their roles they have within the project. Ms. Weiss stated that the group intends for a long term commitment, that as a whole they are supportive of the entire Master Plan for the park, and HoPP is supportive of ongoing maintenance. Ms. Weiss further explained the enormity of the proposed playground project and what the recommendation from the commission to City Council would provide for the proposed project and community alike. She emphasized that Build Week would be a kick-off for implementing the Master Plan and it would be an asset to the commission in the future to be in the forefront of this project today.

There were no further questions or comments.

**RECONSIDERATION**

There were no items scheduled for reconsideration.

**STAFF AND COUNCIL REPORTS/COMMITTEE REPORTS/BOROUGH REPORTS**

**A. Community Recreation Report – Mike Illg**

There were no discussions or questions on the information provided in the packet.

**B. Spit Parks and Recreation Committee Report – Tricia Lillibridge**

Commissioner Lillibridge reported that the committee has not met due to personal schedules and the holidays. She explained to those present the purpose of the committee and named the current recreational areas and parks that are located on the Homer Spit and pointed out a few issues with some of the more used areas.

There was a brief discussion on relocating the access to Marina Park due to line of sight issues and that Carey Meyer is currently drafting some numbers on relocating the entrance.

Commissioner Lillibridge announced the plan to hold a Meet the Trucks event on May 5, 2012 at Mariner Park which will be discussed in more detail at the next meeting.

**C. Kachemak Drive Path Committee Report – Dave Brann**

Commissioner Brann reported the progress made so far by the Committee in getting a proposed pedestrian bicycle path along Kachemak Drive. He has received a call from AKDOT personnel and will be talking with the City Manager on that discussion that was held.

D. Karen Hornaday Park Committee Report – Robert Archibald

Commissioner Archibald reported that the committee has met and discussed several issues and recommended removal of the red shed and several other issues that are before the Commission this evening. He was happy that they finally received the cost estimates from Mr. Meyer and looks forward to reviewing that estimate and setting priorities at the next meeting.

**PUBLIC HEARINGS**

No public hearings were scheduled.

**PENDING BUSINESS**

A. Review and Recommendations on Updates to the Strategic Plan for 2012-2013

Chair Bremicker introduced the item into the record.

There was a brief discussion on the action taken at the meeting on December 8, 2011.

BRANN/LILLIBRIDGE – MOVED TO APPROVE THE REVISIONS TO THE STRATEGIC PLAN FOR 2012.

There was no discussion.

VOTE. YES. NON-OBJECTION. UNANIMOUS CONSENT.

Motion carried.

B. Review and Recommendation on a Request for Additional Monies Submitted by Homer Playground Project (HoPP)

Chair Bremicker introduced the item by title and opened the floor for discussion.

LILLIBRIDGE/LOWNEY – MOVED TO RECOMMEND THAT THE PARKS AND RECREATION ADVISORY COMMISSION APPROVE THE FULL REQUEST FOR \$50,000 FROM HOPP SO THE KAREN HORNADAY PARK PLAYGROUND CAN BE BUILT THIS YEAR AS PROPOSED.

Discussion ensued on submitting recommendations piece-meal to Council and then getting it remanded back because Council did not understand; withholding a recommendation to support the HoPP request would possibly delay the start of the project this year; approving the request will not impede further recommendations to Council on how to spend the remaining funds; the implication that the Commission recommended \$50,000 to be used in preliminary engineering and this money was not spent as it was accomplished in house by Mr. Meyer so those funds could be used to fund the playground request; completing this playground would encourage possible funding in the future from other sources.

After consultation and deliberation on the best possible path staff recommended submitting a recommendation to council to amend the project budget approving the request for an additional \$50,000 to be allocated to HoPP for the project. An ordinance could be introduced and on the agenda for first reading at the February 13, 2012 Council meeting and then on the February 27, 2012 Council meeting the second and final reading and approval. It was noted that even if it was delayed to the first meeting in March it would be timely for HoPP to receive the funding for material purchase requirements.

Staff stated that in the memorandum to Council the Commission can include the concerns they have with future recommendations on disbursement of the remaining funds for the project.

Chair Bremicker wanted to amend the motion to include that the commission is working on amendments to allocate funding to other groups or similar wording.

Staff stated that a straight forward ordinance will be submitted if the Commission approves the request for the \$50,000 and they will add to the ordinance that future amendments to the project budget will be able to be done by resolution. Staff was asked to read the amended motion with the new information.

Chair Bremicker called for a break at 7:05 p.m. The meeting was reconvened at 7:10 p.m.

Ms. Krause read the new amended motion into the record.

LILLIBRIDGE/LOWNEY-MOVED THAT THE PARKS AND RECREATION ADVISORY COMMISSION SUPPORTS THE REQUEST FROM THE HOMER PLAYGROUND PROJECT (HoPP) FOR AN ADDITIONAL \$50,000.00 AND FURTHER RECOMMENDS THAT ADDITIONAL BUDGETARY AMENDMENTS FOR PHASE I IMPROVEMENTS TO KAREN HORNADAY PARK BE ALLOWED BY RESOLUTION.

There was no discussion.

VOTE. YES. LILLIBRIDGE, BRANN, LOWNEY, ARCHIBALD, BREMICKER.

Motion carried.

Commissioner Archibald and Chair Bremicker commented on looking forward to working with the interested groups and that this will results in a forward motion on implementing the Master Plan that many individuals worked on.

C. Review and Recommendation to Submit a Memorandum of Support for HoPP to City Council.

Chair Bremicker opened discussion on this item.

LOWNEY/LILLIBRIDGE - MOVE TO SUBMIT A RECOMMENDATION TO CITY COUNCIL THAT THEY APPROVE THE RESOLUTION ENDORSING THE HOMER PLAYGROUND PROJECT AND ENCOURAGING COMMUNITY AND VOLUNTEER PARTICIPATION IN THE PROJECT.

There was brief discussion on using the language submitted in resolution form from the group HoPP.

VOTE. YES. NON-OBJECTION. UNANIMOUS CONSENT.

Motion carried.

## **NEW BUSINESS**

A. Election of Chair and Vice Chair

Chair Bremicker thanked staff for including directions on how to proceed with the elections and opened the floor for nominations of Vice Chair.

Commissioner Brann and Lowney were nominated. Chair Bremicker closed the nominations and called for a voice vote.

VOTE. BRANN. LILLIBRIDGE, ARCHIBALD, LOWNEY AND BREMICKER

Commissioner Brann accepted the position of Vice Chair with good humor and commented that it did not mean the next step was Chair. Chair Bremicker passed the gavel to Vice Chair Brann who requested nominations for Chair.

Commissioner Bremicker was nominated and unanimously voted for Chair.

Vice Chair Brann returned the gavel to Chair Bremicker.

B. Recommendation to City Council to Approve Removal of the Red Shed

After review and discussion and input from City Manager Wrede it was determined that a formal recommendation to City Council was not needed at this time. Staff has met and discussed this issue and there was interest in the red shed from the Kachemak Bay Wooden Boat Society and arrangement for its subsequent removal after its use by the group HoPP was completed.

C. Recommendation to Establish an Annual Fall Clean Up Day at Karen Hornaday Park

Chair Bremicker opened discussion on this agenda item. Commissioner Archibald explained the reason for passing on this recommendation to the commission to submit to City Council.

BRANN/LILLIBRIDGE - MOVED TO ESTABLISH THE ANNUAL KAREN HORNADAY PARK FALL CLEAN-UP AND WITH THE COMMISSION PROVIDING A BAR B QUE LUNCH FOR THE VOLUNTEERS AND CITY STAFF WHO PARTICIPATE IN THE EVENT.

There was a brief discussion why the Karen Hornaday Park Committee members thought making this an annual event at the park was important.

VOTE. YES. NON-OBJECTION. UNANIMOUS CONSENT.

Motion carried.

D. Review and Recommendation to Establish a Park Camp Host Program

Chair Bremicker opened discussion on this agenda item.

Commissioner Archibald stated that the committee had discussed this option and noted that there would be expenses to implement this program. He noted the Homer Police Department agreed it would be a good deterrent and promote safety and help prohibit vandalism if a camp host program was implemented.

City Manager Wrede stated a recommendation from the Commission to Council would be good but that there were several details that needed to be addressed such as rate of compensation or type since they will be allowed to camp and will be providing services.

Ms. Krause stated she included the information on the State of Alaska camp host programs and several other states plus the forms they use as reference and if the commission will refer to her recommendation included in the packet.

BRANN/ARCHIBALD – MOVED TO ESTABLISH A CAMP HOST PROGRAM FOR THE CITY OF HOMER CAMPGROUNDS AND DIRECT STAFF TO PROVIDE A DRAFT PROGRAM USING THE INFORMATION PROVIDED AS A GUIDELINE AND BRING BACK TO THE FEBRUARY MEETING.

City Manager Wrede noted that the city attorney and administration will need to review the draft before submitting for council approval.

VOTE. YES. LILLIBRIDGE, BRANN, LOWNEY, ARCHIBALD, BREMICKER.

Motion carried.

### **INFORMATIONAL MATERIALS**

- A. Memorandum dated December 7, 2011 Re: Transient Camping on City Owned Property
- B. Memorandum dated December 7, 2011 Re: Recommendation to Approve Budget Request of Additional Seasonal Maintenance Personnel for Public Works Department.

There was no discussion on the informational materials.

### **COMMENTS OF THE AUDIENCE**

Beth Cumming, resident, had several comments: 1. She believed tonight that in her 33 years in Homer she has seen more pregnant women collected in one spot than in previous years, it kind of damages her belief that not enough incredible women – motivated, enthusiastic, capable, involved – are having babies these days; she is a worrier and she has worried that the gene pool is being damaged and it is reassuring to see all those women tonight; 2. She is not on the commissioner any more but she is addressing this to Trish – she thought that it was discussed by the commission on keeping the speed limit from the base of the spit to just after the entrance to the 35 mph speed limit she remembered that they were going to send a memo to D.O.T. and asked if the Spit Committee was addressing that issue.

There was a brief discussion on the issue and it was noted that there was additional information that staff could provide Ms. Cumming.

Ms. Cumming had one last comment regarding selecting a vice chair for the Karen Hornaday Park Committee and if that person was appointed by Chair Bremicker or the committee. Chair Bremicker responded that is handled at the committee level. Ms. Cumming last comment was to recommend that the red shed be removed in April and the HoPP group can rent tents for equipment.

### **COMMENTS OF THE COUNCIL MEMBER (if one is assigned)**

None.

### **COMMENTS OF STAFF MEMBERS**

Walt Wrede commented that it was a great meeting and thanked the commissioners for all their hard work. He stated he did not want to go into details but in response to the questions regarding the speed limit and adding on to what Ms. Krause said, the city does have a new MOU with DOT in regards to the ROW, parking and speed limits on the Spit he can provide a copy of that agreement, maps and a report for the next meeting of the commission.

Ms. Krause complimented the commissioners on a accomplishing everything on the agenda in a timely manner that it was a lot to get through and she will start each meeting stating they will finish by a certain time since they proved her wrong and finished much earlier than she anticipated.

### **COMMENTS OF THE COMMISSION**

Commissioner Lillibridge thanked Mr. Wrede for attending the meeting and providing answers that they would not have had if he did not attend. She thanked Mr. Illg and commented on a report that was given at the last Spit meeting and they invited Mr. Illg to attend the Commission meeting in February and provide a report to the commission and inquired from Mr. Wrede if that would be allowed and if Mr. Illg had spoken to him about that time. Mr. Wrede responded that he was aware of that and it also brought up that the commission could play a role in repurposing the old school building. There is quite a movement to create a Parks and Recreation Department and house it in that old building. Council has not totally bought off on that because of the expense; but that is another issue the commission should be involved in. Commissioner Lillibridge thanked the commission for a great meeting did a great job tonight,

they had more people here than ever before; she thanked Commissioner Lowney for coming aboard. She appreciates being on the commission.

Commissioner Brann also appreciate the break in December from meetings, he thought that the meeting went very well tonight; he thanked Ms. Krause for her recommendations on the agenda items and the motions has it helped streamlined the meeting time and super helpful; he will continue to work hard to complete Phase I, Phase II Karen Hornaday Park Master Plan including all parts that we are at the beginning of the process and there is a lot to get done.

Commissioner Archibald commented that this was good time to end as he had to get back to work; he was glad to get this under their belt tonight; was looking forward to working with Ms. Koester and pursuing more financial aid for improvements, there will be something out there, it will take a little bit to get it done; he noted that the Parks and Rec Department was on the commission's Strategic Plan and he was glad it has been talked about and believes it is time for Homer to have a department.

Commissioner Lowney commented that she was excited to be here and part of the commission; she is a doer; her greatest fear is getting nothing done; she likes having plans and organization, plowing through things; tonight's meeting went very well; in reference to her letter it was to spur conversation and to offer an alternate plan; conversation was good and cleared up a lot of questions as a new member without dragging through all the information; she believes it served that purpose; the park has a tender spot with her too for a number of reason; her commitment to parks; she opined that the master plan is an incredible one. She had a list of items for future agenda – She understands that the \$50,000 is in the budget but has not been spent and she would like on the February agenda to look into spending that money. She inquired about and that the Friends also have \$8000 for that purpose if that would be available. Ms. Krause explained that would be a conversation to hold with the Friends. There was a brief comment/explanation from Ms. Cumming regarding those funds. Chair Bremicker asked if they could generalize the request as Discussion on Further Funding for Karen Hornaday Park. Commissioner Lowney asked if Staff can provide a report on using HART funds for the road and what steps would be needed to implement. Mr. Wrede responded that can be provided. Commissioner Lowney requested to have a discussion about the status of the existing equipment – what will be done with it. A brief discussion on what has already been discussed and recommended on the equipment and how it will be removed from the playground by staff and HoPP ensued. Commissioner Lowney then wanted to make sure that a discussion on implementing the proposed pocket park and that during build week there will be a display with the Master Plan plastered all over it.

### **COMMENTS OF THE CHAIR**

Chair Bremicker thanked Commissioner Lowney for her input. He thanked everyone and confidence in his role as Chair and their patience. He does try to keep everything rolling along. He noted that they still are two members short. He noted any recommendation and asked Ms. Cumming for any help in that direction that she could provide. A brief discussion on a potential commissioner who was to apply before the holidays and that she has not submitted an application as yet. One of the commissioners agreed to contact her to see if she was still interested. Chair Bremicker thanked the staff and all their hard work for the commission.

### **ADJOURN**

There being no further business to come before the Commission Chair Bremicker adjourned the meeting at 8:10 p.m. The next regular meeting is THURSDAY, FEBRUARY 16, 2012 at 5:30 p.m. at the City Hall Cowles Council Chambers.

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RENEE KRAUSE, CMC, DEPUTY CITY CLERK I

Approved:

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1/25/12 - rk

## Synopsis on Karen Hornaday Park Committee Meeting February 9, 2012

Chairman Robert Archibald called the meeting to order at 3:40.

Present were Marty McCleery, Deb Cox, Phil Needham, and Trish Lillibridge.

Staff present was Angie Otteson, Park Staff and Julie Engebretsen, Planning Technician

The Agenda was approved.

There were no public comments.

Synopsis of Dec.5, 2012 Meeting was approved.

There were no visitors.

### **Staff/Committee Reports**

Deb Cox reported on the Homer Playground Project.

Build Week is coming together nicely and funds are coming in. Funds raised to date are \$72,000 with more on the way. The crew for build week is being organized.

HoPP will participate in Winter Carnival over the weekend and conduct more fund raising. They will also be in the Parade on Saturday, February 11, 2012.

Rules were suspended at this point so Phil Needham could give a update on the Ball Fields. The infields have been improved and two out of three should come out of winter in fair shape. The West Field will need more work before it can be used.

A discussion was held on the needs of the Ball Fields. The Dugouts are in need of replacement and fences repaired. The field grass is in acceptable shape.

A budget was talked about for the fields and Mr. Needham will submit an estimate for the improvements at the next meeting. Pursuing more funds from the City was discussed and Phil was advised to discuss this with staff for the next step.

### **Pending Business**

The next step for KHP Improvements should be the following:

Improve the Ball Fields

Replace the Dugouts

Repair Outfield Fences

This will bring fields up to safety standards.

Following the Ball Fields the Camp Host Program should be pursued. This Committee has passed on to the Commission this recommendation. A request to staff for a status report will be submitted by Chair Archibald.

The last project to receive attention and the most important is to use funds to conduct a shovel ready engineering plan for Drainage, Parking and Trail along Woodard Creek.

Without further improvement to Drainage and Parking the horse is getting ahead of the cart. KHP suffers from this problem now and it was felt that any other improvements to the parking area without an overall plan would only exacerbate the existing problems.

A formal recommendation was passed by the Committee to the Commission.

### **New Business**

Ralph Broshes was elected Vice Chair of the Committee.

Meetings Schedule should be held at least monthly. Further discussion was postponed until next meeting.

Funding options were discussed for very short time. It was pointed out by the Chair that there are many sources of funding out there. It takes time, energy and proper information to apply, however it is possible. Any attempt should be coordinated with City Staff for proper information. It was also pointed out that Grants are available which require matching funds and the question on saving some existing grant money for these may be prudent.

There were no comments from Audience, Staff

The Committee had no Comments

The Meeting was adjourned at 5:00.

Next Meeting is Thursday, March 1, 2012 at 5:30

Submitted by  
Robert Archibald, Chair

The Karen Hornaday Park Committee

Recommendation to the Homer Parks and Recreation Commission

February 9, 2012

The Karen Hornaday Park Committee passed a recommendation that the Parks & Recreation Commission urges the City of Homer to procure engineering and design services specifically for the road, parking areas, Woodard Creek Trail and the drainage issues directly affecting those areas.

After Ball Park and Playground improvements are made there should be no further expenditures until this is completed.

We strongly feel that this action is the next logical step in improving Karen Hornaday Park.

Thank you



# Office of the City Clerk

Jo Johnson, CMC, City Clerk

Melissa Jacobsen, CMC, Deputy City Clerk II  
Renee Krause, CMC, Deputy City Clerk I



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## MEMORANDUM

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**TO:** PARKS & RECREATION ADVISORY COMMISSION  
**FROM:** RENEE KRAUSE, CMC, DEPUTY CITY CLERK I  
**DATE:** FEBRUARY 9, 2012  
**RE:** RECOMMENDATION TO CITY COUNCIL TO ESTABLISH A CITY CAMPGROUND  
HOST VOLUNTEER PROGRAM AND START WITH KAREN HORNADAY PARK.

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### BACKGROUND

At the January 19, 2012 regular meeting the Commission discussed the benefits of establishing a campground host program for the City of Homer Parks and recreation areas. The commission requested staff to draft documents for review.

The following documents have been reviewed by the City Manager and forwarded to the City Attorney for final review and approval before submittal to City Council.

There are no actions required of the commission with the documents.

### RECOMMENDATION

Make a motion to recommend City Council establish the Volunteer Host Program for the City of Homer Parks and Campgrounds with the first host to be established at the Karen Hornaday Park campground no later than the 2013 season.



## **City of Homer Campground Host Program**

Do you enjoy helping people? Have talents and interests you'd like to share? Are you concerned about our natural resources? If so, then the City of Homer public campgrounds need your enthusiasm and skills. We invite you to participate in our Volunteer Campground Host Program. Campground host opportunities are available at campgrounds, recreational and day use facilities.

### **General Information for Full Time Camp Host Positions**

Camp host duties vary according to each park but generally include providing visitor information, registering campers, collecting fees, conducting camp checks, reporting emergencies, and some minor maintenance and housekeeping duties. Hosts must become familiar with park and recreation rules. Hosts must also become familiar with local points of interest and know the location of services that may be requested by campers.

Hosts are not expected to enforce park regulations; rather, they should be observant and courteously advise campers of unintentional or minor violations. They should report flagrant violations to local law enforcement.

Most hosts work approximately 20 - 25 hours a week and, in exchange for those services, the hosts are provided a campsite during their stay. Some parks have full hookups and are equipped with restrooms. For those who prefer a more rustic setting, there are parks with little or no hookups or commercial amenities. When applying as a camp host, make sure the location that interests you has the appropriate hookups for your needs.

Park Hosts are needed throughout the camping season from May 1 through October 30. Hosts are required to be available for a minimum of four weeks at most parks. A two-week minimum may be applicable at some remote sites. Consideration will be given for both longer and shorter periods of service.

### **Qualifications**

Applicant(s) must be 21 years of age or older, and a US citizen. There is no upper age limit, although due to the nature of the position must be in good physical health. Knowledge of minor carpentry, plumbing and people skills are preferred.

Experienced campers and those who enjoy the great outdoors, and have a desire to help others enjoy recreating are preferred. Applicant(s) must also be outgoing, friendly, and enjoy meeting people. Hosts will reside at a designated campsite during their stay and must provide their own housing, equipment, and personal items. Many parks do not have hookups, so self-contained units are advisable. Housing is not provided.

Knowledge of basic first aid is helpful; CPR and standard first aid certification are a plus. If you wish to bring a pet, approval for pets is given on a case-by-case basis.

Camp Hosting is considered work under a tourist visa. Unless your visa specifically states that you may work in the United States, you cannot apply for a camp host position. If you have a J-1 Visa, or another type of student visa, you are limited to studying and working with approved programs. There are no guarantees this program will qualify as an approved program.

Due to the high cost of insurance coverage, Camp Hosts must be 21 years of age or older.

### **Benefits**

The Park Host volunteer position may include the following benefits:

- training and orientation
- Workers' Compensation insurance
- free campsite for duration of service

### **Transportation**

Each Camp Host is responsible for transportation to and from Alaska.

### **How to Apply**

Please specify the park(s) and position(s) you are interested in filling. Individual applications must be submitted for couples when applying for campground host positions. Applications must be received no later than April 1st and no earlier than September 1st. Any exceptions to these deadlines are noted in the position description. Many positions are filled before April 1st, so it is best to send your application in as soon as possible. You will receive notice within two to three weeks of receipt of your application that it is being considered. Interviews will be conducted in person or electronically.

If you have questions specific to a particular position, contact Angie Otteson, Park Maintenance Coordinator at 907-235-3170 ext. 3237 or [aotteson@ci.homer.ak.us](mailto:aotteson@ci.homer.ak.us)

Applications are available at: <http://www.cityofhomer-ak.gov>

Applications can be submitted three ways: emailed to the Personnel Director, Andrea Peterson, [personnel@ci.homer.ak.us](mailto:personnel@ci.homer.ak.us) ; faxed to 907-235-3148 or US Postal – City of Homer Attn. Andrea Peterson, Personnel Director 491 E. Pioneer Avenue Homer, Alaska 99603. All information submitted will be confidential to comply with privacy guidelines and regulations.

References are required and a background check will be conducted.

### **Compensation**

*While the Camp Host position may have a subsistence payment, it is recommended the applicant have enough money to live for the first month of providing services as a Camp Host. The Subsistence payment varies between \$100/month - \$500/month.*

This information is updated by September 1st for the following summer season.

# Volunteer Campground Host Application

This information is required to be considered for a campground host position in accordance with all applicable rules and regulations



City of Homer  
491 E. Pioneer Avenue  
Homer, Alaska  
99603  
Phone: 907-235-8121 Fax: 907-235-3148  
www.cityofhomer-ak.gov

Date:  Park/Campground:

Applicant:  Retired?:

Address:

State/Province:  Home Phone:

Zip/Postal Code:  Cell Phone:

SS Number:  Email:

Occupation  Drivers License # & State of Issue:

Co-Applicant:  Retired?:

Address:

State/Province:  Home Phone:

Zip/Postal Code:  Cell Phone:

SS Number:  Email:

Occupation  Do you have a drivers license?  yes  no State of issue:

Have you ever been convicted of a crime:  yes  no

If yes, please explain

When available to begin as a Camp Host?  How many Weeks?

Applicant or Co-Applicant ever served as a Camp Host? Where? How Long

List location, how long and dates

## Education

Type of School	Name of School and Complete Mailing Address	No. Years Completed	Major or Degree
High School			
College Bus. or Trade School			
Professional School			
Other			

What Skills or Experience do you have to related to this kind of Position?

## Previous Employment (list up to 3)

1.

Name of Employer:

Name of last supervisor:

Dates of employment:

From:  To:

Salary:

From:  To:

Complete Address:

Phone #:

Last job title:

Reason for Leaving (be specific):

List the jobs you held, duties performed, skills used or learned, advancements, or promotions while you worked at this company:

May we contact your employer:  yes  no

2.

Name of Employer:

Name of last supervisor:

Dates of employment:

From:  To:

Salary:

From:  To:

Complete Address:

Phone #:

Last job title:

Reason for Leaving (be specific):

List the jobs you held, duties performed, skills used or learned, advancements, or promotions while you worked at this company:

May we contact your employer:  yes  no

Continue on the next page

3.

Name of Employer:

Name of last supervisor:

Dates of employment:

From:

To:

Salary:

From:

To:

Complete Address:

Phone #:

Last job title:

Reason for Leaving (be specific):

List the jobs you held, duties performed, skills used or learned, advancements, or promotions while you worked at this company:

May we contact your employer:  yes  no

Skills:

Typing:

Computer:  PC  Mac  Both

Applications (list all that apply):

Other Skills:

**Please list 2 references other than relatives and previous employers**

Name		
Position		
Company		
Telephone		

Use this space to add any additional information necessary to describe your full qualifications for the position which you are applying:



## CAMPGROUND HOST - VOLUNTEER PROGRAM

### POLICY

The City of Homer encourages the use of volunteers as Campground Hosts at all units with campgrounds. Volunteer Hosts must comply with all State and federal Laws and Homer City Code pursuant to City owned parks and recreational areas where volunteer hosts may be utilized. Campground Host Policy and Procedure Volunteer Program and 23.01-02 Supplement City of Homer Campground Host Program - establishes the process of application and approval for campground hosts.

Hospitality is the most important function of Campground Hosts. Their duties include, but are not limited to the following:

- Extend a warm welcome to campground visitors.
- Maintain a friendly presence
- Provide answers to questions and information regarding local attractions
- Assuring visitors a comfortable enjoyable stay and enhance the quality of their outdoor-recreation experience.

The Parks Maintenance Coordinator is the employee responsible for overseeing the Host Program. This employee is designated as such by the Public Works Director or City Manager. The Parks Maintenance Coordinator needs to be available and knowledgeable of the services and activities to be provided by the Host. The Parks Maintenance Coordinator is responsible for the following:

- Collecting the Host Activity Report on a weekly basis
- Ensuring the Expenditure & Cash reports are completed and provided to Administrative Support for processing.
- Completing an evaluation of the Host's performance upon their departure and submitting to Personnel to be included in their file.
- Receiving the Host's feedback on their experience, including any needed major repair or replacement of fixtures and equipment.

### PROCEDURE

#### Number of Hosts

Normally, each campground will be limited to one Host/Couple/Family at a time. If simultaneous Hosts are desired, the Parks Maintenance Coordinator may submit a written request of justification to the Public Works Director or City Manager. Factors such as the following may justify a second campground Host:

- Campground occupancy rate
- Unique campground configuration
- Large numbers of special events

#### Timetables

Campground Hosts are required in campgrounds during the prime camp season months of June, July August and September. Hosts on-site during the months of May and October, while beneficial are optional to campground management. The Parks Maintenance Coordinator may recommend to the Public Works Director or City Manager that Hosts be present beyond the prime months of the camp year, based upon a unique need of the campground.

### **Selection and Application Process**

Campground Host applications are September 1<sup>st</sup> through April 30<sup>th</sup> prior to the camping season. No applications will be accepted during the May 1-August 31<sup>st</sup> time frame.

- Applicants must be at least 21 years of age.
- Applicants must submit a Volunteer Campground Host Application and Volunteer Release and Waiver of Liability Form.

A copy of the Release and Waiver of Liability Form will be provided to the Parks Maintenance Coordinator to keep on file for the individual parks.

- Hosts may not be scheduled to relieve paid employees on breaks.
- Applicant(s) interviews and selection will be conducted by the Parks Maintenance Coordinator, Personnel, Public Works Director, City Manager or other person as designated.
- Personnel staff will complete the criminal history background check on the applicant(s).
- Once an "approval to hire" comes back from the criminal history check, the Parks Maintenance Coordinator will be advised and has 60 days to notify the potential host of his/her/their assignment. A criminal history check does not have to be repeated unless the applicant returns the following year or the unit supervisor/manager thinks it necessary to do one before that.
- The Personnel office will notify the Parks Maintenance Coordinator and subsequently the Public Works Director or City Manager of any problem discovered during criminal history checks.
- Hosts may not begin service until the required forms are on file and the criminal history check is conducted.
- Unsuccessful applicants must be notified in writing by Personnel.
- A new application is needed for each calendar year.
- Individuals chosen to serve as Hosts are not guaranteed selection for a succeeding year.

Employees are not eligible to be campground hosts. Campground Hosts who have an immediate relative (parent, sibling, child) serving as a full-time or seasonal employee assigned to a specific park cannot serve as Host.

### **Criminal History Check**

Any adult who resides on the host site for more than 3 days, shall be subject to criminal history background checks.

### **Training**

All Hosts are required to attend a Campground Host Training Program within the first two weeks of their acceptance date into the host program. Failure of Hosts to conform to minimum training requirements will result in termination of Host assignments. Campground Host duties will supplement the city staff.

### **Length of Service**

All Campground Host schedules are assigned by the Parks Maintenance Coordinator based on the needs of the Park or recreational area and request of the host.

- The intent is to schedule a Host for no less than four consecutive weeks at a time.
- Hosts wishing to serve another season are to complete the Volunteer Campground Host Application and submit it to Personnel.
- Campground Hosts scheduled for more than eight continuous weeks, at a particular park or recreational area in a single season are limited to a maximum term of three consecutive years at that park.
- Exceptions to the minimum or maximum time periods must be recommended by the Parks Maintenance Coordinator and approved by the Public Works Director or City Manager.

### **Scheduling**

Being a Campground Host represents a major commitment of time. A minimum of 20 to 25 hours per week is to be contributed to each park or recreational area by the Campground Host.

Campground Host on-duty and off-duty hours shall be mutually agreed upon by the Host and the Parks Maintenance Coordinator. Hosts are required to provide services based on their units' needs, including weekends and holidays. On-duty and off-duty hours should be posted in a visible location at the Host site.

Additional days off and other changes in scheduling will be subject to the Public Works Director or City Manager approval.

### **Uniforms**

No uniforms are required or provided to Campground Hosts. Suitable and appropriate attire should be worn during on duty hours.

### **Budget**

The Parks Maintenance Coordinator is required to track expenditure of this Host budget on the Volunteer Host Expenditure and Cash Report Form. This form must be kept with all verifying receipts in the administrative files, in compliance with state records retention schedules. In addition, copies of the expenditure reports must be submitted upon request to the Parks Maintenance Coordinator at the end of season.

### **Campsite**

Campground Hosts must provide their own camping unit, equipment, and personal items. The site and facilities to be used by the Campground Host is at no charge. The site is to be in a highly visible area, such as a location near the campground entrance or across from a campground restroom building. The Campground Host site should not be located on a high demand campsite.

The Host campsite must be kept neat and clean at all times.

The Park Maintenance Coordinator will provide the Host campsite with the following:

1. "Campground Host" sign
2. Bulletin Board or Eraser Board.
3. "On Duty/Off Duty" sign
4. Display rack or table for brochures, maps, etc.
5. Electricity (if available), Water (if available)

### **Visitors to Host's Campsite**

Guest visits and lengths of stay must not interfere with the Host's duties. The only people, who may reside on the Host campsite for more than 3 days, are those on the application.

### **Recreation Passports**

Campground Hosts are not required to have Recreation Passports for their vehicles when at their assigned parks; however a good example should be set for our guests. Any visitors to the Hosts are expected to follow Policy regarding entrance fees.

### **Equipment**

Campground Hosts will be provided the required equipment necessary to provide the required maintenance and janitorial services at the park or recreational area they are hosting.

### **Duties**

Campground Hosts duties will supplement the staff by assisting and directing visitors to a campsite, explaining camping fees, collecting camp fees, assisting with camping activities, supply visitors with information, light maintenance and repair of facilities and trash pickup and removal; cleaning of restrooms and campsites as they are vacated. Specific Host duties can vary with assignment, include but are not limited to janitorial, building and/or grounds maintenance.

The following Campground Hosts activities contribute to the 30 weekly service hours for Hosts:

- Periodic Tour and Inspection of Campground
- Maintain Bulletin Board at Host site with local activities listed
- Assist in "Green Initiatives" efforts (i.e. recycling programs)
- Create and/or Update Local Attractions/Services Directory.
- Points or places of recreational interest within/outside the park
- Camping supply outlets outside the park
- Faith-based organization locations
- Maps of the local area and local phone books
- Hospital/medical resources nearby and contact information
- Emergency responder services and contact information
- Weather service providers in the area
- Emergency evacuation plans for the park

### **Activity Report**

Hosts are required to complete a weekly Volunteer Campground Host Activity Report to be provided to the Parks Maintenance Coordinator

Parks Maintenance Coordinator will provide a summary monthly to Public Works Director and City Manager for inclusion in his reports to City Council.

### **Liability**

While a volunteer is serving in the capacity of a Campground Host, he/she has the same immunity from civil liability as a Department employee.

### **Injuries/Accidents**

At the time of an injury/accident, volunteers must notify the Parks Maintenance Coordinator and Personnel. Medical cases will be reviewed on an individual basis by the Personnel Director. Reports will be filed the same as for paid employees.

### **Prohibited Acts**

- 1 Volunteers will not operate city vehicles or equipment (trucks, gators, golf carts, etc.) without Public Works Director approval.
- 2 Campground Hosts have no law enforcement authority. Infractions of City Code and/or State and Federal law and policies are to be reported to the Homer Police Department as soon as possible.
- 3 Personal gifts and gratuities will not be accepted.

### **Departure**

All equipment and specified items must be returned when the volunteer assignment has ended.

Evaluations may be completed by the Campground Host and Parks Maintenance Coordinator as frequently as desired but must be done at the completion of the agreed upon assignment. Completed evaluations are to be kept in the Personnel Office and available upon request by the Public Works Director or City Manager or his/her designee.





### VOLUNTEER RELEASE AND WAIVER OF LIABILITY

*Required by authority of the Michigan Department of Natural Resources, for volunteer assignment consideration.*

***Please read carefully! This is a legal document that affects your legal rights!***

The City of Homer complies with federal and state laws prohibiting discrimination and harassment including Title IV and Title VII (with amendments) of the 1964 Civil Rights Act, Title IX of the Educational Amendment of 1972, Section 504 of the Rehabilitation Act of 1973, Veterans Readjustment Act of 1974 as amended 38 USC 20-12 and the Americans With Disabilities Act of 1990. It is the policy of the City that no person, on the basis of race, sex, height, weigh', color, religion, national origin or ancestry, age, marital status, disability or veteran status shall be discriminated against in educational programs, activities, and employment.

The City of Homer encourages and supports volunteers. As a volunteer, I have an important role in providing services and programs to the public.

I want to work as a volunteer for the City of Homer which appoints people like me to serve and to help the City of Homer Parks Maintenance. While I am serving as a volunteer, I have the same immunity from civil liability under City of Homer Code as an employee of the City of Homer. After becoming a volunteer, the City of Homer will provide me with support, supervision, training, and supplies for me to accomplish my assigned tasks.

Therefore, I do freely, voluntarily, and without duress, execute this Release and acknowledge the following terms:

1. Waiver and Release. I hereby release, waive, discharge and covenant not to sue the City of Homer, its departments, officers, employees and agents, from any and all liability to me, for all losses, injury, death or damage, and any claims or demands thereto, on account of injury to person or property, or resulting in my death in reference to the activities authorized in my work as a volunteer. I hereby covenant and agree to indemnify and save harmless, the City of Homer, its departments, officers, employees and agents from any and all claims and demands, for all loss, injury, death or damage, that any person or entity may have or make in any manner, arising out of any occurrence related to the activities authorized in my work as a volunteer.
2. Medical treatment. I release and discharge City of Homer from any claim that arises or may arise due to any first aid, medical treatment, or service rendered to me. I understand that I may not be entitled to workers' compensation.
3. Assumption of Risk. I understand that my work for the City of Homer may include activities that may be hazardous. I assume the risk of injury or harm in those activities I choose to do and release the City of Homer from all liability for injury, illness, death, or property damage occurring from my work for the City of Homer.
4. Insurance. The City of Homer does not have responsibility for providing any health, medical or disability insurance coverage for me. IT IS MY RESPONSIBILITY AS A VOLUNTEER TO ENSURE I HAVE MEDICAL/HEALTH INSURANCE
5. Photographic Release. I grant to City of Homer the right to use photographic images and video or audio recordings of me that are made by City of Homer or others during my work assignment for City of Homer, including royalties, proceeds or other benefits from use of the photographs or recordings.
6. Copyright laws. I understand that showing videos in public that are intended for home viewing is prohibited *under* the U.S. copyright laws.
7. Background check. I understand that a criminal history check may be obtained prior to my appointment as a volunteer. My signature below certifies that I agree to a criminal history check and agree to provide City of Homer with my date of birth
8. Discrimination laws. I agree to follow City of Homer's policy, along with state and federal laws that forbid discrimination in employment, education, housing, public accommodation, law enforcement or public service based on a person's religion, race, color, national origin, age, sex, marital status, height, weight, or disability.
9. In-kind service. The City of Homer is eligible for some grants that require that the grant dollars received be matched by the City of Homer. Many grants allow the use of in-kind services as a portion of this match in lieu of actual dollars. My signature certifies that I consent to the use of my volunteer time as a possible in-kind match for grants received by the City of Homer.
10. Other. I agree that this Release is intended to be as broad and inclusive as permitted by the laws of Alaska, and that this Release is governed by and will be interpreted according to the laws of Alaska. I understand that should any part of this Release be ruled invalid by a court, the other parts will remain valid and continue to be in effect.

**VOLUNTEER**

**DATE(S) VOLUNTEERING**

**LOCATION**

Print Name \_\_\_\_\_

Signature \_\_\_\_\_



# Office of the City Clerk

Jo Johnson, CMC, City Clerk

Melissa Jacobsen, CMC, Deputy City Clerk II  
Renee Krause, CMC, Deputy City Clerk I



491 E. Pioneer Avenue  
Homer, Alaska 99603-7624  
(907) 235-3130

(907) 235-8121  
Extension: 2227  
Extension: 2224

Fax: (907) 235-3143  
Email: [clerk@ci.homer.ak.us](mailto:clerk@ci.homer.ak.us)

## MEMORANDUM

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**TO:** PARKS & RECREATION ADVISORY COMMISSION  
**FROM:** RENEE KRAUSE, CMC, DEPUTY CITY CLERK I  
**DATE:** FEBRUARY 9, 2012  
**RE:** REVIEW AND RECOMMENDATIONS TO COUNCIL ON ADDITIONAL FUNDING ALLOCATIONS FOR KAREN HORNADAY PARK

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### BACKGROUND

At the January 19, 2012 regular meeting the Commission discussed and approved the request for additional funding for the Homer Playground Project (HoPP); before approving this request there was much discussion on funding for other groups and testimony given from the representatives of the other groups present requesting consideration. Below is an excerpt of that discussion.

*B. Review and Recommendation on a Request for Additional Monies Submitted by Homer Playground Project (HoPP)*

*Choir Bremicker introduced the item by title and opened the floor for discussion.*

*LILLIBRIDGE/LOWNEY – MOVED TO RECOMMEND THAT THE PARKS AND RECREATION ADVISORY COMMISSION APPROVE THE FULL REQUEST FOR \$50,000 FROM HOPP SO THE KAREN HORNADAY PARK PLAYGROUND CAN BE BUILT THIS YEAR AS PROPOSED.*

*Discussion ensued on submitting recommendations piece-meal to Council and then getting it remanded back because Council did not understand; withholding a recommendation to support the HoPP request would possibly delay the start of the project this year; approving the request will not impede further recommendations to Council on how to spend the remaining funds; the implication that the Commission recommended \$50,000 to be used in preliminary engineering and this money was not spent as it was accomplished in house by Mr. Meyer so those funds could be used to fund the playground request; completing this playground would encourage possible funding in the future from other sources.*

*After consultation and deliberation on the best possible path staff recommended submitting a recommendation to council to amend the project budget approving the request for an additional \$50,000 to be allocated to HoPP for the project. An ordinance could be introduced and on the agenda for first reading at the February 13, 2012 Council meeting and then on the February 27, 2012 Council meeting the second and final reading and approval. It was noted that even if it was delayed to the first meeting in March it would be timely for HoPP to receive the funding for material purchase requirements.*

*Staff stated that in the memorandum to Council the Commission can include the concerns they have with future recommendations on disbursement of the remaining funds for the project.*

*Choir Bremicker wanted to amend the motion to include that the commission is working on amendments to allocate funding to other groups or similar wording.*

*Staff stated that a straight forward ordinance will be submitted if the Commission approves the request for the \$50,000 and they will add to the ordinance that future amendments to the project budget will be able to be done by resolution. Staff was asked to read the amended motion with the new information.*

*Choir Bremicker called for a break at 7:05 p.m. The meeting was reconvened at 7:10 p.m.*

*Ms. Krause read the new amended motion into the record.*

**LILLIBRIDGE/LOWNEY-MOVED THAT THE PARKS AND RECREATION ADVISORY COMMISSION SUPPORTS THE REQUEST FROM THE HOMER PLAYGROUND PROJECT (HoPP) FOR AN ADDITIONAL \$50,000.00 AND FURTHER RECOMMENDS THAT ADDITIONAL BUDGETARY AMENDMENTS FOR PHASE I IMPROVEMENTS TO KAREN HORNADAY PARK BE ALLOWED BY RESOLUTION.**

*There was no discussion.*

**VOTE. YES. LILLIBRIDGE, BRANN, LOWNEY, ARCHIBALD, BREMICKER.**

*Motion carried.*

*Commissioner Archibald and Choir Bremicker commented on looking forward to working with the interested groups and that this will result in a forward motion on implementing the Master Plan that many individuals worked on.*

The Karen Hornaday Park Committee has recommended no further improvements be made after the playground and ball fields improvements are completed until the engineering and design services for the road, parking, trail and drainage issues are performed.

### **RECOMMENDATION**

Review all information submitted and proposed recommendations from Staff.

# Karen Hornaday Park Improvements

## *Proposal for implementing portions of phase 1 with available funding*

Funding secured \$305,000: (\$250,000 from Legislature and \$55,000 from Council)

Already allocated \$70,000: \$10,000 to Homer Little League; \$5,000 to HoPP; \$5,000 contract drainage work (additional done in-house); \$50,000 preliminary engineering = Remaining available: \$235,000

### Phase 1 work completed/in progress/allocated:

-\$50,000 + in-house: preliminary engineering to include road realignment, a bridge over Woodard Creek and drainage improvements (Ordinance 11-22)

-\$ 5,000 + in-house: Public Works: Drainage improvements made fall 2011

-\$ 10,000: Ball field improvements (replacing infield dirt with clay) 2011

-\$ 145,000: HoPP playground improvements to be completed spring 2012

-\$ In-kind: Move red storage shed, potentially during HoPP build week

### Phase 1 possibilities for remaining \$235,000:

-\$ 50,000: HoPP playground improvements (see HoPP request)

-\$40,000: Ball field improvements. Predicted total Project cost \$243,750. (Phil Needham of Homer Little League believes they can do dugouts, new gate and new fence for junior field for between \$35,000 and \$45,000)

-\$55,000: Northern parking improvements. Predicted total project cost \$53,894. (Excavate new parking area, F&I geotextile fabric and Import NFS gravel and compact).

-\$90,000: Improvements to day use area. Predicted total project cost: \$92,07 (Repair and improve existing shelter, add amenities, turf area/drainage/misc.).

### Phase 1 possibilities for LWCF grant to be applied for in spring of 2012.

Walt believes the commission can ask the council to match this grant \$75,000 for potential total of \$150,000. *Needs to be an item from phase 1 that will score well in the LWCF process.*

\$.\_\_\_\_: Woodard Creek Trail/Bridge. Predicted total project cost \$372,500. (Trail: \$158,750; Bridge \$243,740 - gravel, geotextile fabric, trail paving, signing, interpretive display, landscaping, pedestrian foot bridge construction, and bridge across Woodard creek to hospital).

### Future Steps:

- Uncompleted elements of Phase 1.
- Phase 2: re-routing entrance road, creating paved parking, replacing restroom, improving campsites, landscaping, removing fill from Woodard Creek riparian area, creating flood prevention overflow basin with enhanced song bird habitat.



**Karen Hornaday Park Improvements - Concept A  
Conceptual Cost Estimate - Jan 2012**

<b>Road Access and Parking Improvements</b>	<b>Quantity</b>	<b>Quantity Unit</b>	<b>Unit Price</b>	<b>Item Cost</b>
Mobilization/demobilization	LS	LS	\$95,000	\$95,000
Access road earthwork	6000	CY	\$4.50	\$27,000
Access road construction (gravel)	2500	CY	\$15	\$37,500
Access road geotextile fabric	23000	SF	\$1	\$23,000
Access road storm drainage	LS	LS	\$60,000	\$60,000
Access road paving	23000	SF	\$4.00	\$92,000
Parking area earthwork	11500	CY	\$4.50	\$51,750
Parking area construction (gravel)	5900	CY	\$15	\$88,500
Parking area geotextile fabric	41000	SF	\$1	\$41,000
Parking area storm drainage	LS	LS	\$80,000	\$55,000
Parking area runoff detention basin	LS	LS	\$55,000	\$55,000
Parking area paving	41000	SF	\$4.00	\$164,000
Parking area landscaping	LS	LS	\$40,000	\$40,000

Access/Parking Construction Cost	\$829,750
Contingency (10%)	\$82,975
Engineering (10%)	\$82,975
Construction Inspection (5%)	\$41,488

<b>Total Access/Parking Cost</b>	<b>\$1,037,188</b>
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**Other Master Plan Park Improvements**

Mobilization/Demobilization	LS	LS	\$105,000	\$105,000
Earthwork	12000	CY	\$4.50	\$54,000
Trail construction (gravel)	750	CY	\$15	\$11,250
Trail geotextile fabric	8000	SF	\$1	\$8,000
Trail paving	7500	SF	\$4.50	\$33,750
Trail signing	LS	LS	\$15,000	\$15,000
Trail interpretive display	4	EA	\$7,500	\$30,000
Trail landscaping	LS	LS	\$25,000	\$25,000
Pedestrian foot bridge construction	LS	LS	\$17,500	\$17,500
Drainage swale north of park improvements	LS	LS	\$15,000	\$15,000
Post/Rock barriers btwn parking and fields	LS	LS	\$22,500	\$22,500
Overlook Kiosk/benches/spotting scopes	LS	LS	\$27,500	\$27,500
Park Signage	LS	LS	\$15,000	\$15,000
Restroom construction	LS	LS	\$325,000	\$225,000
Extend w/s/elec to new restrooms	LS	LS	\$75,000	\$75,000
Concession stand construction	LS	LS	\$100,000	\$100,000
Ballfield improvements	LS	LS	\$195,000	\$195,000
Relocate monument memorial tree	LS	LS	\$5,000	\$5,000



Bleachers constructed into berm (LLBF-1)	LS	LS	\$7,500	\$7,500
Bleachers constructed into berm (LLBF-2)	LS	LS	\$9,500	\$9,500
Maintenance shed/fencing construction	LS	LS	\$120,000	\$120,000
Park entrance sign	LS	LS	\$12,500	\$12,500
Playground equipment improvements	LS	LS	\$175,000	\$175,000
BMX track/Sledding hill	LS	LS	\$15,000	\$15,000
Plaza/picnic shelter	LS	LS	\$60,000	\$60,000
Bridge across Woodard Ck to hospital	LS	LS	\$325,000	\$325,000
Relocate memorial plaque and tile wall	LS	LS	\$75,000	\$75,000
Dumpster site construction	LS	LS	\$12,000	\$12,000
Bike rack installation	3	EA	\$1,500	\$4,500
Revegetate Woodard Ck corridor	LS	LS	\$65,000	\$65,000
Final grading	LS	LS	\$25,000	\$25,000
Topsoil/seeding	10000	SF	\$3	\$30,000

Total Park Construction Cost	\$1,915,500
Contingency (10%)	\$191,550
Engineering (10%)	\$191,550
Construction Inspection (5%)	\$95,775

<b>Total Other Park Improvements Cost</b>	<b>\$2,394,375</b>
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#### Campground Improvements

Park Host Site construction	LS	LS	\$24,000	\$24,000
Directional signage	LS	LS	\$14,500	\$14,500
Fee collection station	LS	LS	\$9,500	\$9,500
Improve camping units	24	EA	\$3,200	\$76,800
Access road improvements	LS	LS	\$30,000	\$30,000
Drainage improvements	LS	LS	\$15,000	\$15,000

Campground Construction Cost	\$169,800
Contingency (10%)	\$16,980
Engineering (10%)	\$18,678
Construction Inspection (5%)	\$8,490

<b>Total Campground Improvement Cost</b>	<b>\$213,948</b>
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<b>Total Project Cost</b>	<b>\$3,645,511</b>
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**Karen Hornaday Park Improvements - Concept B2  
Conceptual Cost Estimate - Jan 2012**

<b>Road Access and Parking Improvements</b>	<b>Quantity</b>	<b>Quantity Unit</b>	<b>Unit Price</b>	<b>Item Cost</b>
Mobilization/demobilization	LS	LS	\$95,000	\$95,000
Access road earthwork	16000	CY	\$6.50	\$104,000
Access road construction (gravel)	2500	CY	\$15	\$37,500
Access road geotextile fabric	23000	SF	\$1	\$23,000
Access road storm drainage	LS	LS	\$75,000	\$75,000
Access road paving	23000	SF	\$4.00	\$92,000
Parking area earthwork	14000	CY	\$4.50	\$63,000
Parking area construction (gravel)	5900	CY	\$15	\$88,500
Parking area geotextile fabric	41000	SF	\$1	\$41,000
Parking area storm drainage	LS	LS	\$105,000	\$105,000
Parking area runoff detention basin	LS	LS	\$75,000	\$75,000
Parking area paving	41000	SF	\$4.00	\$164,000
Parking area landscaping	LS	LS	\$60,000	\$60,000

Access/Parking Construction Cost	\$1,023,000
Contingency (10%)	\$102,300
Engineering (10%)	\$102,300
Construction Inspection (5%)	\$51,150

<b>Total Access/Parking Cost</b>	<b>\$1,278,750</b>
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**Other Master Plan Park Improvements**

Mobilization/Demobilization	LS	LS	\$105,000	\$105,000
Earthwork	14000	CY	\$4.50	\$63,000
Trail construction (gravel)	750	CY	\$15	\$11,250
Trail geotextile fabric	9000	SF	\$1	\$9,000
Trail paving	8000	SF	\$4.50	\$36,000
Trail signing	LS	LS	\$15,000	\$15,000
Trail interpretive display	4	EA	\$7,500	\$30,000
Trail landscaping	LS	LS	\$25,000	\$25,000
Pedestrian foot bridge construction	LS	LS	\$17,500	\$17,500
Drainage swale north of park improvements	LS	LS	\$15,000	\$15,000
Post/Rock barriers btwn parking and fields	LS	LS	\$22,500	\$22,500
Overlook Kiosk/benches/spotting scopes	LS	LS	\$27,500	\$27,500
Park Signage	LS	LS	\$15,000	\$15,000
Restroom construction	LS	LS	\$325,000	\$225,000
Extend w/s/elec to new restrooms	LS	LS	\$75,000	\$75,000
Concession stand construction	LS	LS	\$100,000	\$100,000
Ballfield improvements	LS	LS	\$195,000	\$195,000
Relocate monument memorial tree	LS	LS	\$5,000	\$5,000



Bleachers constructed into berm (LLBF-1)	LS	LS	\$7,500	\$7,500
Bleachers constructed into berm (LLBF-2)	LS	LS	\$9,500	\$9,500
Maintenance shed/fencing construction	LS	LS	\$120,000	\$120,000
Park entrance sign	LS	LS	\$12,500	\$12,500
Playground equipment improvements	LS	LS	\$175,000	\$175,000
BMX track/Sledding hill	LS	LS	\$15,000	\$15,000
Plaza/picnic shelter	LS	LS	\$60,000	\$60,000
Bridge across Woodard Ck to hospital	LS	LS	\$325,000	\$325,000
Relocate memorial plaque and tile wall	LS	LS	\$75,000	\$75,000
Dumpster site construction	LS	LS	\$12,000	\$12,000
Bike rack installation	3	EA	\$1,500	\$4,500
Revegetate Woodard Ck corridor	LS	LS	\$65,000	\$65,000
Final grading	LS	LS	\$25,000	\$25,000
Topsoil/seeding	10000	SF	\$3	\$30,000

Total Other Park Construction Cost	\$1,927,750
Contingency (10%)	\$192,775
Engineering (10%)	\$192,775
Construction Inspection (5%)	\$96,388

<b>Total Other Park Improvement Cost</b>	<b>\$2,409,688</b>
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#### Campground Improvements

Park Host Site construction	LS	LS	\$24,000	\$24,000
Directional signage	LS	LS	\$14,500	\$14,500
Fee collection station	LS	LS	\$9,500	\$9,500
Improve camping units	24	EA	\$3,200	\$76,800
Access road improvements	LS	LS	\$30,000	\$30,000
Drainage improvements	LS	LS	\$15,000	\$15,000

Total Park Construction Cost	\$169,800
Contingency (10%)	\$16,980
Engineering (10%)	\$18,678
Construction Inspection (5%)	\$8,490

<b>Total Campground Improvement Cost</b>	<b>\$213,948</b>
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<b>Total Project Cost</b>	<b>\$3,902,386</b>
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2012 Land Allocation Plan  
City of Homer  
**DRAFT**  
Adopted by Resolution 2012-



## **Table of Contents**

### **Sections**

- A. Lands Available For Lease**
- B. Leased Lands**
- C. Other City lands, generally undesignated**
- D. City Facilities**
- E. Parks, Green space, cemeteries**
- F. Bridge Creek Lands**
- G. Conservation Easement Lands**

**Index—City lands listed by parcel number**

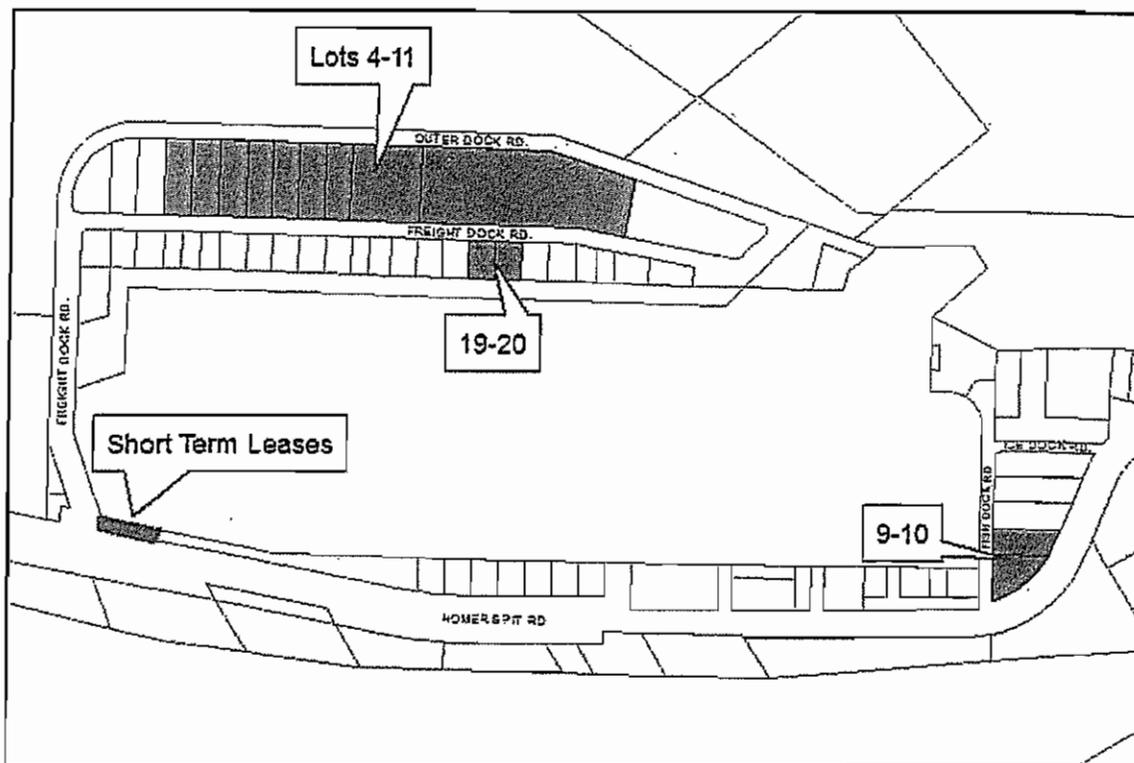
**Appendix - Homer Harbor Map**

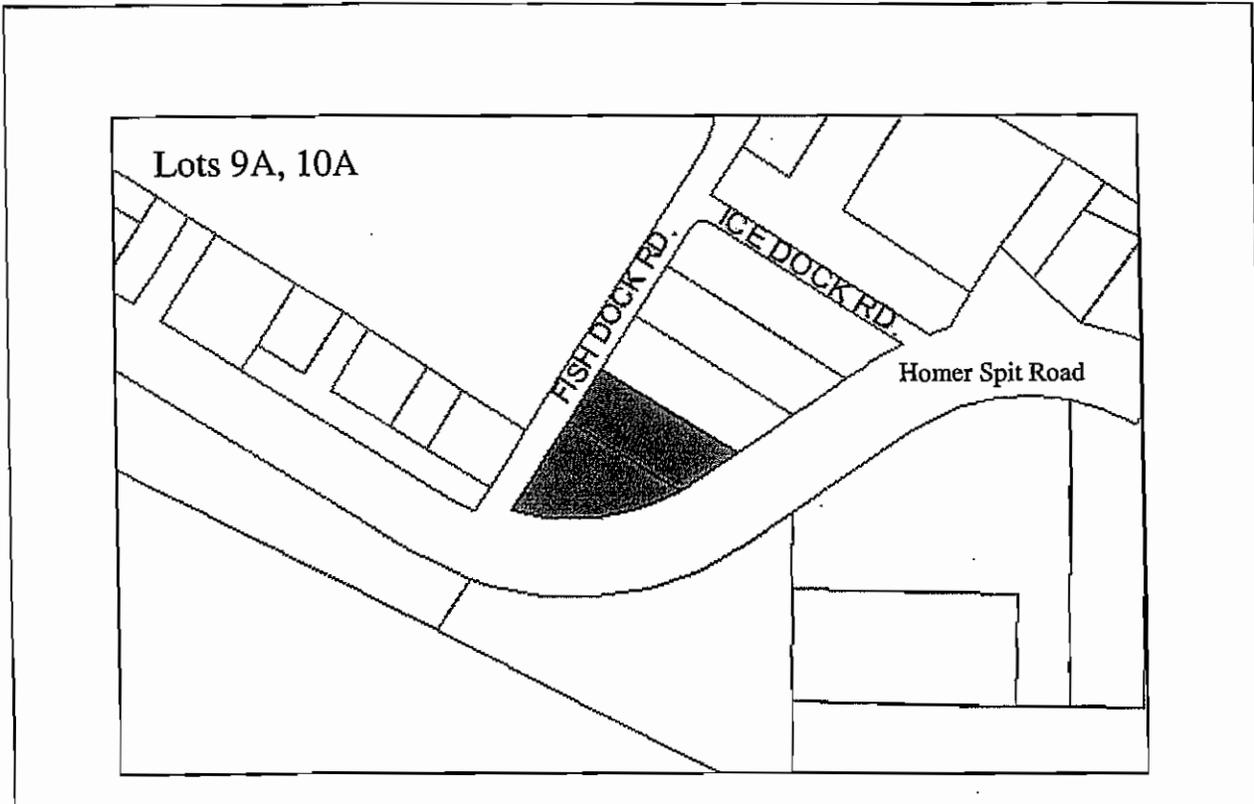
Note: Any lands not included in this document are listed in the previous version of the Land Allocation Plan, and their designations carry forward to this plan.

# Section A

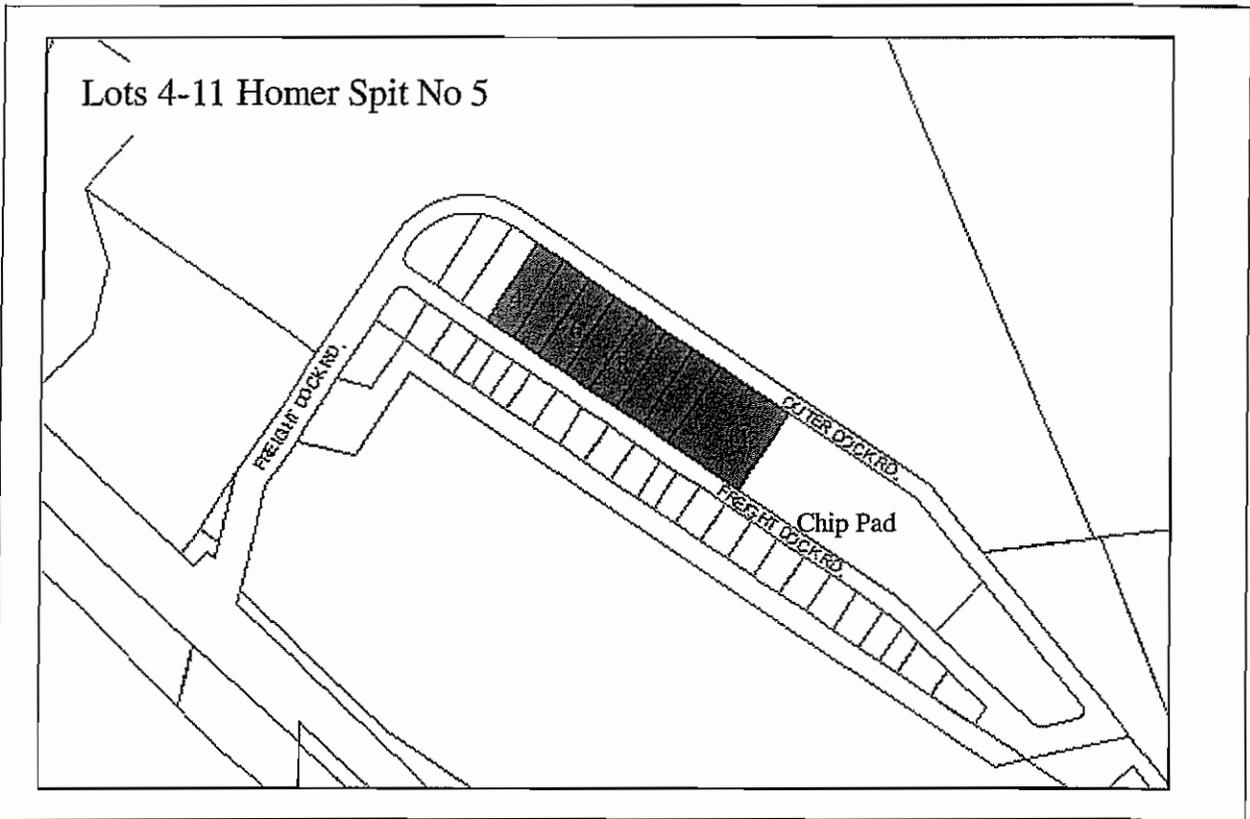
## Lands available for lease

The following lots are available for lease in 2012. Lease procedures follow the City of Homer Lease Policy, and City Code.

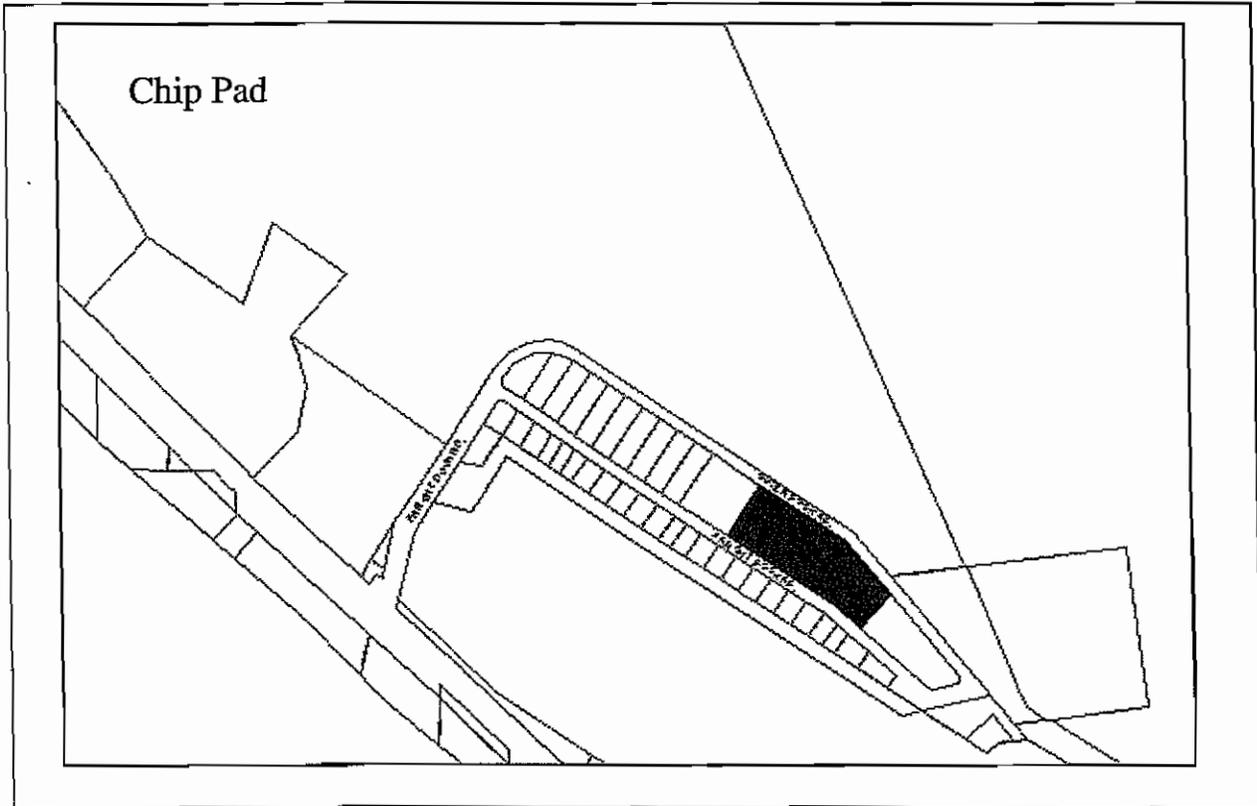




<b>Designated Use:</b> Lease	
<b>Acquisition History:</b>	
<b>Area:</b> 1.05 acres (0.52 and 0.53 acres)	<b>Parcel Number:</b> 18103477, 78
<b>2009 Assessed Value:</b> Land value \$391,700	
<b>Legal Description:</b> T 7S R 13W SEC 1 SEWARD MERIDIAN HM 2007136 HOMER SPIT REPLAT 2006 LOT 9-A and 10A	
<b>Zoning:</b> Marine Industrial	
<b>Infrastructure:</b> Water, sewer, paved road access	<b>Address:</b>
Former Manley building lots.	
<b>Finance Dept. Code:</b>	

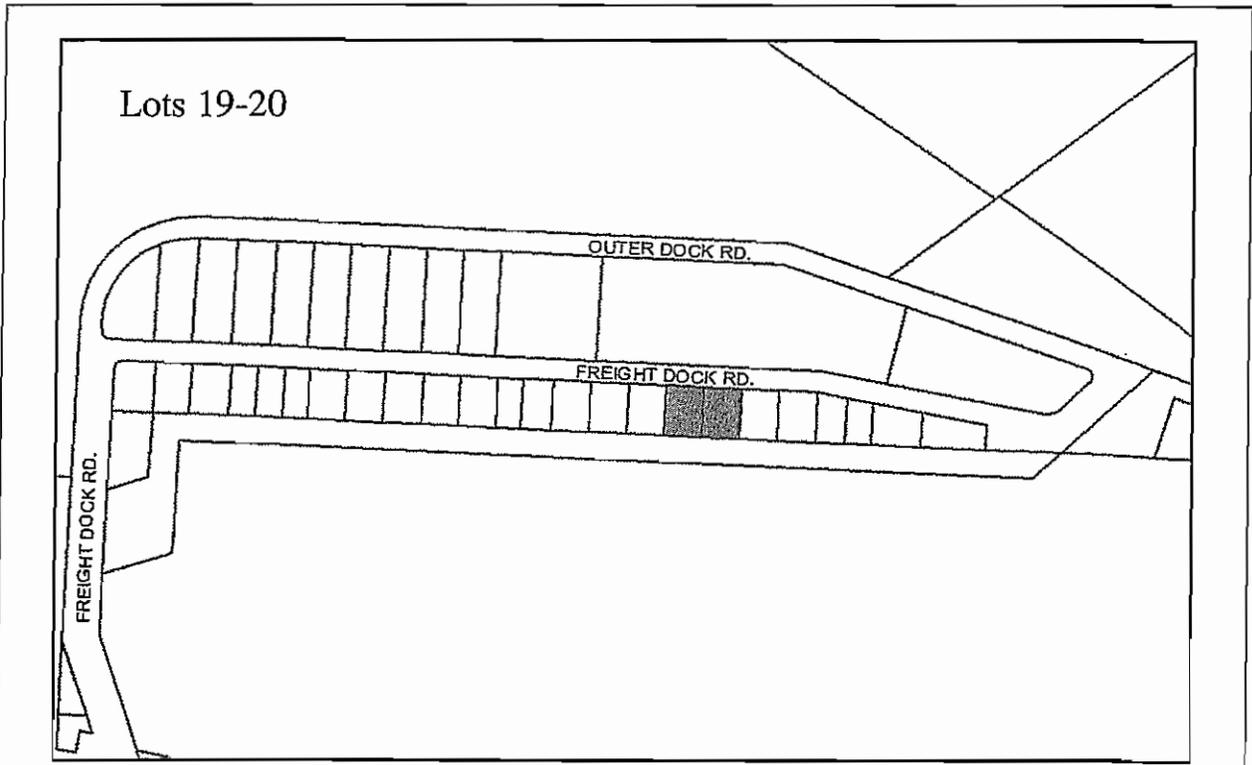


<b>Designated Use:</b> Lease Lands	
<b>Acquisition History:</b>	
<b>Area:</b> 6.47 acres. Small lots are 0.67 acres, large lot is 1.78 acres	<b>Parcel Number:</b> 181032 23-30
<b>2006 Assessed Value:</b> \$2,100,700. Smaller lots valued at \$235,500. One large lot valued at \$452,900	
<b>Legal Description:</b> Homer Spit Subdivision No. 5 Lots 4 through 11	
<b>Zoning:</b> Marine Industrial	
<b>Infrastructure:</b> Water, sewer, paved road access	<b>Address:</b>
<p>Not available for long term lease. Used for seasonal summer parking. May be available for short term winter leases.</p> <p>Resolution 2007-051: Lots 4-10, the RFP process should be delayed until the master parking plan is developed. The East Harbor expansion should be considered. Lot 11: should be held in reserve to attract a container ship/barge operation and/or an industrial support base to the Port of Homer. This should be a long term lease.</p> <p>Resolution 10-35(A) prepare a plan for organized parking and fee collection.</p>	
<b>Finance Dept. Code:</b>	



<b>Designated Use:</b> Lease	
<b>Acquisition History:</b>	
<b>Area:</b> 5 acres	<b>Parcel Number:</b> 18103220
<b>2009 Assessed Value:</b> \$1,456,500 (Land: \$916,500, Structure/Improvements: \$540,000)	
<b>Legal Description:</b> Homer Spit Subdivision no 5 Lot 12	
<b>Zoning:</b> Marine Industrial	
<b>Infrastructure:</b> Water, sewer, paved road access	<b>Address:</b> 4380 Homer Spit Road

Old Chip Pad  
 Peninsula Scrap and Salvage has been leasing part of the part intermittently to barge out scrap metal.



**Designated Use:** Lease (Resolution 09-33)

**Acquisition History:**

**Area:** 0.96 acres, 0.32 acres each

**Parcel Number:** 181032 38, 39

**2009 Assessed Value:** \$134,900 each

**Legal Description:** Homer Spit No 5 Lots 19-20

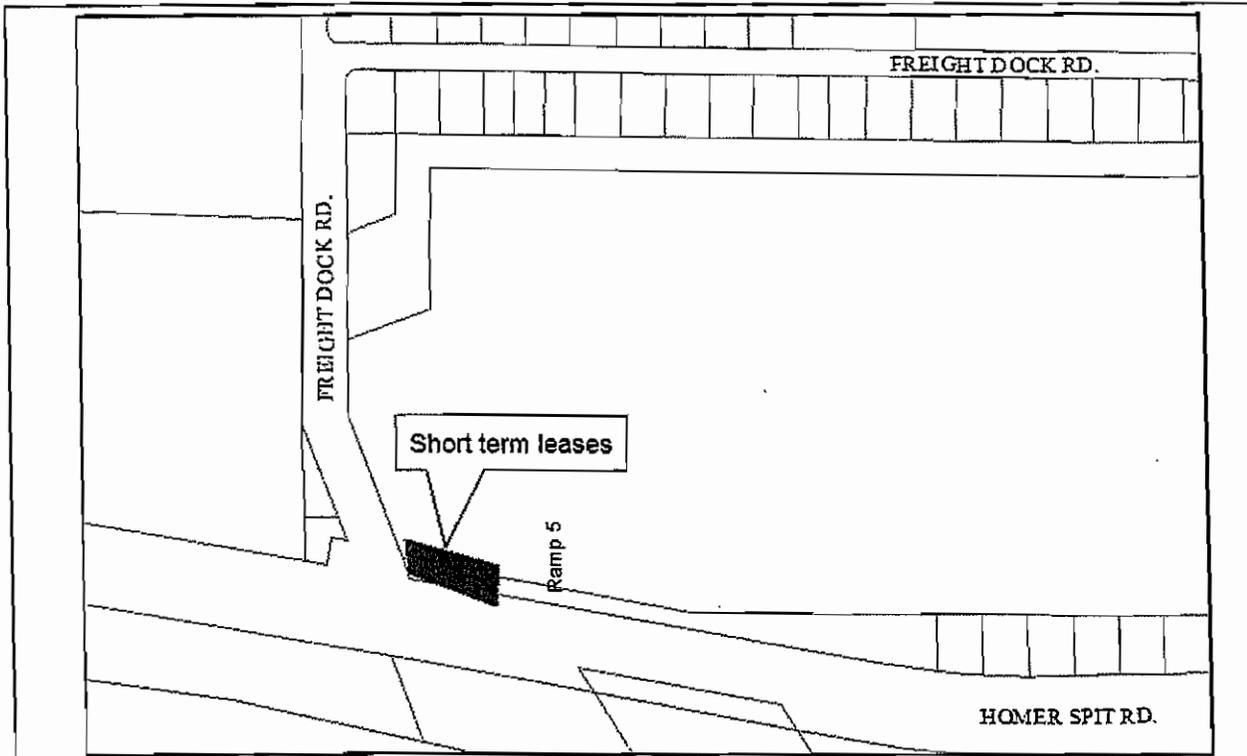
**Zoning:** Marine Industrial

**Wetlands:** N/A

**Infrastructure:** gravel road, water and sewer

**Notes:**

**Finance Dept. Code:**



**Designated Use:** Lease (Resolution 10-35(A))

**Acquisition History:**

**Area:** Freight Dock Road to 150 feet before Ramp 5, (about where used boats are usually for sale)

**Parcel Number:** 18103324

**2009 Assessed Value:**

**Legal Description:** Homer Spit No 2 Lot 12-A

**Zoning:** Marine Commercial

**Wetlands:** N/A

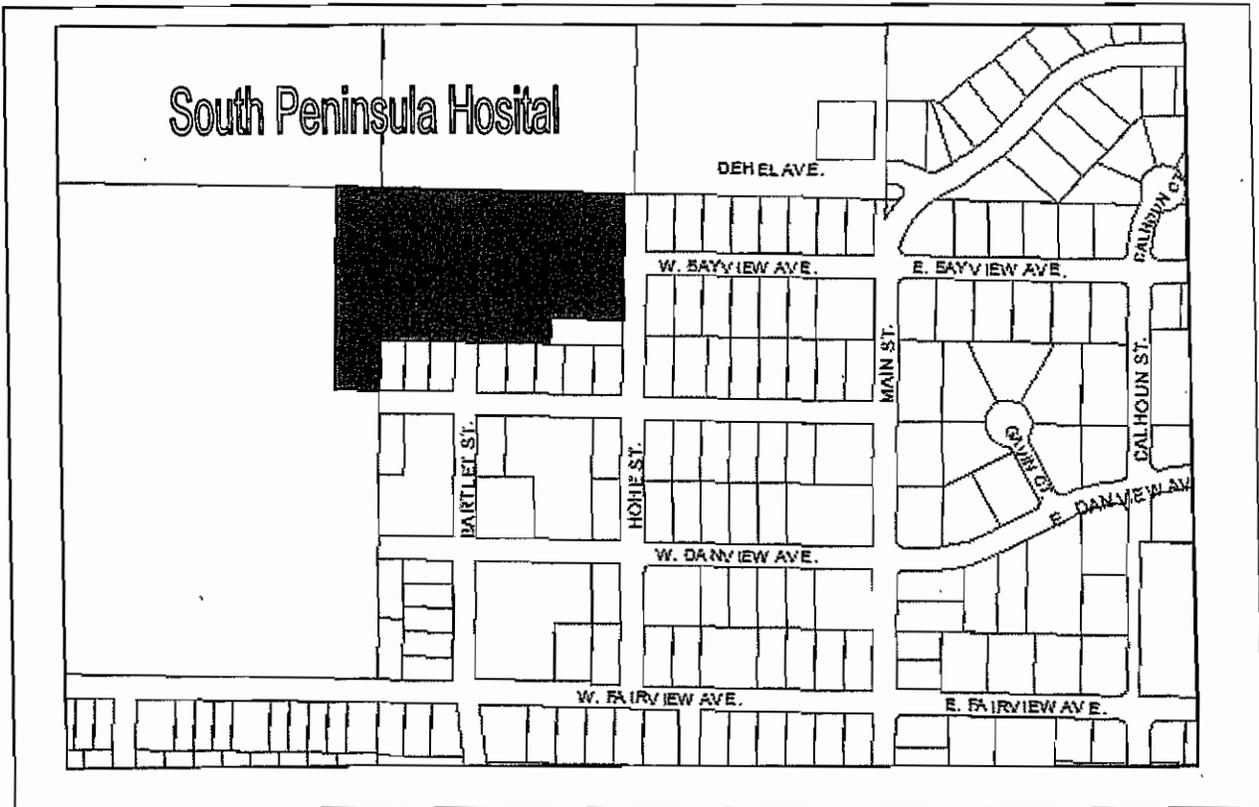
**Infrastructure:** gravel road, water and sewer (may or may not be close to a stub out)

**Notes:** Resolution 10-35(A) states: Designate an area from Freight Dock Road to within 150 feet of Ramp 5 for short term, one to two year leases, for small kiosk businesses under 250 square feet.

**Finance Dept. Code:**

## Section B Leased Lands

These lands are under lease. Leases are based on a current market appraisal provided by a professional appraiser. The Kenai Peninsula Borough tax assessment is given as information only. It is not the basis for lease negotiations or fees. See the Lease Policy Manual for further information. Individual lease files contain information on rents and formal agreements.



**Designated Use:** South Peninsula Hospital  
**Acquisition History:**

**Area:** 7.12 acres

**Parcel Number:** 17504024

**2009 Assessed Value:** \$20,004,900 (Land \$317,800, Structures \$19,687,100)

**Legal Description:** HM02008092T06S R13W S18 SOUTH PENINSULA HOSPITAL SUB 2008 Addition Tract A2

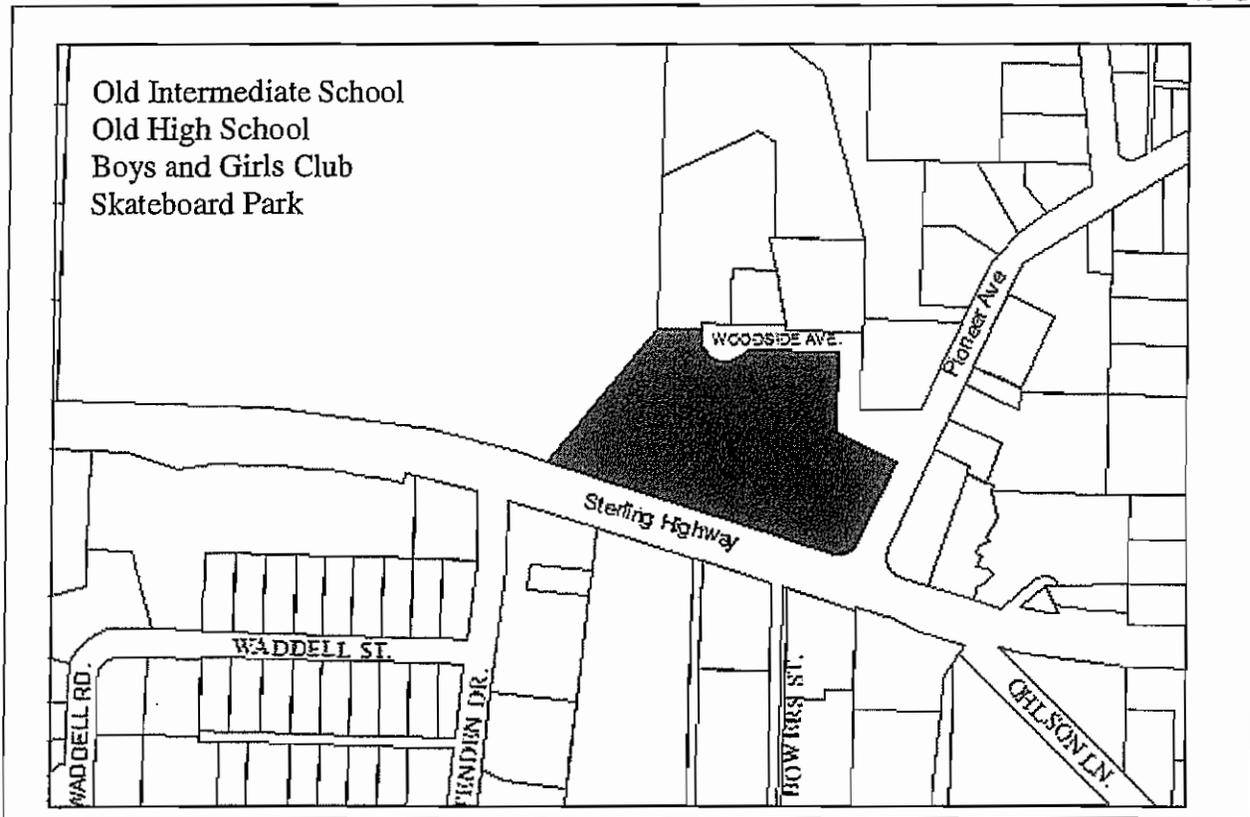
**Zoning:** Residential Office

**Wetlands:** N/A

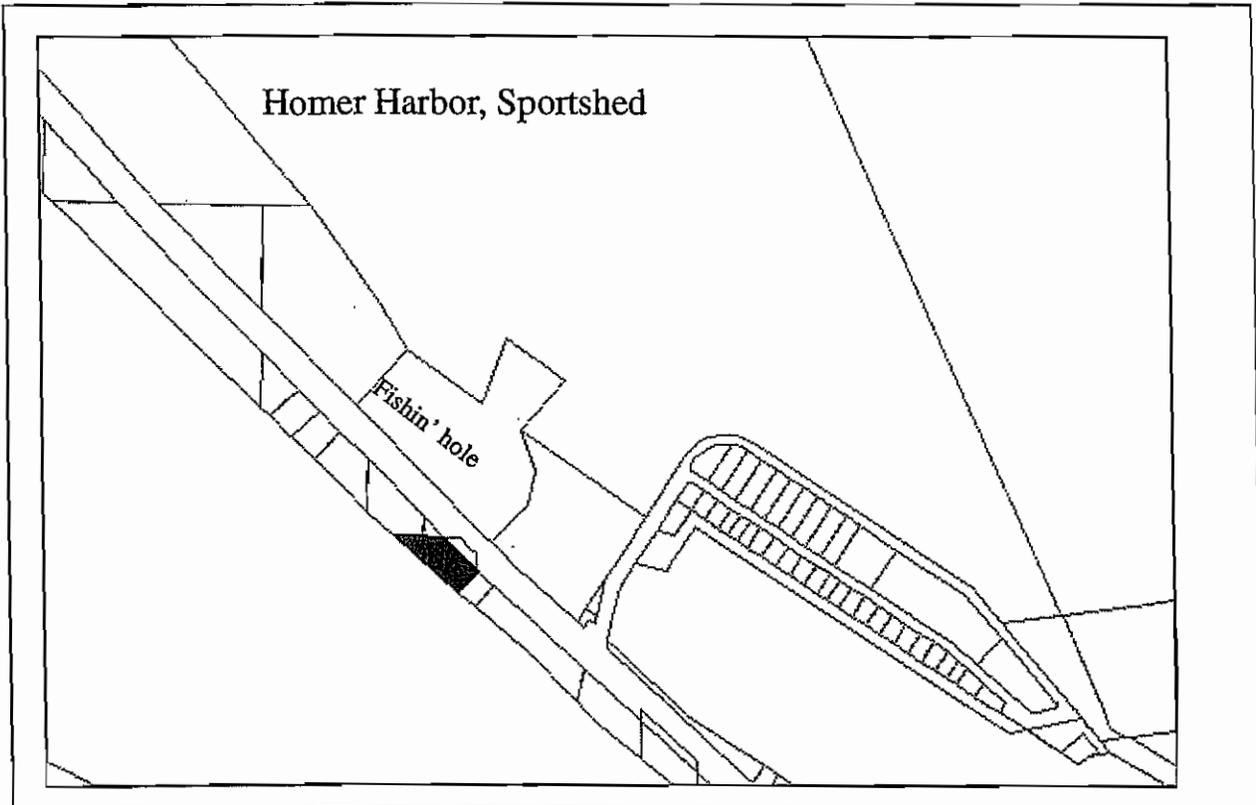
**Infrastructure:** Water, sewer, paved road access

**Notes:** Ordinance 2006-036 leased the land to the Kenai Peninsula Borough for 99 years. Structure is owned by KP.B.

**Finance Dept. Code:**



<b>Designated Use:</b> Public Government Lands with the intent to use for community purposes	
<b>Acquisition History:</b> Given to the City by KPB. Old Middle School and HS. Reso 98-63	
<b>Area:</b> 4.3 acres	<b>Parcel Number:</b> 17510070
<b>2009 Assessed Value:</b> \$4,148,000 (Land \$148,000 Structure, built in 1956 25,000 sq ft \$4,000,000)	
<b>Legal Description:</b> HM2000022 T06S R13W S19 TRACT 2 HOMER SCHOOL SURVEY 1999 CITY ADDN	
<b>Zoning:</b> Central Business District	<b>Wetlands:</b> Creek on western edge
<b>Infrastructure:</b> Paved access and parking. Water and Sewer.	
<p><b>Notes:</b> Currently Leased to the Boys and Girls Club.</p> <ul style="list-style-type: none"> <li>• Skateboard Park on premises.</li> <li>• Old Intermediate School has flooding problems in the basement.</li> <li>• Older building has asbestos.</li> <li>• Deed restrictions on the property for school or community purpose; may not be able to sell for commercial purposes.</li> </ul>	
<b>Finance Dept. Code:</b> 170.0032 175.100.05	



**Designated Use:** Leased Land  
**Acquisition History:**

**Area:** 1.6 acres

**Parcel Number:** 18103105

**2009 Assessed Value:** \$306,400 (Land: \$68,100 Structure: \$238,300)

**Legal Description:** HM0890034 T06S R13W S35 HOMER SPIT SUB AMENDED LOT 5

**Zoning:** Marine Commercial

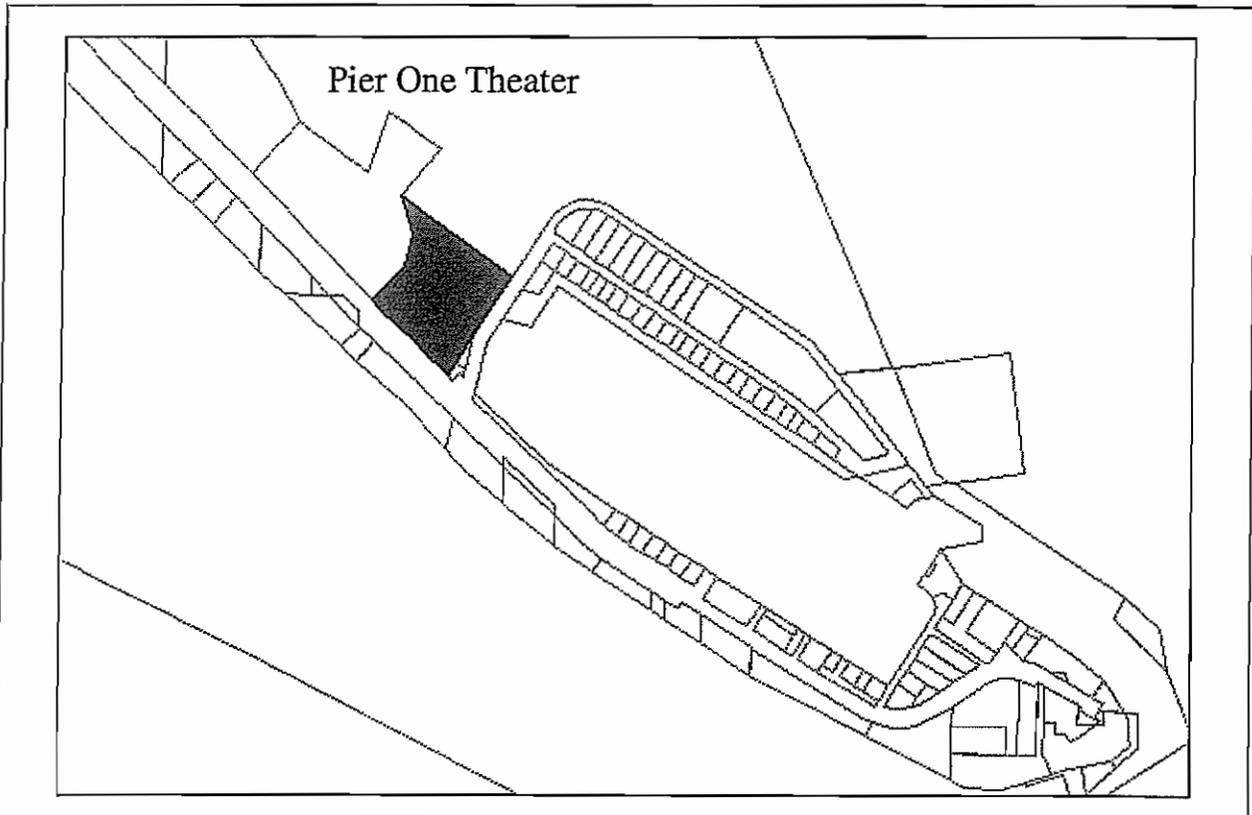
**Wetlands:** None

**Infrastructure:** Paved road, water and sewer.

**Address:** 3815 Homer Spit Road

**Leased to:** Sportshed/Homer Enterprises. Resolution 09-25(S), 09-76(S) Sublease  
**Expiration:** Last day of April 2029

**Finance Dept. Code:**



**Designated Use:** Fishing Lagoon  
**Acquisition History:** Ordinance 83-26. Purchase from World Seafood.

<b>Area:</b> 11.27 acres	<b>Parcel Number:</b> 18103117
--------------------------	--------------------------------

**2009 Assessed Value:** \$1,719,400 (Land: \$1,570,600 Structure: \$148,800)

**Legal Description:** HM0940043 T06S R13W S35 TRACT 1-A THE FISHIN HOLE SUB NO 2

<b>Zoning:</b> Marine Industrial	<b>Wetlands:</b> N/A
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<b>Infrastructure:</b> Water, sewer, paved road access	<b>Address:</b> 3854 Homer Spit Road
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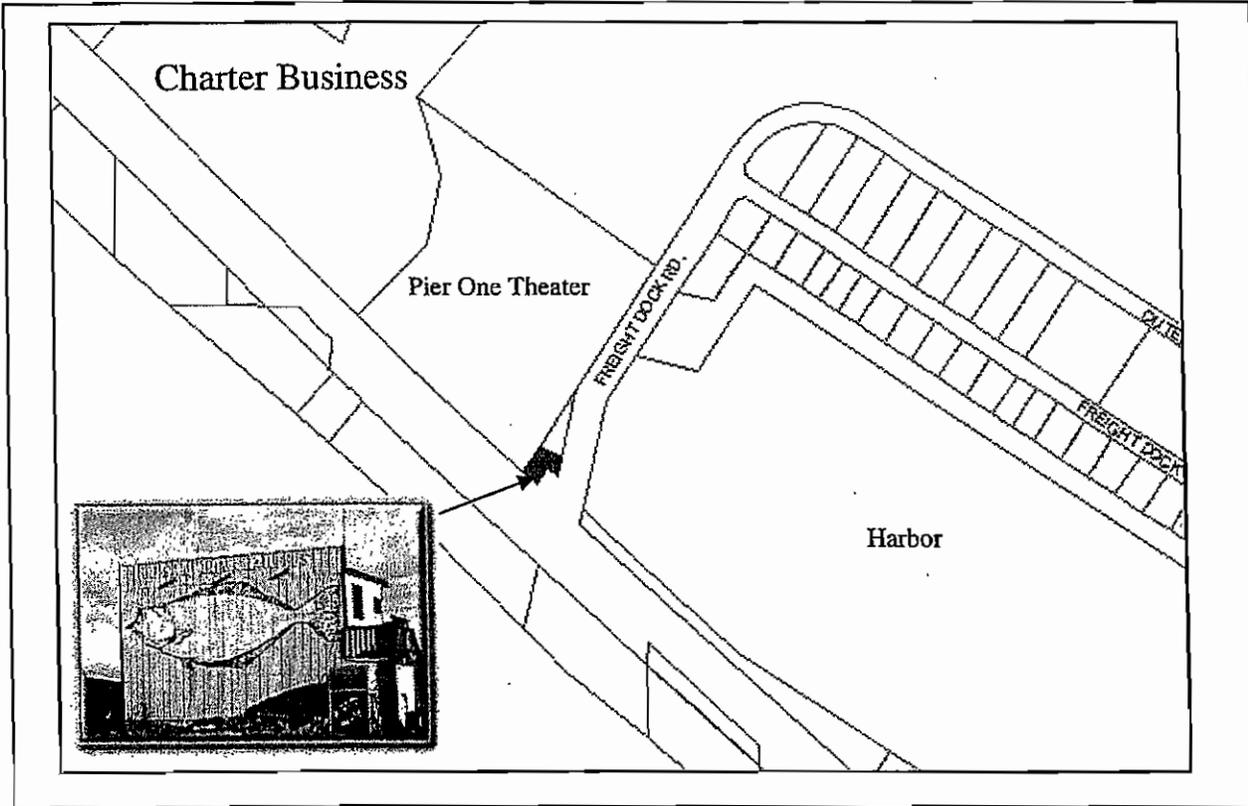
This is a large parcel that is used several ways.

- Dredge spoils dewatering and storage
- City RV park/campground, and access to the only public RV dump on the spit
- Pier One Theater Lease. Theater leases the building only; not the land. Resolution 89-36A.
- Other summer only leases

**Resolution 2011-37(A):** Develop a plan which will consider designation of a 10,000 sq. ft. portion to make the land available for Request for Proposals.

**Leased to:** Pier One Theater  
 Resolution 2011-104(A). Lease in progress.  
 The Homer Spit Trail currently ends on this lot.

**Finance Dept. Code:**



**Designated Use:** Lease  
**Acquisition History:** Ord 1983-26. Purchased from World Seafood

<b>Area:</b> 0.15 acres or 6,692 sq ft	<b>Parcel Number:</b> 18103118
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**2009 Assessed Value:** \$57,000 Land \$19,300 Structure \$37,700

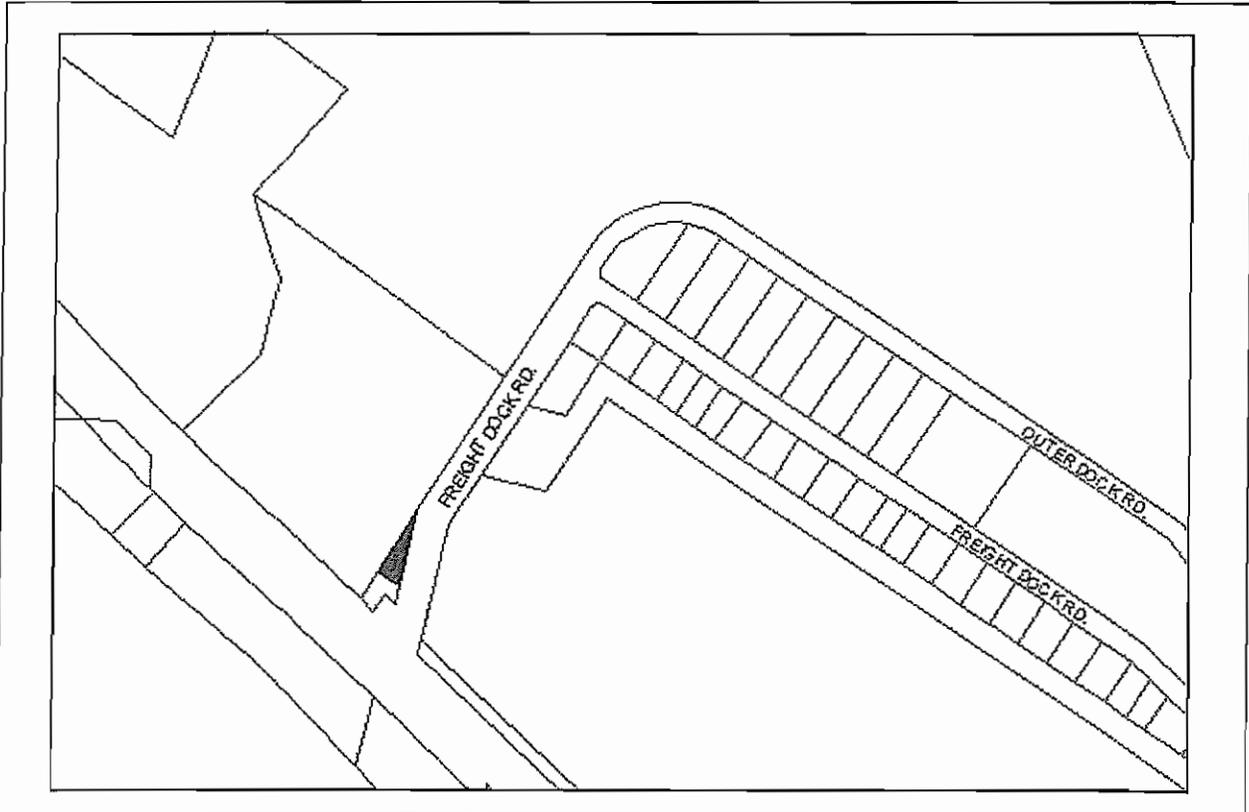
**Legal Description:** HM0940043 T06S R13W S35 TRACT 1-B THE FISHIN HOLE SUB NO 2

<b>Zoning:</b> Marine Industrial	<b>Wetlands:</b> None
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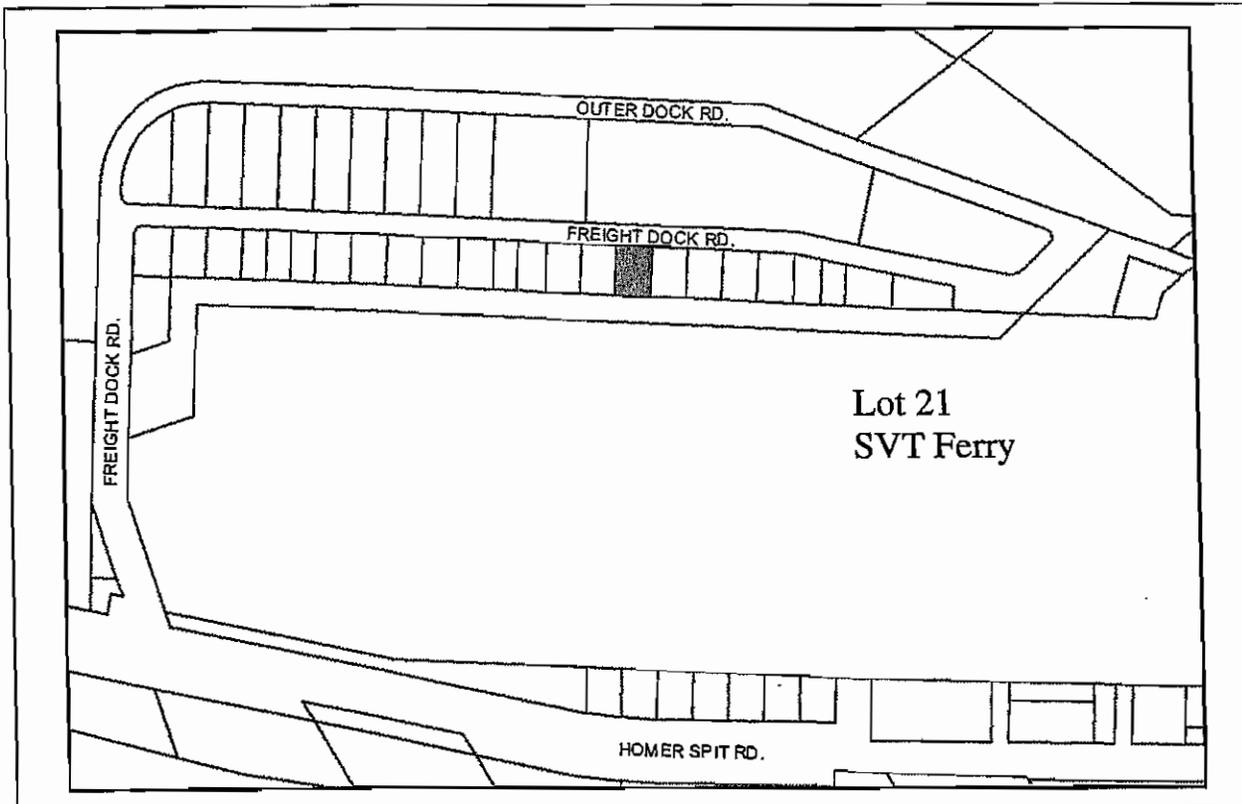
<b>Infrastructure:</b> Paved road, water and sewer.	<b>Address:</b> 3978 Homer Spit Road
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Leased to: Alaska High Hopes Charters Co. (Bob's Trophy Charters)  
 Expiration: February 2013, with one 5 year option Resolution 08-43

**Finance Dept. Code:** 400.600.4650



<b>Designated Use:</b> Leased Lands	
<b>Acquisition History:</b> Ord 83-26 purchase from World Seafood	
<b>Area:</b> 0.18 acres	<b>Parcel Number:</b> 18103119
<b>2009 Assessed Value:</b> \$78,000 (Land: \$22,100 Structure \$55,900)	
<b>Legal Description:</b> HM0940043 T06S R13W S35 TRACT 1-C THE FISHIN HOLE SUB NO 2	
<b>Zoning:</b> Marine Industrial	<b>Wetlands:</b> N/A
<b>Infrastructure:</b> Water, sewer, paved road access	<b>Address:</b> 1114 Freight Dock Road
<p><b>Leased to:</b> L.H. and Marcia Pierce. Sportsman Supply/RV                  Resolution 08-42 leased the property until the end of February, 2013. One five year option.</p>	
<b>Finance Dept. Code:</b> 400.600.4650	



**Designated Use:** Leased Lands  
**Acquisition History:**

**Area:** 0.32 acres

**Parcel Number:** 18103240

**2009 Assessed Value:** \$144,200

**Legal Description:** Homer Spit No 5 Lot 21

**Zoning:** Marine Industrial

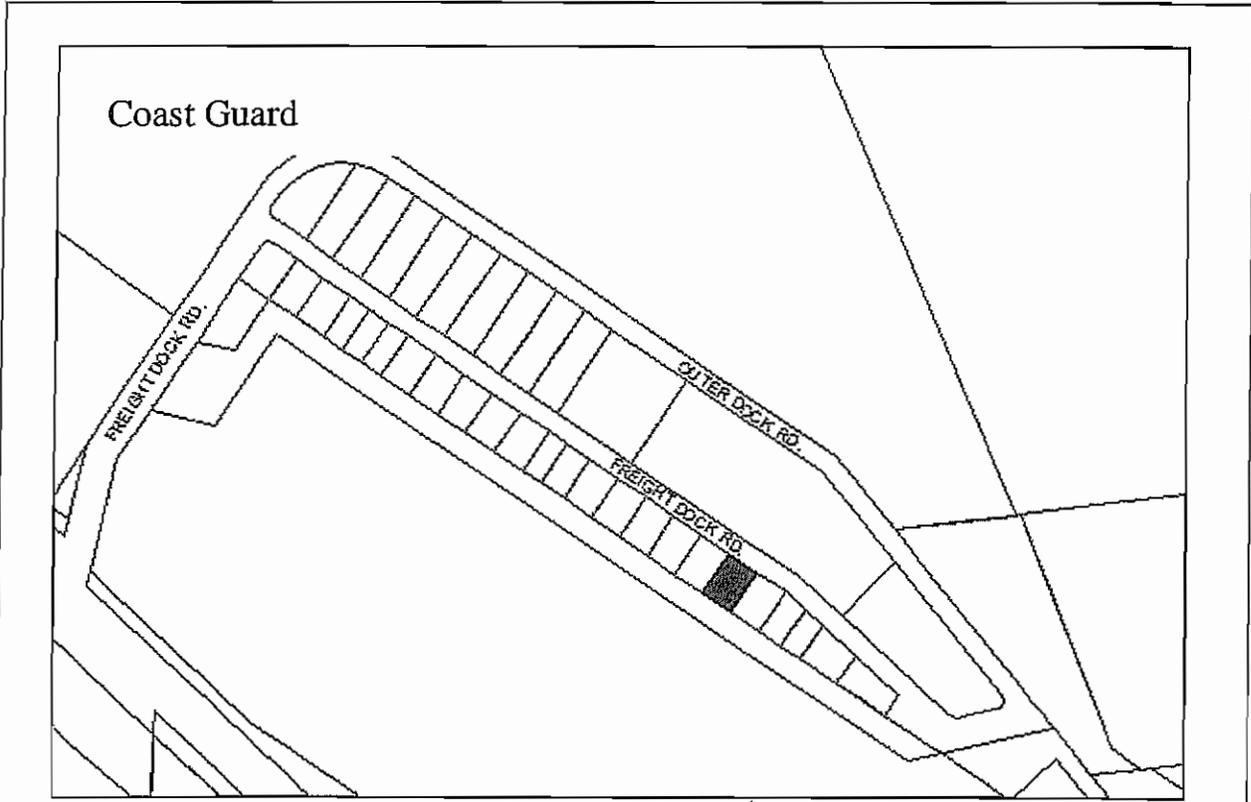
**Wetlands:** N/A

**Infrastructure:** Water, sewer, paved road access

**Address:** 4323 Freight Dock Road

**Leased to:** Seldovia Village Tribe, for Kachemak Bay Ferry  
 Resolution 10-41 . Lease expires 2040.

**Finance Dept. Code:** 400.600.4650



**Designated Use:** Leased to USCG  
**Acquisition History:**

**Area:** 0.34 acres

**Parcel Number:** 18103218

**2009 Assessed Value:** \$570,800 (Land: \$142,200 Structure: \$428,600)

**Legal Description:** Homer Spit Four subdivision Lot 2

**Zoning:**

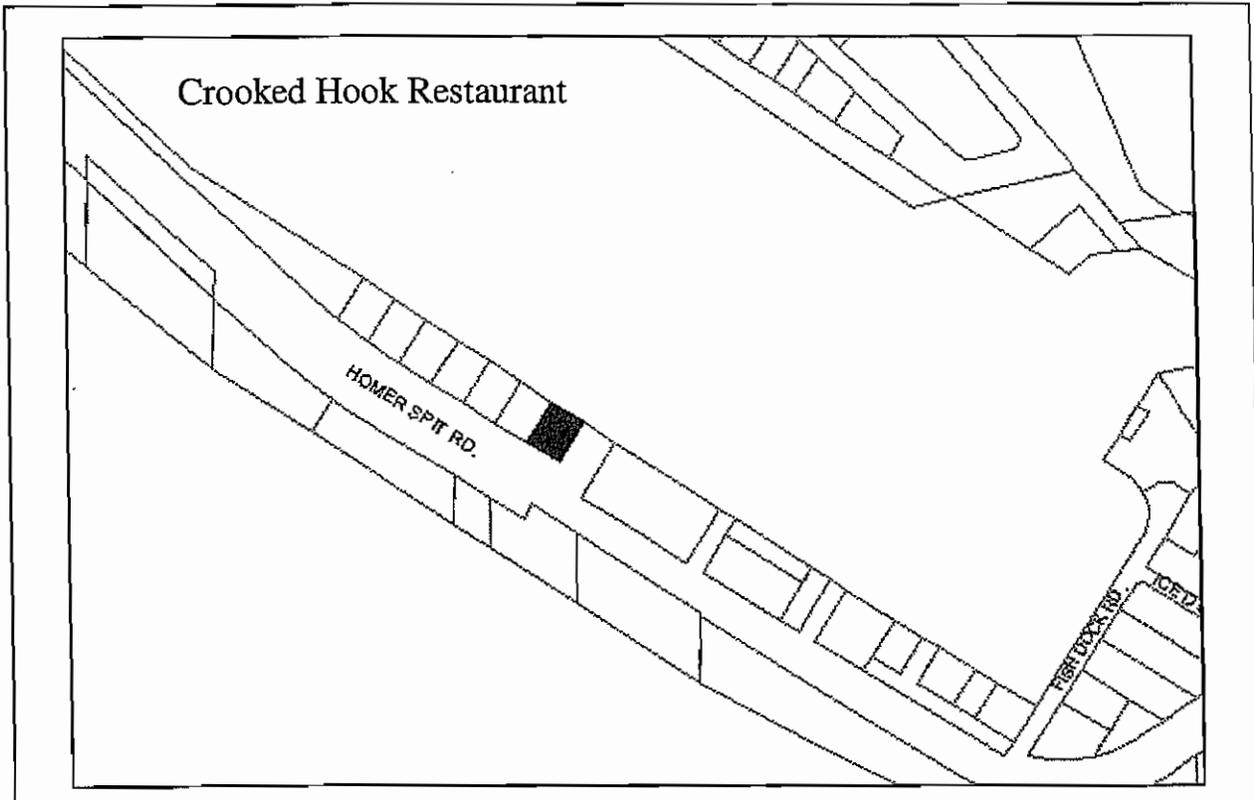
**Wetlands:** N/A

**Infrastructure:** Water, sewer, paved road access

**Address:**

**Leased to:** USCG  
**Lease Renewal Options:** None  
**Expiration:** 9/30/2023

**Finance Dept. Code:**



**Designated Use:** Leased Land  
**Acquisition History:**

**Area:** 12,700 sq ft

**Parcel Number:** 18103316

**2009 Assessed Value:** \$528,900 (Land: \$81,000 Structure: \$447,900)

**Legal Description:** HM0890034 T07S R13W S01 HOMER SPIT SUB AMENDED LOT 19

**Zoning:** Marine Commercial

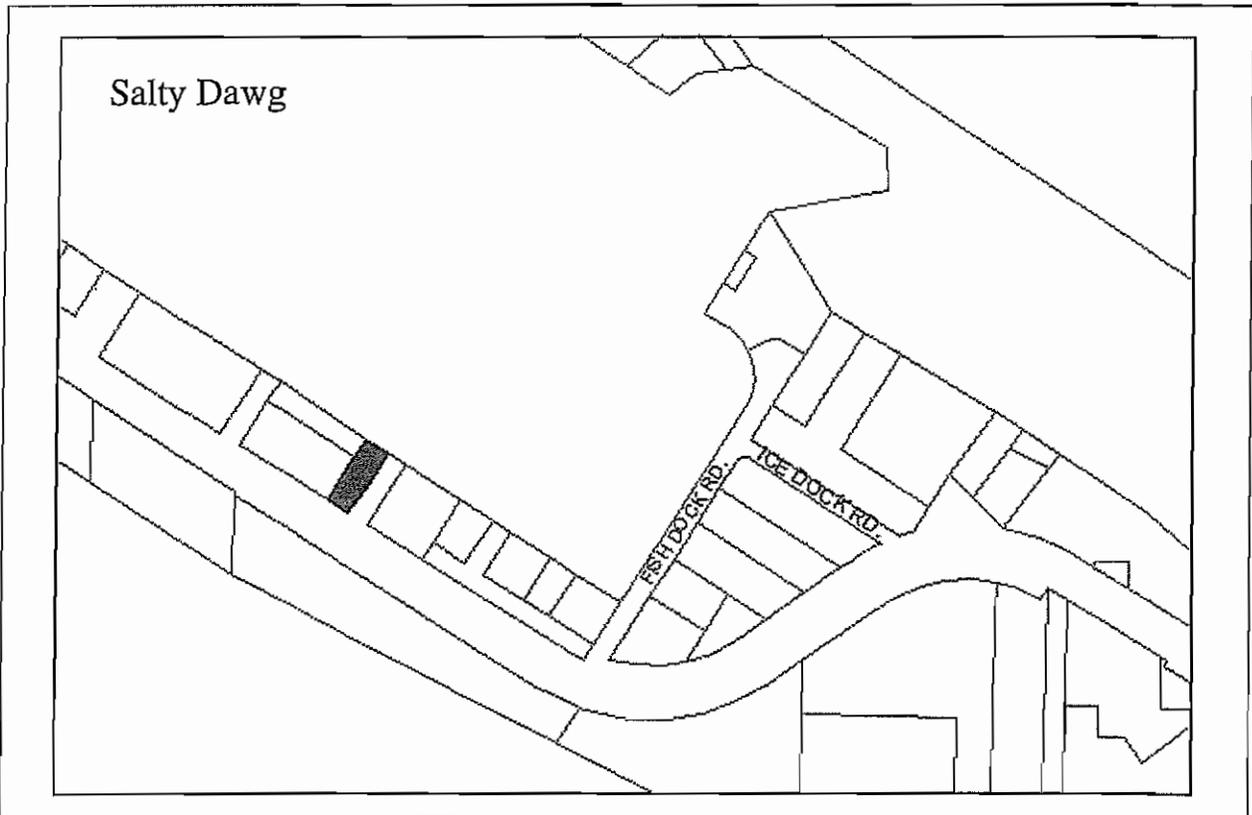
**Wetlands:** None

**Infrastructure:** Paved road, water and sewer

**Address:** 4262 Homer Spit Road

**Leased to:** Jose Ramos/El Pescador, Restaurant is now Crooked Hook  
**Expiration:** Lease expires 2/1/2016, no options.

**Finance Dept. Code:**



**Designated Use:** Leased Lands  
**Acquisition History:**

**Area:** 0.23 acres

**Parcel Number:** 18103309

**2009 Assessed Value:** \$235,400 (Land: \$95,900 Structure: \$139,500)

**Legal Description:** HM0890034 T07S R13W S01 HOMER SPIT SUB AMENDED LOT 30

**Zoning:** Marine Industrial

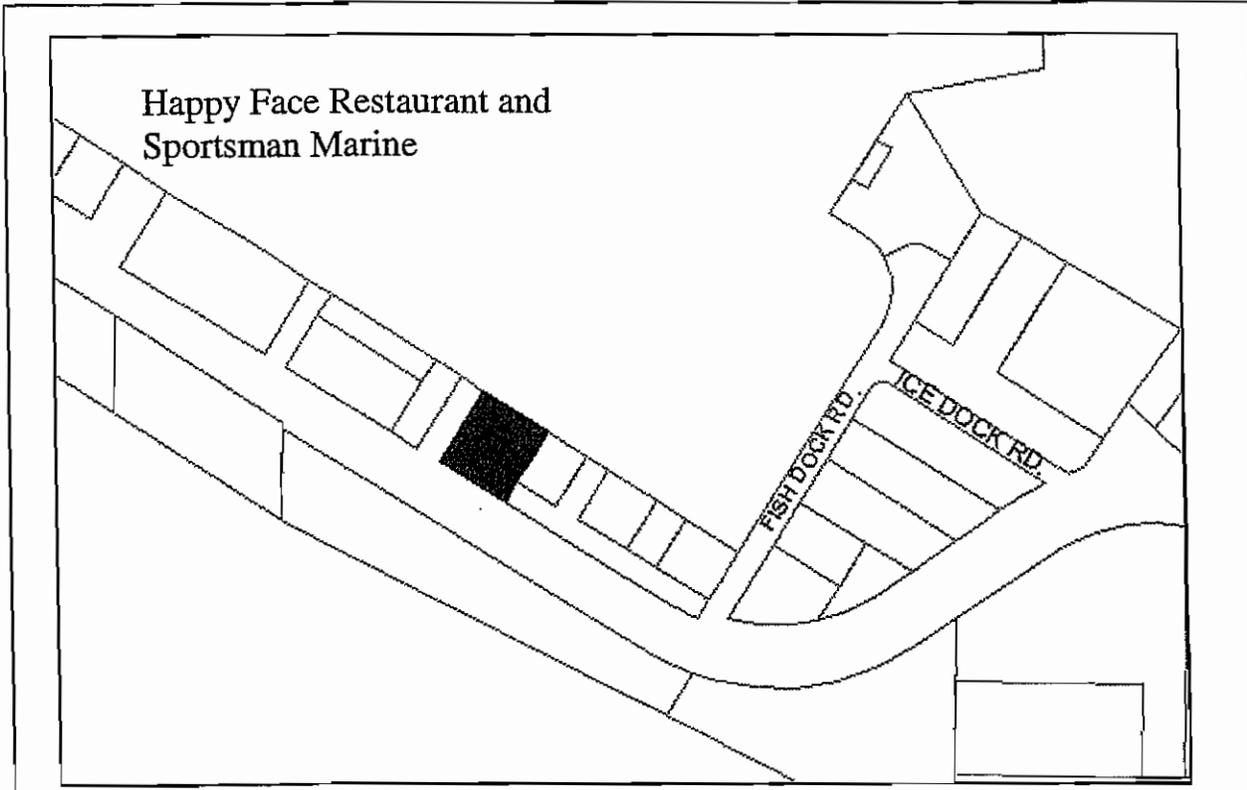
**Wetlands:** N/A

**Infrastructure:** Water, sewer, paved road access

**Address:**

**Leased to:** John Warren, Salty Dawg  
**Expiration:** 1/31/2026. No options.

**Finance Dept. Code:**



**Designated Use:** Leased Land  
**Acquisition History:**

**Area:** 24,639 sq ft (0.57 acres)

**Parcel Number:** 18103432

**2009 Assessed Value:** \$581,000 (Land: \$120,600 Structure: \$460,400)

**Legal Description:** HM0890034 T07S R13W S01 HOMER SPIT AMENDED LOT 32

**Zoning:** Marine Industrial

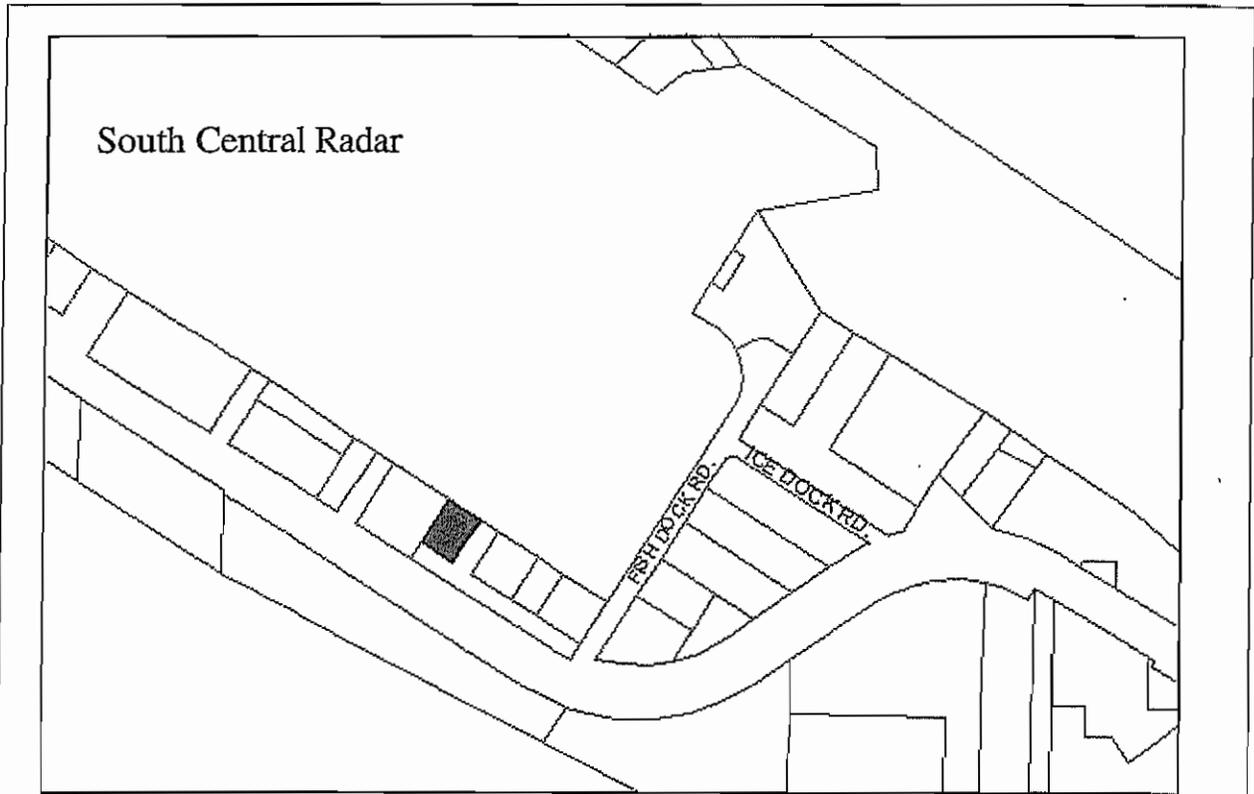
**Wetlands:** None

**Infrastructure:** Paved road, water and sewer.

**Address:** 4400 Homer Spit Road

**Leased to:** Happy Face Restaurant and Sportsman Marine  
 Expiration: 12/31/2014. No options.

**Finance Dept. Code:**



**Designated Use:** Leased Land  
**Acquisition History:**

**Area:** 0.2 acres

**Parcel Number:** 18103431

**2009 Assessed Value:** \$150,100 (Land: \$83,400 Structure: \$66,700)

**Legal Description:** HM0920050 T07S R13W S01 HOMER SPIT SUB NO TWO AMD LOT 88-1

**Zoning:** Marine Industrial

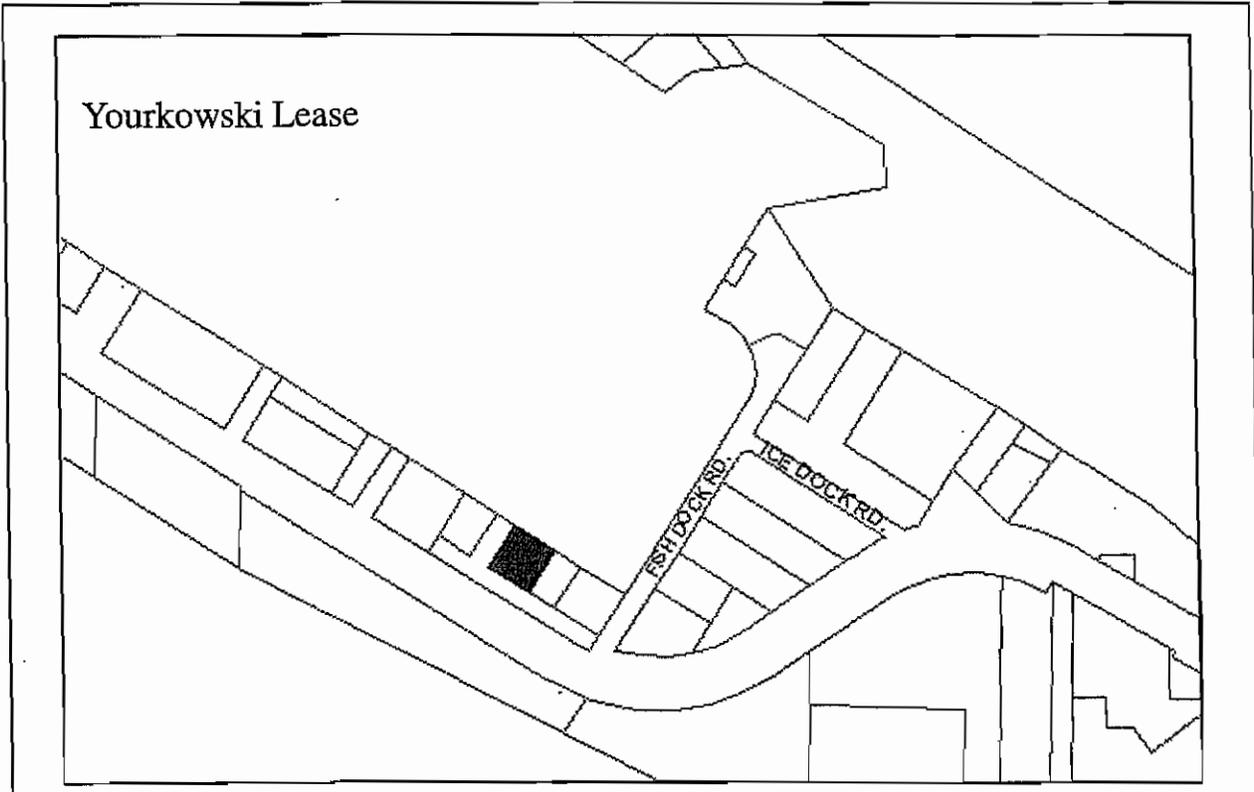
**Wetlands:** N/A

**Infrastructure:** Water, sewer, paved road access

**Address:** 4406 Homer Spit Road

**Leased to:** William Tener dba South Central Radar  
**Lease Renewal Options:** 2 additional 5 year renewal options  
**Expiration:** 11/1/2013.

**Finance Dept. Code:**



**Designated Use:** Leased Lands  
**Acquisition History:**

**Area:** 0.29 acres

**Parcel Number:** 18103442

**2009 Assessed Value:** \$230,300 (Land: \$110,400 Structure: \$119,900)

**Legal Description:** HM0920050 T07S R13W S01 HOMER SPIT SUB NO TWO AMENDED LOT 88-2

**Zoning:** Marine Industrial

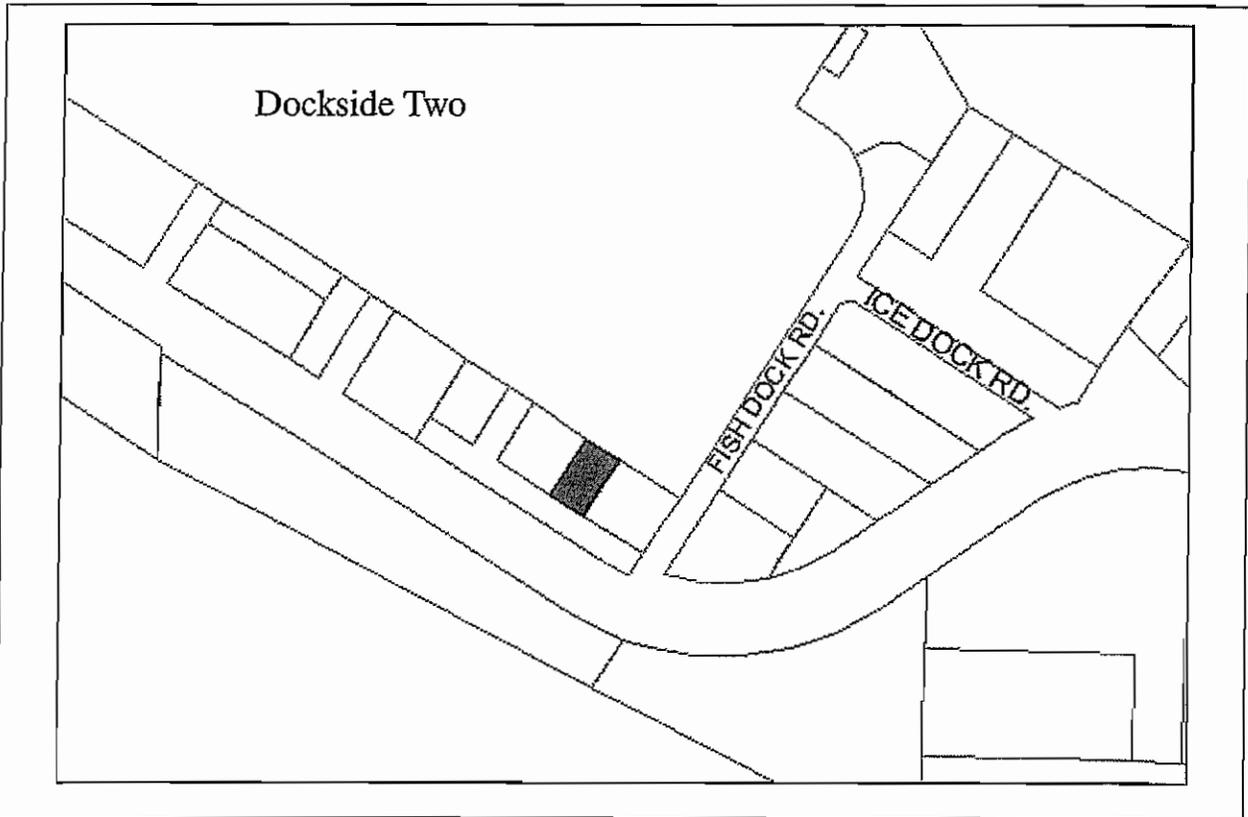
**Wetlands:** N/A

**Infrastructure:** Water, sewer, paved road access

**Address:** 4460 Homer Spit Road

**Leased to:** Mike Yourkowski  
 Lease Renewal Options: one 10 year renewal option.  
 Expiration: 11/30/15, plus renewal option.

**Finance Dept. Code:**



**Designated Use:** Leased Land  
**Acquisition History:**

**Area:** 7,749 sq ft. (0.18 acres)

**Parcel Number:** 18103443

**2009 Assessed Value:** \$93,600 (Land: \$43,700, Structure: \$44,900)

**Legal Description:** HM0920050 T07S R13W S01 HOMER SPIT SUB NO TWO AMENDED LOT 88-3

**Zoning:** Marine Industrial

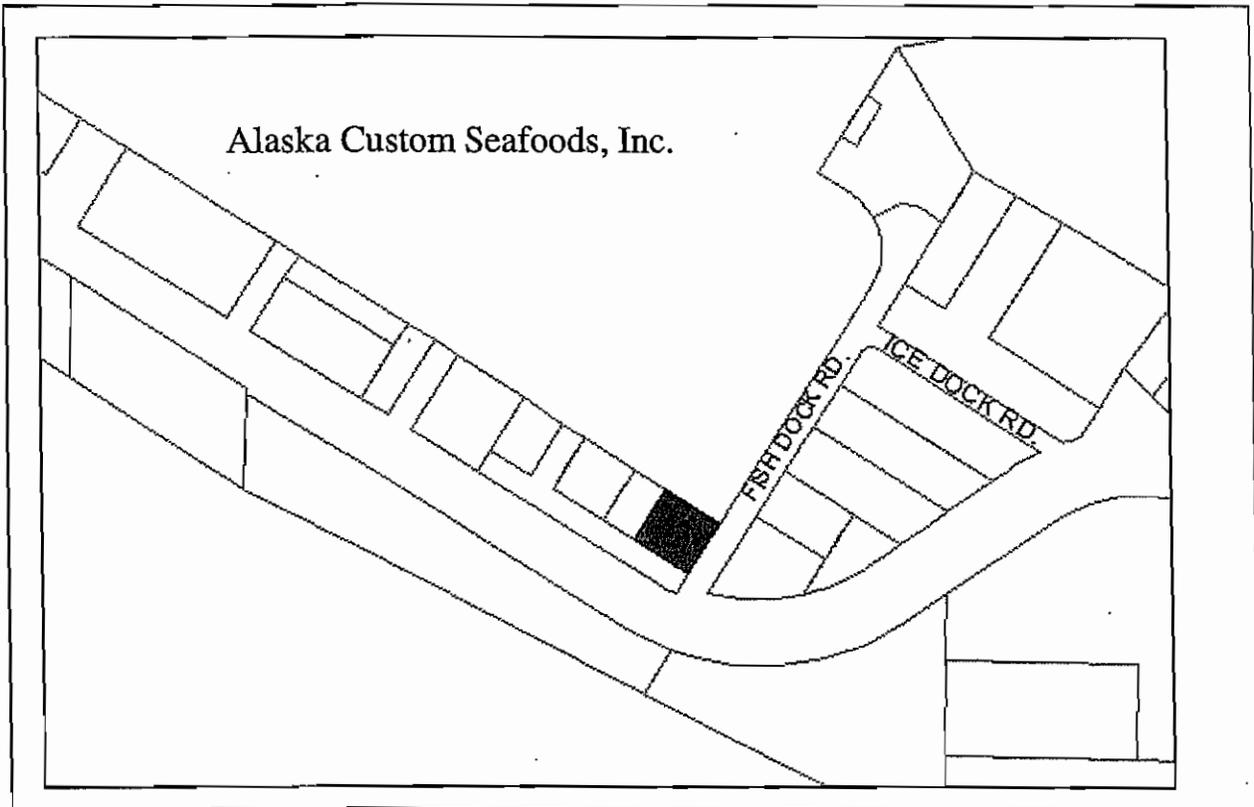
**Wetlands:** None

**Infrastructure:** Paved road, water and sewer.

**Address:** 4470 Homer Spit Road

**Leased to:** William Sullivan dba Dockside Two  
 Expiration: 4/15/2012, no more options

**Finance Dept. Code:**



**Designated Use:** Leased land  
**Acquisition History:**

**Area:** 0.31 acres, or 13,383 sq ft

**Parcel Number:** 18103444

**2009 Assessed Value:** \$135,900 Land Value - \$11,500 Structure Value - \$124400

**Legal Description:** HM0920050 T07S R13W S01 HOMER SPIT SUB NO TWO AMENDED LOT 88-4

**Zoning:** Marine Industrial

**Wetlands:** None

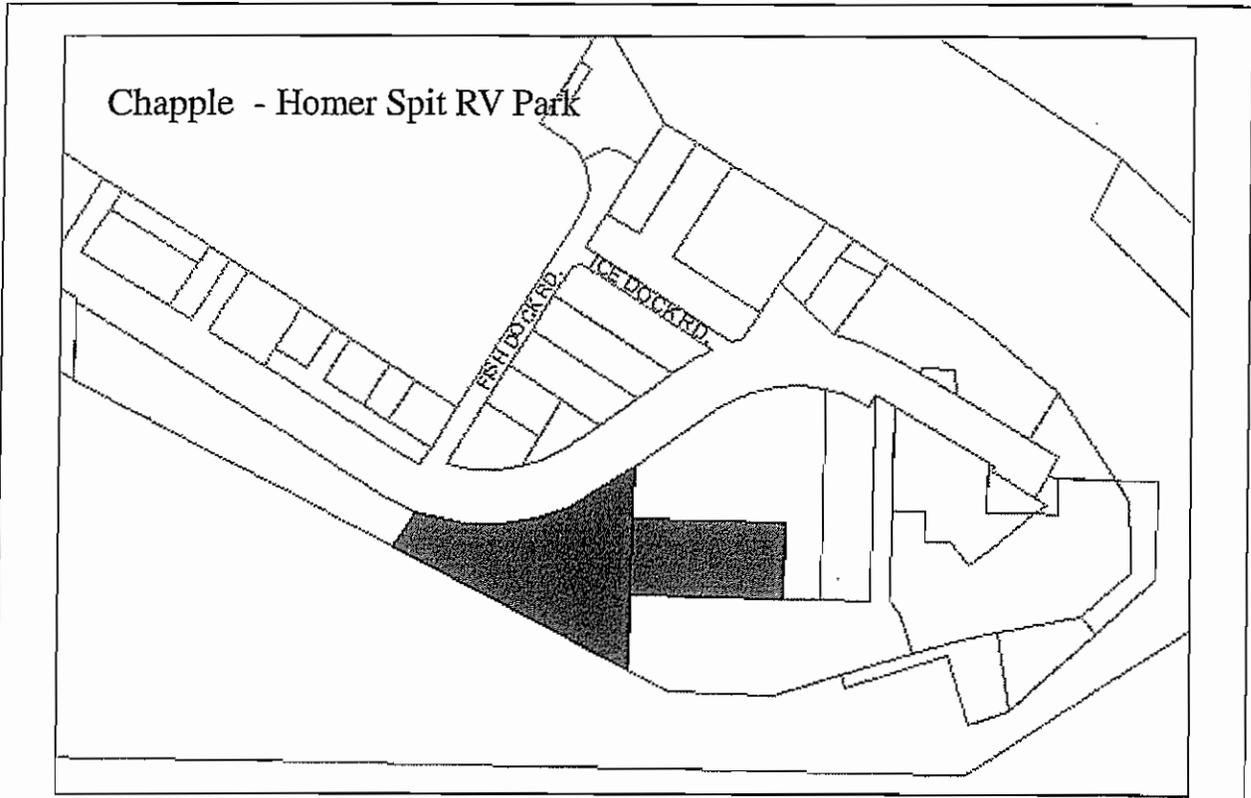
**Infrastructure:** Paved road, water and sewer.

**Address:** 4474 Homer Spit Road

**Leased to:** Brad Faulkner DBA Alaska Custom Seafoods, Inc.  
 Leased month to month. New lease is in progress.

Note on Assessed land value. The KPB tax assessor takes into account the duration of the lease. Therefore, when a lease is expiring, the value of the land to the tenant goes down. On leased land, the KPB assessor is NOT showing market value of the land; they use a different measure to create a taxable land value. 1/18/2010.

**Finance Dept. Code:**



**Designated Use:** Leased Land  
**Acquisition History:**

**Area:** 192,970 sq ft

**Parcel Number:** 18103402, 03

**2009 Assessed Value:** Total: \$593,400 Land: \$474,600 Structures: \$118,800

**Legal Description:** HM0890034 T07S R13W S01 HOMER SPIT SUB AMENDED LOT 50.  
 HM0890034 T07S R13W S01 HOMER SPIT SUB AMENDED LOT 49 EXCLUDING THAT PORTION AS  
 PER LICENSE AGREEMENT 205/928.

**Zoning:** Marine Industrial

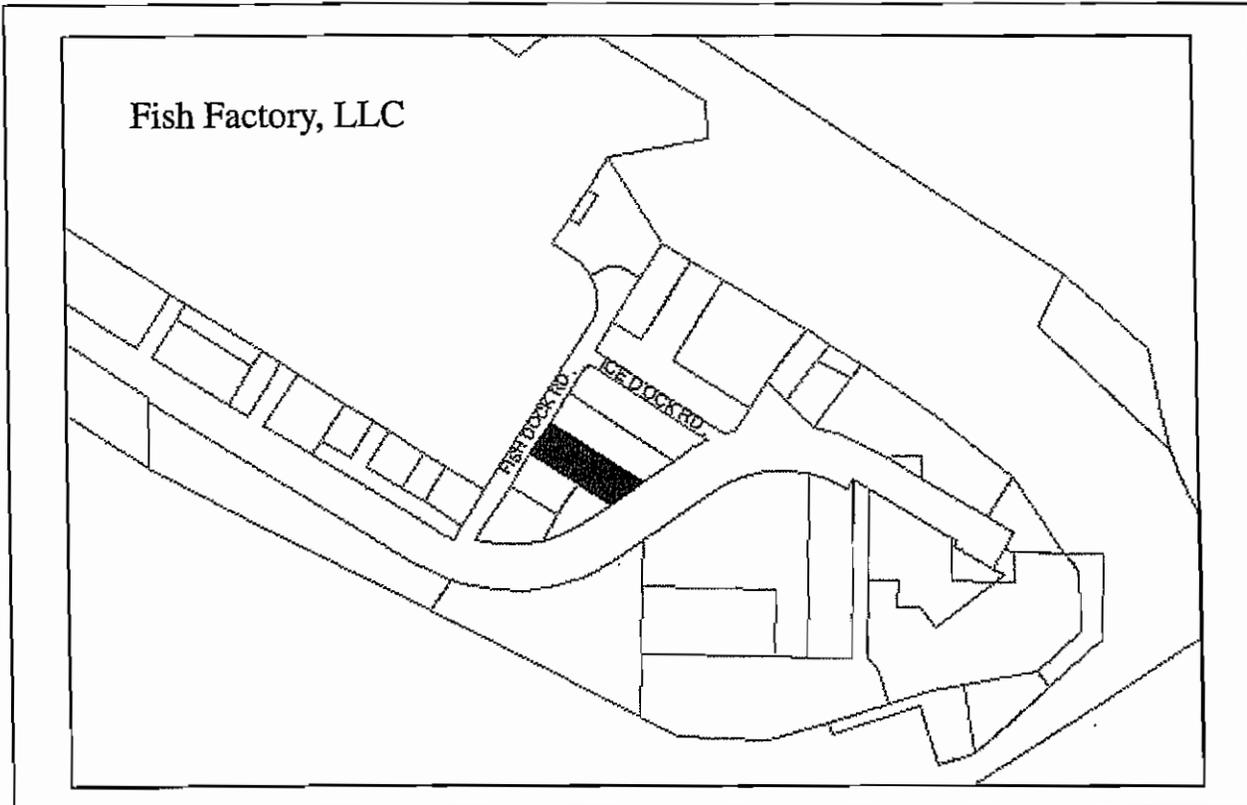
**Wetlands:** None

**Infrastructure:** Paved road, water and sewer.

**Address:** 4535 Homer Spit Road

**Leased to:** John & Margaret Chapple. Homer Spit Campground  
 Expiration: 9/10/2011, no more options.

**Finance Dept. Code:**



**Designated Use:** Leased Land  
**Acquisition History:**

**Area:** 27,470 sq ft (0.63 acres)

**Parcel Number:** 18103421

**2009 Assessed Value:** \$889,300 (Land: \$214,000 Structure: \$675,300)

**Legal Description:** HM0900052 T07S R13W S01 CITY OF HOMER PORT INDUSTRIAL NO 3  
 LOT 12-A1

**Zoning:** Marine Industrial

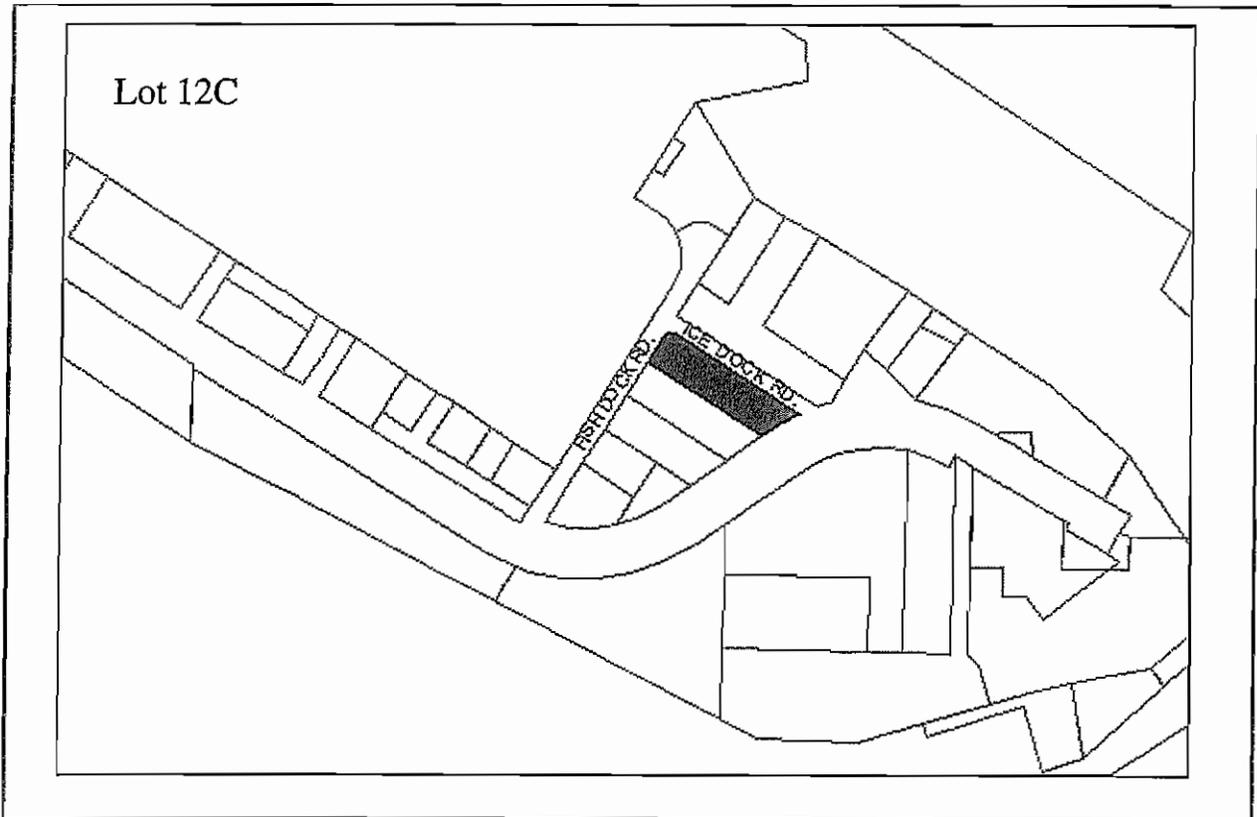
**Wetlands:** None

**Infrastructure:** Paved road, water and sewer.

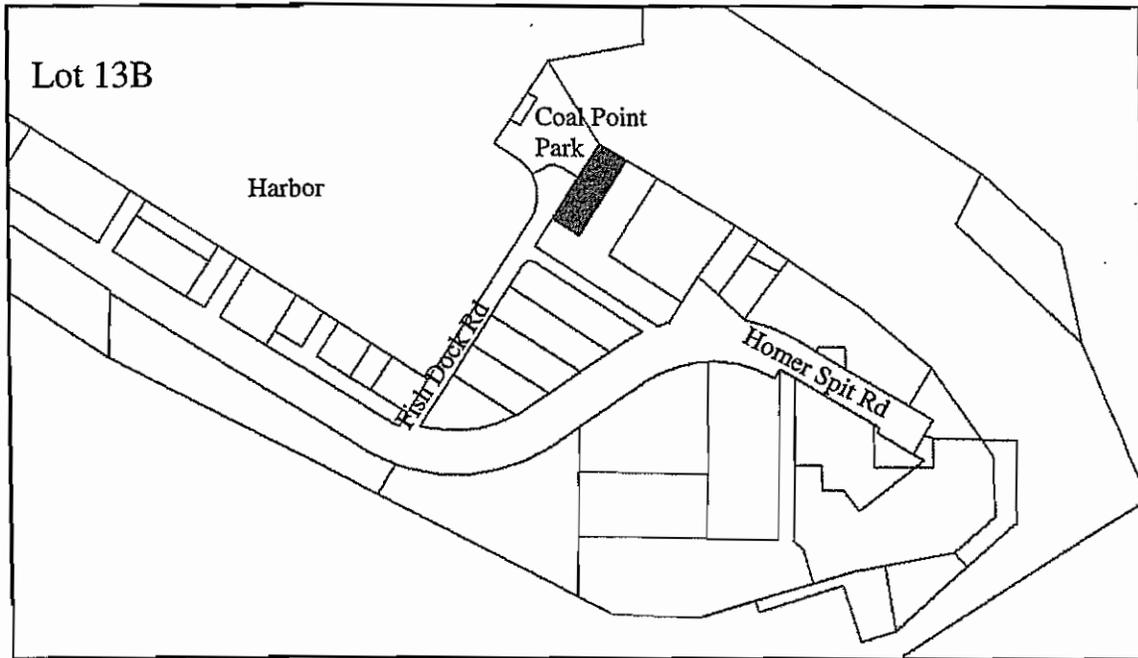
**Address:** 800 Fish Dock Road

**Leased to:** Fish Factory, LLC  
 Expiration: 3/31/2020 with two 10 year options

**Finance Dept. Code:**



<b>Designated Use:</b> Lease land	
<b>Acquisition History:</b>	
<b>Area:</b> 0.79 Acres	<b>Parcel Number:</b> 18103452
<b>2009 Assessed Value:</b> \$250,000	
<b>Legal Description:</b> City of Homer Port Industrial No 2 Lot 12C	
<b>Zoning:</b> Marine Industrial	
<b>Infrastructure:</b> Water, sewer, paved road access	<b>Address:</b> 4501 Ice Dock Road
Leased by Resolution 2008-37 to Harbor Leasing (Auction Block) Expiration: 3/31/2028 Options: two additional 5 year options	
<b>Finance Dept. Code:</b>	



**Designated Use:** Lease  
**Acquisition History:**

**Area:** 0.52 acres

**Parcel Number:** 18103425

**2009 Assessed Value:** \$194,400

**Legal Description:** City of Homer Port Industrial Subdivision No 2 Lot 13B

**Zoning:** Marine Industrial

**Wetlands:** N/A

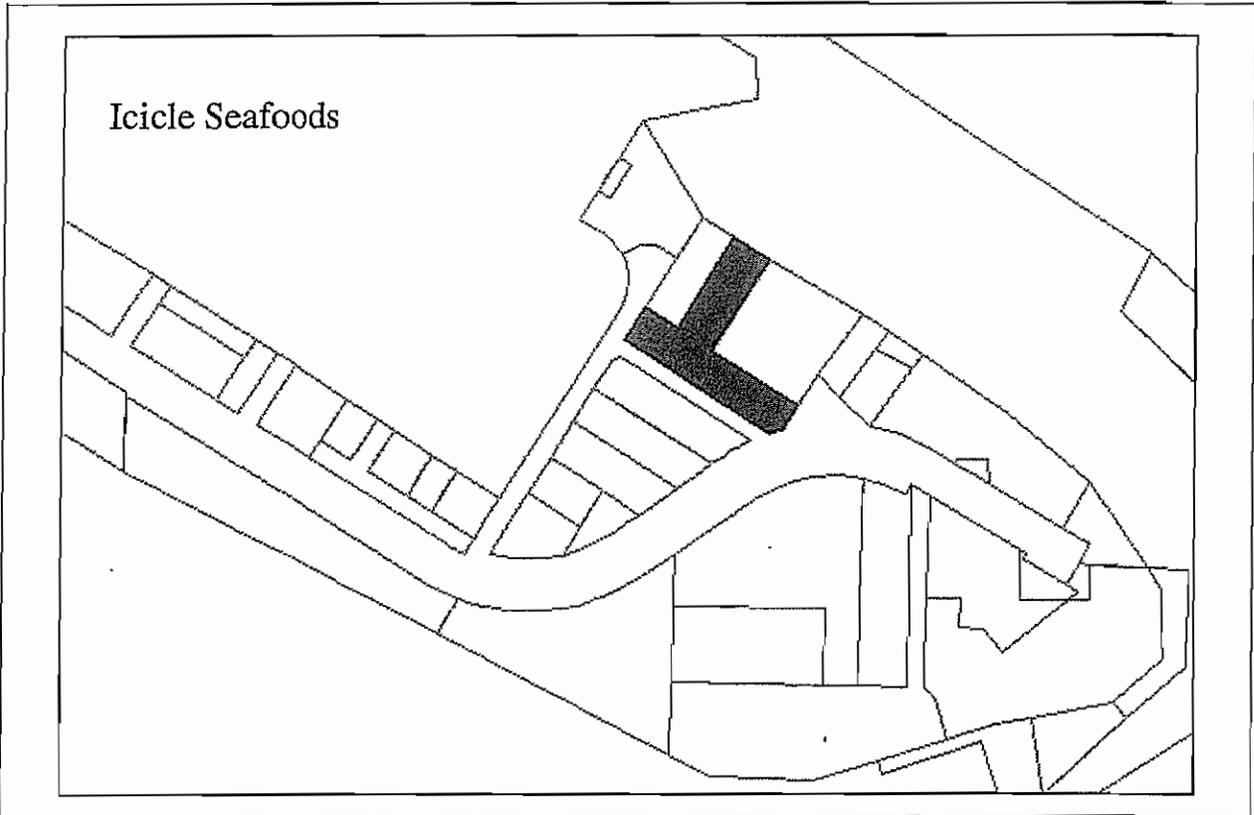
**Infrastructure:** Water, sewer, paved/gravel road access

**Address:** Fish Dock Road

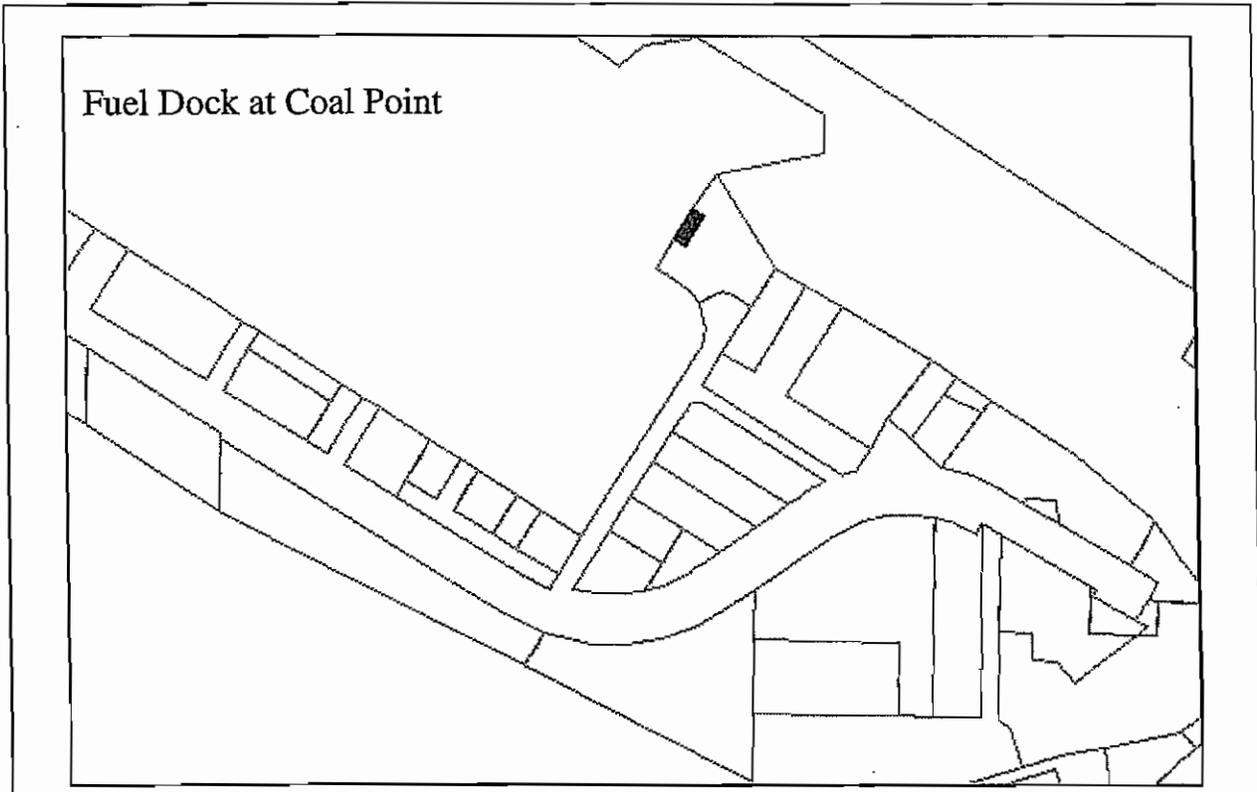
Snug Harbor is in negotiations to lease this lot and construct a building. Resolution 10-98.

Former Porpoise Room lot. Fisheries use encouraged but not required.

**Finance Dept. Code:**



<b>Designated Use:</b> Leased Land	
<b>Acquisition History:</b>	
<b>Area:</b> 1.49 acres	<b>Parcel Number:</b> 18103419
<b>2009 Assessed Value:</b> \$533,600 (Land: \$358,300 Structure: \$175,300)	
<b>Legal Description:</b> HM0890034 T07S R13W S01 HOMER SPIT SUB AMENDED ADL 18009 LOT 41 (ADL 18009)	
<b>Zoning:</b> Marine Industrial	<b>Wetlands:</b> N/A
<b>Infrastructure:</b> Water, sewer, paved road access	<b>Address:</b>
<p><b>Leased to:</b> Icicle Seafoods, Inc                  Expiration: 9/14/2029. No options.</p>	
<b>Finance Dept. Code:</b>	



**Designated Use:** Leased Land  
**Acquisition History:**

<b>Area:</b> 0.07 acres	<b>Parcel Number:</b> 18103427
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**2009 Assessed Value:** \$482,000 (Land: \$40,600 Structure: \$441,400)

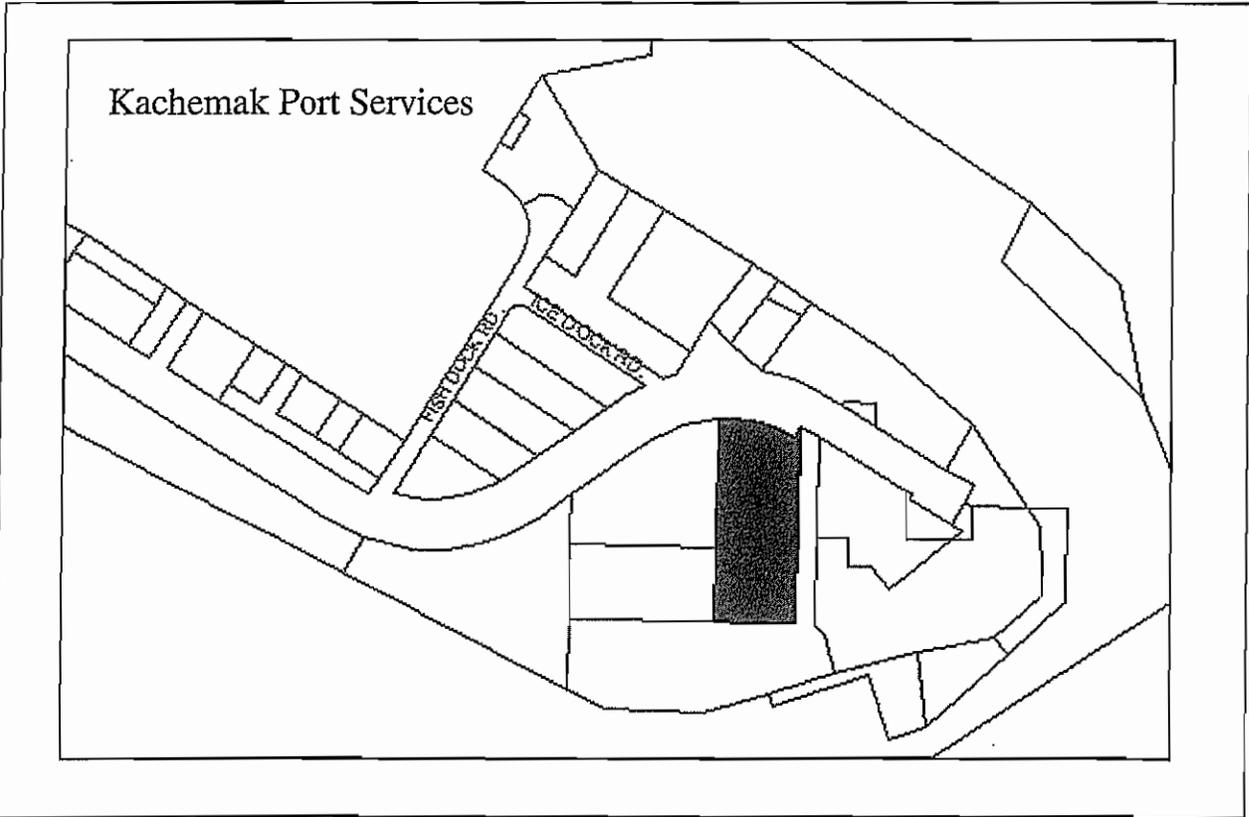
**Legal Description:** HM0890034 T07S R13W S01 HOMER SPIT SUB AMENDED THAT PORTION OF COAL POINT MONUMENT PARK AS PER LEASE AGREEMENT 187 @ 921

<b>Zoning:</b> Marine Industrial	<b>Wetlands:</b> None
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<b>Infrastructure:</b> Paved road, water and sewer.	<b>Address:</b>
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**Leased to:** Harbor Enterprises/Terminal Oil Sales. Coal Point Fuel Dock.  
**Expiration:** 11/30/2013. One 5 year option.

**Finance Dept. Code:**



**Designated Use:** Leased Land. Also includes the Port Maintenance Shop and a large tank.  
**Acquisition History:**

<b>Area:</b> 2.23 acres (Lease is for a small portion of the lot)	<b>Parcel Number:</b> 18103404
--	--------------------------------

**2009 Assessed Value:** 1,397,700 (\$Land: \$353,700 Structure: \$1,044,000)

**Legal Description:** HM0890034 T07S R13W S01 HOMER SPIT SUB AMENDED LOT 48 EXCLUDING THAT PORTION AS PER LICENSE AGREEMENT 190 @ 98

<b>Zoning:</b> Marine Industrial	<b>Wetlands:</b> N/A
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<b>Infrastructure:</b> Water, sewer, paved road access	<b>Address:</b> 4667 Homer Spit Road
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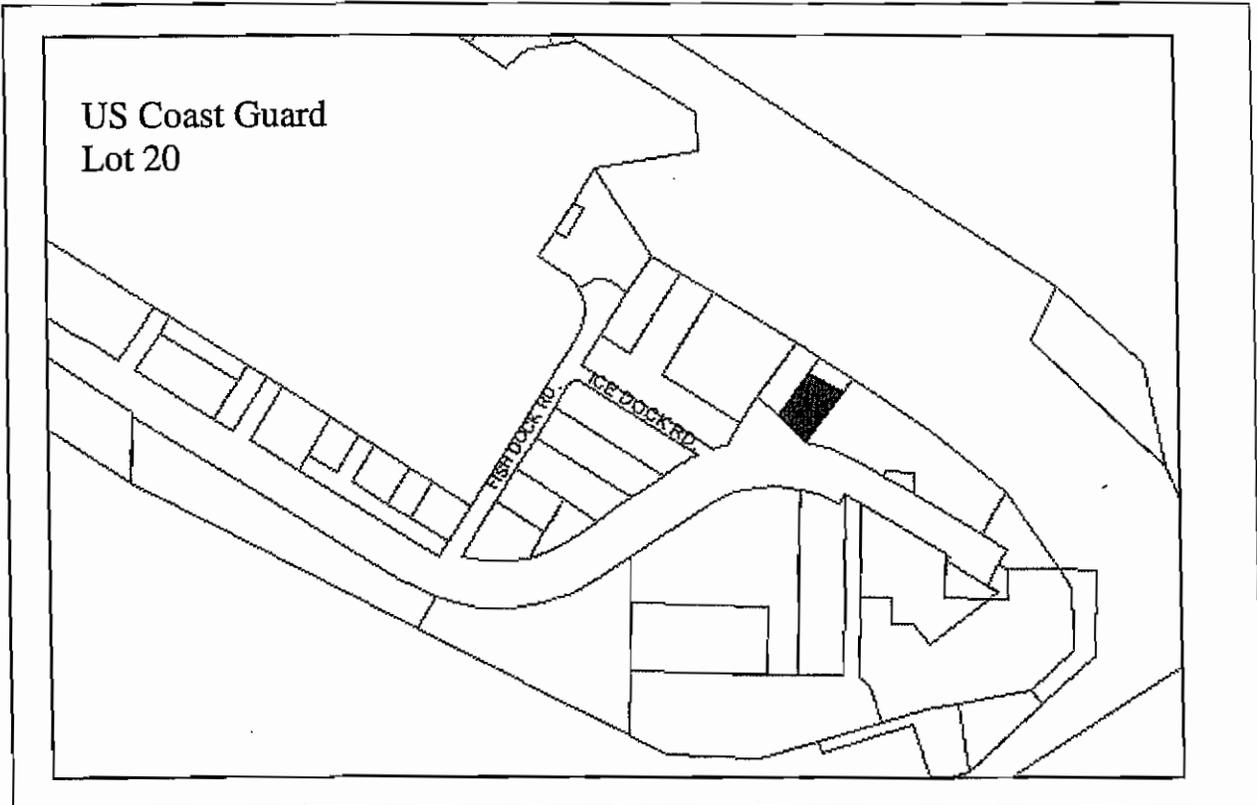
**Leased to:** Kachemak Port Services. See KPB 18103464.  
 Total value: \$33,700. Land Value - \$1500, Structure Value - \$32200  
 Only a small portion is leased to Kachemak Port Services.  
 Resolution 09-66, lease renewal, lease expires 7/31/14, with two one year options.

**ACS MACTel lease:** Expires 3/3/2014, with two additional one year options.

**Alaska Marine Highway lease:** Alaska Marine Highway System to built a warehouse to support ferry operations, summer 2011. Lease expires 2060.

The Port Maintenance Shop is on this lot, and a large water tank, and other accessory structures.

**Finance Dept. Code:**



**Designated Use:** Lease  
**Acquisition History:**

**Area:** 0.35 acres

**Parcel Number:** 18103445

**2009 Assessed Value:** \$151,800

**Legal Description:** Portion of Government Lot 20

**Zoning:** Marine Industrial

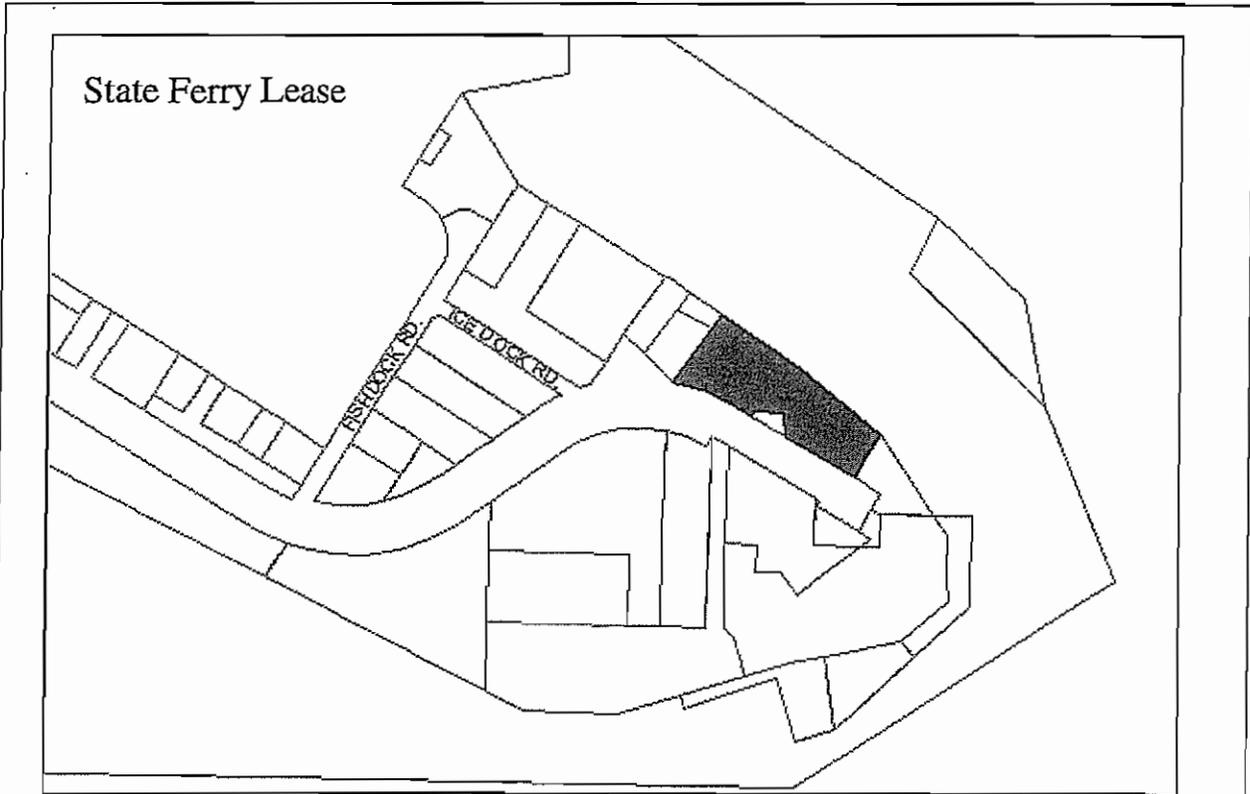
**Wetlands:** N/A

**Infrastructure:** Water, sewer, paved road access

**Address:** 4688 Homer Spit Road

**Leased to:** US Coast Guard.  
 Lease expires 9/30/2016.

**Finance Dept. Code:**



**Designated Use:** Ferry Terminal and Staging  
**Acquisition History:** Quitclaim Deed to KPPUDIST #1 2/18/64; Orig Cert filed between KPPUD and BLM for Harbor use for 25 years on 7/29/55.

**Area:** 1.83 acres or 79,799 sq ft

**Parcel Number:** 18103447

**2009 Assessed Value:** \$1,126,000 (\$460,000 Land, \$666,000 Structure)

**Legal Description:** HM0930049 T07S R13W S01 HOMER SPIT SUB NO 6 VELMA'S ADDN LOT 45-A

**Zoning:** Marine Industrial

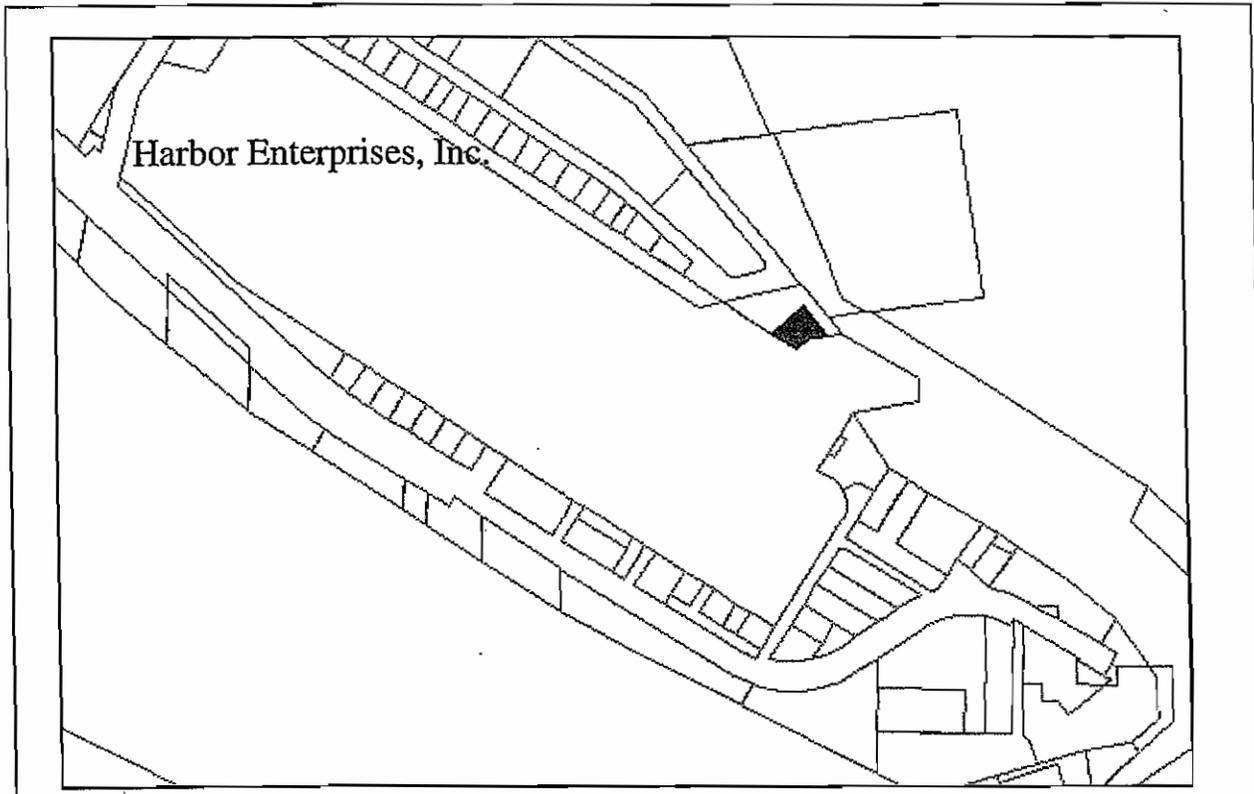
**Wetlands:** None

**Infrastructure:** Paved road, water and sewer.

**Address:** 4690 Homer Spit Road

**Leased to:** Alaska Marine Highway  
 Expiration: 1-13-2029.  
 MOA on file regarding ferry terminal and city maintenance shop.

**Finance Dept. Code:**



**Designated Use:** Leased Land (Fuel tanks for fuel dock)  
**Acquisition History:**

**Area:** 20,000 sq ft (0.459 acres)

**Parcel Number:** 18103260

**2009 Assessed Value:** \$339,100 (Land: \$126,300 Structure: \$212,800)

**Legal Description:** HM0970072 T07S R13W S01 HOMER SPIT NO 6 8-E-1

**Zoning:** Marine Industrial

**Wetlands:** None

**Infrastructure:** Paved road, water and sewer.

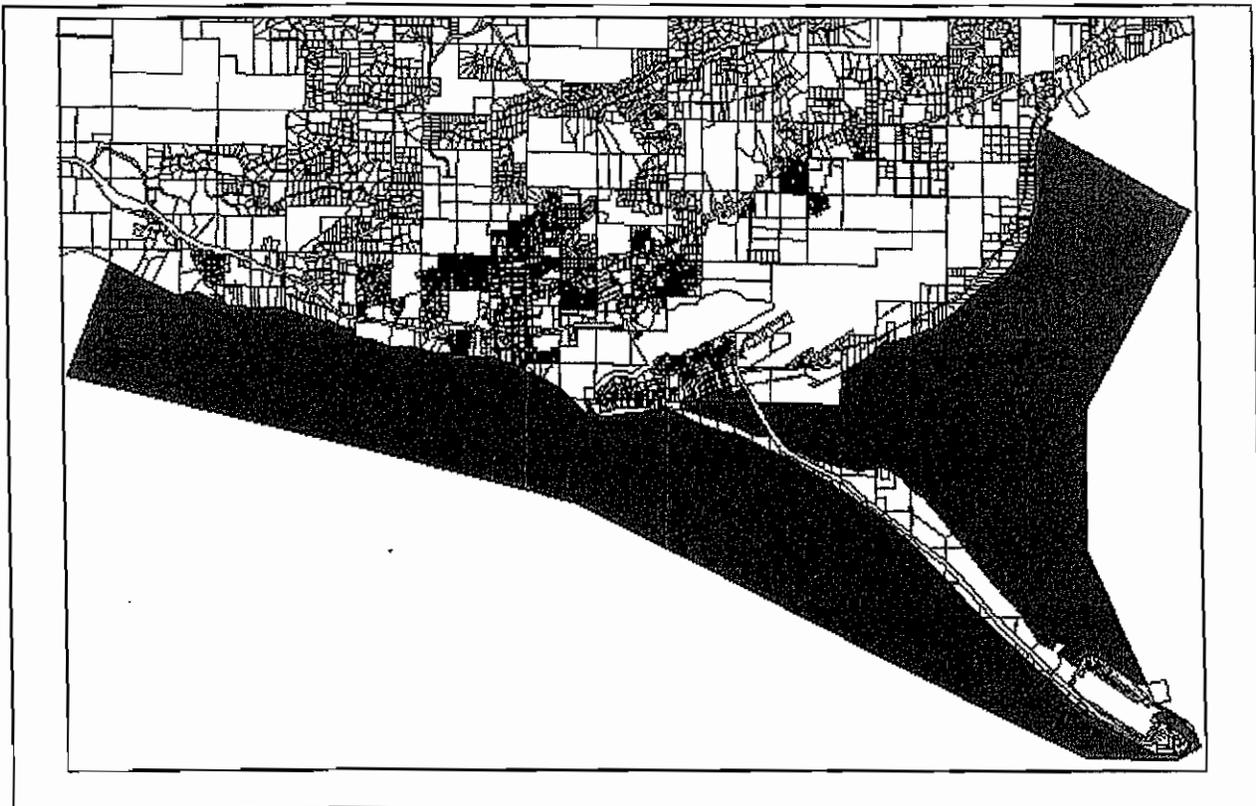
**Address:** 4607 Freight Dock Road

**Leased to:** Harbor Enterprises/Terminal Oil Sales  
**Expiration:** 12/1/2018 no options left.

**Finance Dept. Code:**

## Section C

Other City Lands  
Generally Undesignated



**Designated Use:** Tidelands  
**Acquisition History:**

<b>Area:</b> 6,714 acres	<b>Parcel Number:</b> 18107001, 17728001, 17528001
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**2009 Assessed Value:** \$21, 056,700

**Legal Description:** Portions of ATS 612

<b>Zoning:</b> Not zoned	<b>Wetlands:</b>
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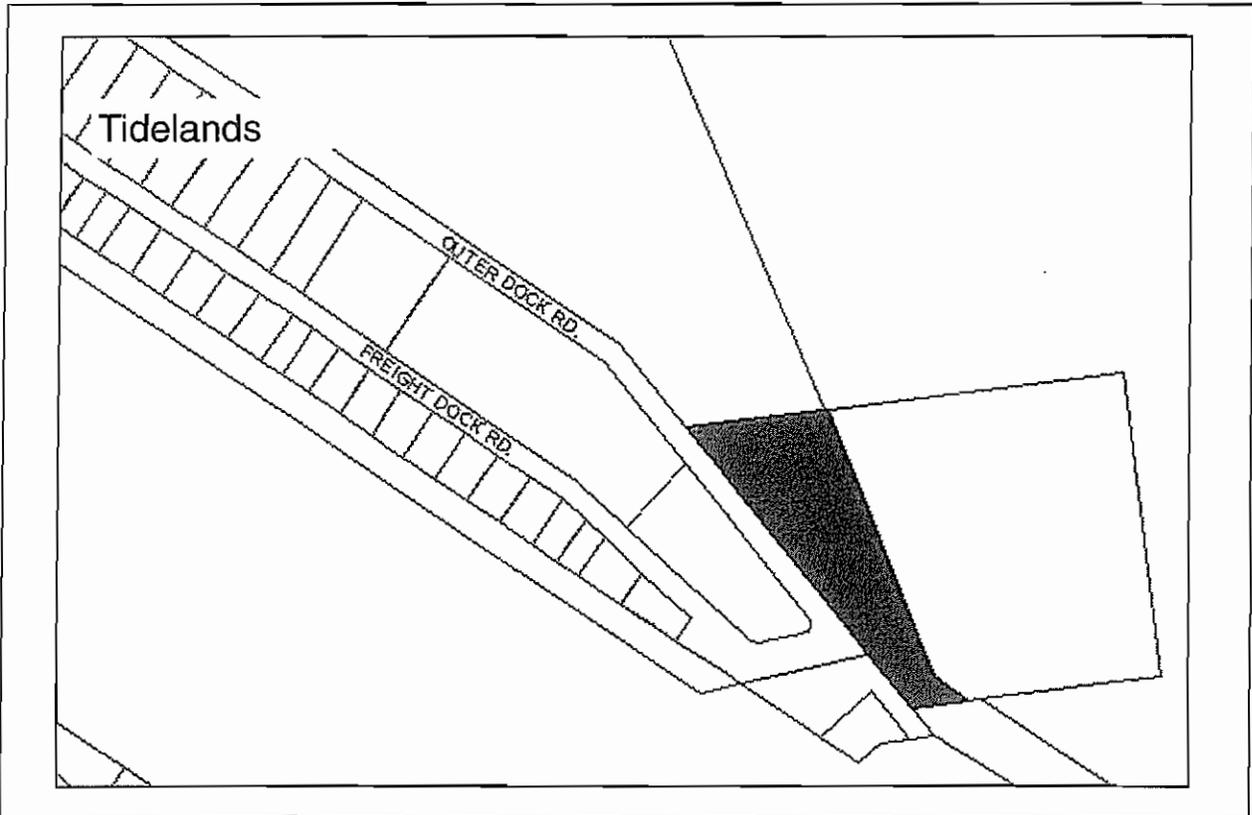
17728001—HM0742265 T06S R13W S29 ALASKA TIDELAND SURVEY 612 . 499.54 acres, \$83,200 assessed value. Patent title 1977, 84-25 Annexed by City.

17528001 HM0770064 T06S R14W S30 ALASKA TIDELANDS SURVEY NO 612 POR SEC 23 24 & POR SEC 19 & 30. 1641.24 acres. Assessed Value: \$83,400. City Granted Title 1977 under Preference Right effective 1/3/59 Ord 84-25 Annexed by City.

18107001—HM0770064 T07S R13W S14 ALASKA TIDELANDS SURVEY 612 THAT PORTION LYING WITHIN SEC 13 & 14 & 22 THRU 24 & 26 THRU 28 & 33 THRU 36 OF T06SR13W & WITHIN SEC 1 & 2 OF T07SR13W EXCLUDING THAT PORTION OF TIDELANDS VESTED TO STATE OF ALASKA & EXCE. 4753 acres. \$20,890,100, includes Pioneer Dock improvements

Patent 1974 002459-0 Book 80 Page 171  
 Mariner Park and Mud Bay were nominated by the City as Western Hemisphere Shorebird Reserve Sites in 1994 ("whissern" ). They are recognized as sites of international importance. <http://www.whsm.org/>

**Finance Dept. Code:**



**Designated Use:** Tidelands  
**Acquisition History:**

**Area:** 4.19 acres

**Parcel Number:** 18103213

**2009 Assessed Value:** \$800,800

**Legal Description:** T 6S R 13W SEC 36 T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0920050  
 HOMER SPIT SUB NO TWO AMENDED TRACT A

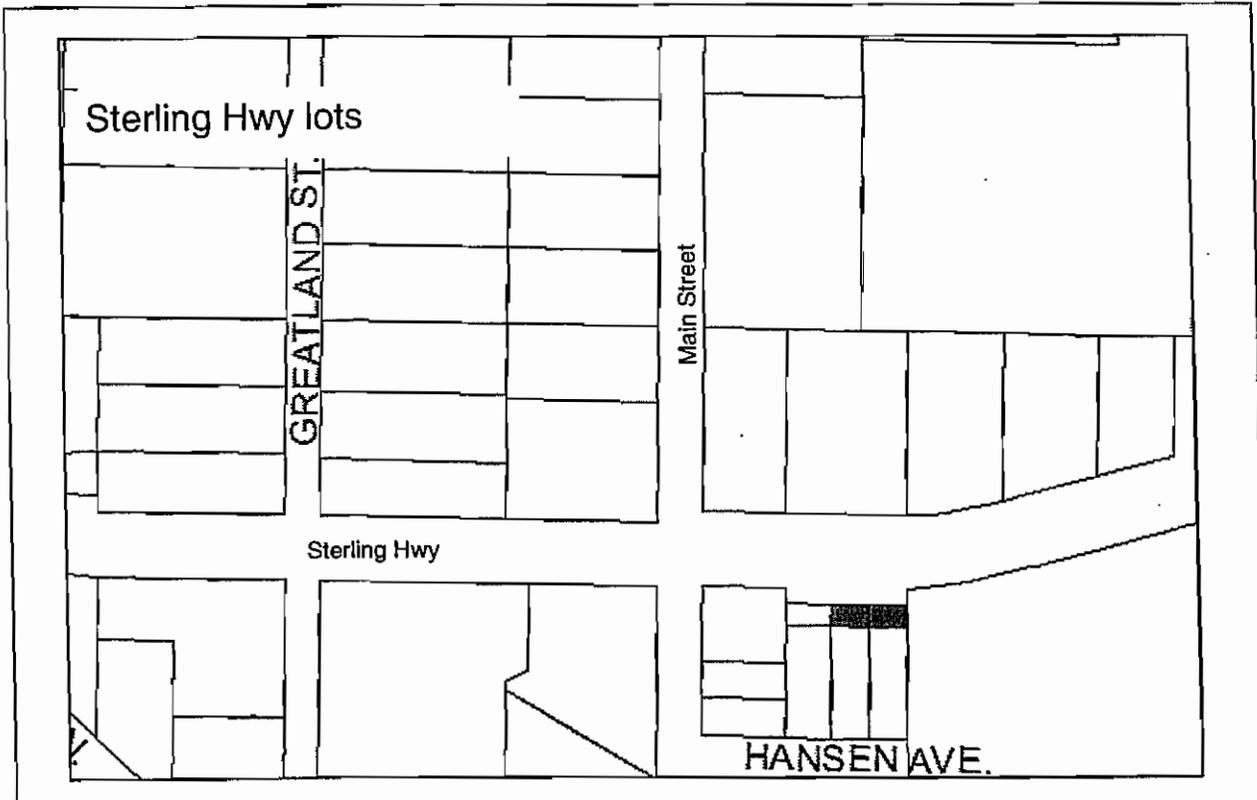
**Zoning:** Not zoned

**Wetlands:** Tidelands

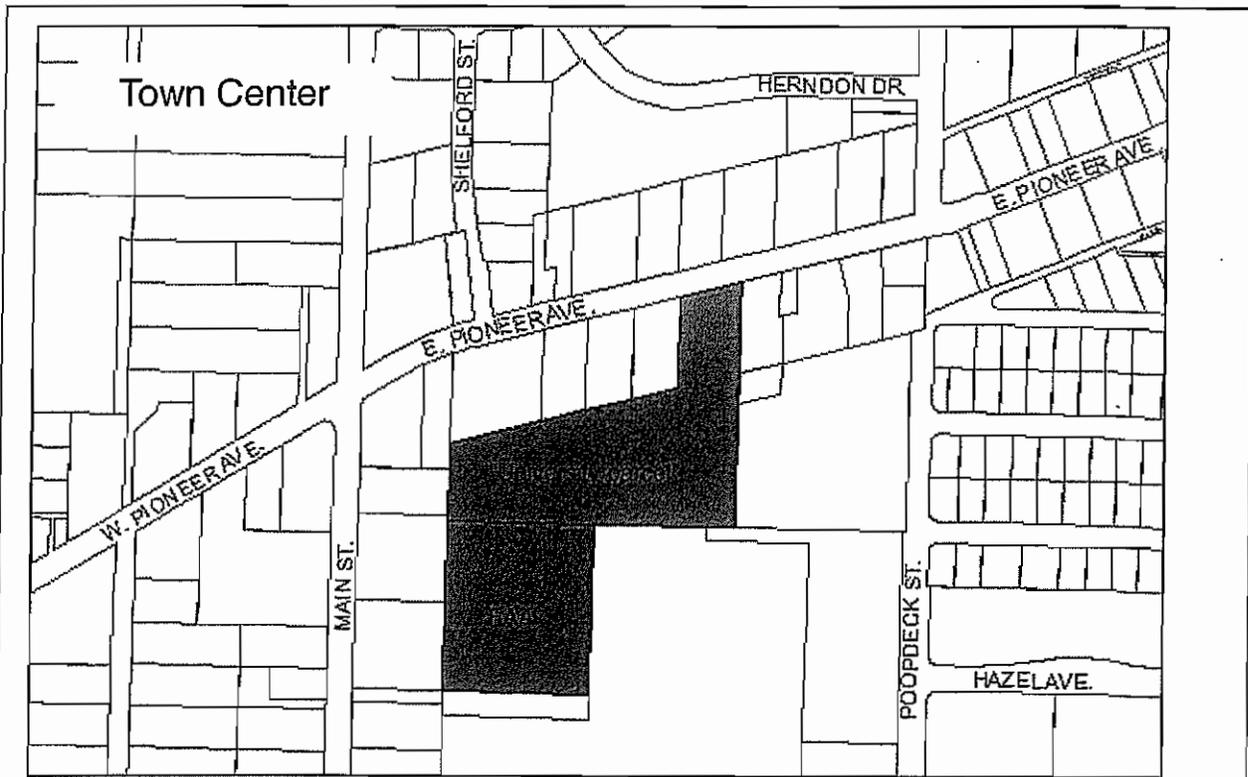
**Infrastructure:**

Includes part of the causeway for the deep water dock. Lease agreement for deep water dock land, B192 p648  
 \$830/yr ADL 224560 55 year lease, July 1989– July 2044

**Finance Dept. Code:**



<b>Designated Use:</b> Undesignated	
<b>Acquisition History:</b> Detling Deed 6/10/82	
<b>Area:</b> 0.03 acres each. Total of 2,613 sq ft	<b>Parcel Number:</b> 177154 02, 03
<b>2009 Assessed Value:</b> \$1,400	
<b>Legal Description:</b> T6S R 13W SEC 20 SEWARD MERIDIAN HM 0670365 W R BENSON SUB AMENDED LOT 46 EXCLUDING HOMER BY-PASS ROAD, T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0670365 W R BENSONS SUB AMENDED LOT 47 EXC HOMER BY-PASS RD*	
<b>Zoning:</b> Central Business District	<b>Wetlands:</b> Possibly. Lots are steep.
<b>Infrastructure:</b> Paved Road and sidewalk	
<b>Notes:</b> Lots are steep; they run from the Sterling Highway grade down the slope to the adjoining property. Lot dimensions are approximately 50'x30'.	
<b>Finance Dept. Code:</b>	



**Designated Use:** UA land: Land was sold to the City by UA with the intent it would be used for town center. FAA site: Held for possible UA/state shared consortium library agreement and land trade for land at Bridge Creek.

**Acquisition History:** UA: Ord 03-61 purchase.

**Area:** 7.71 acres

**Parcel Number:** 17719209, 17708015

**2009 Assessed Value:** \$520,200

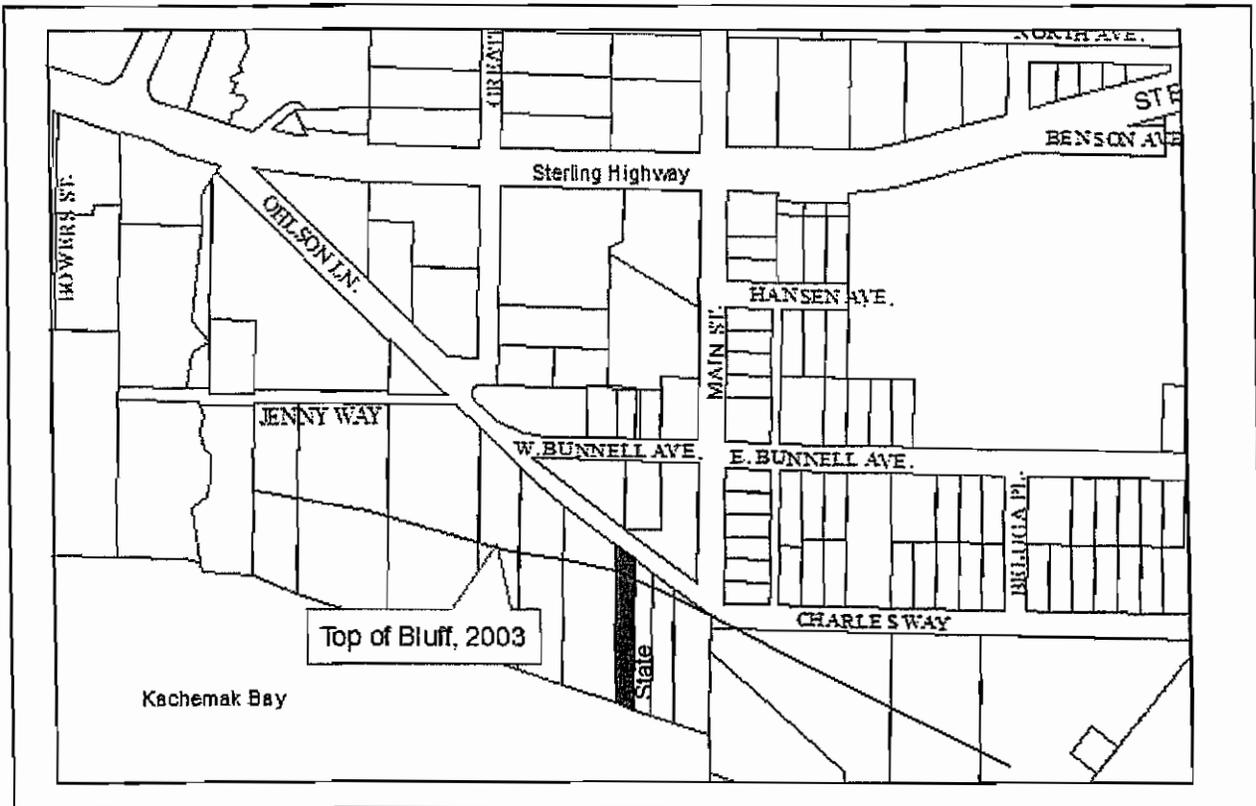
**Legal Description:** Homer FAA Site Sub Tract 38A, UA lot: Portion of Nils O Svedlund Sub lot 7 tract B, long legal.

**Zoning:** Central Business District

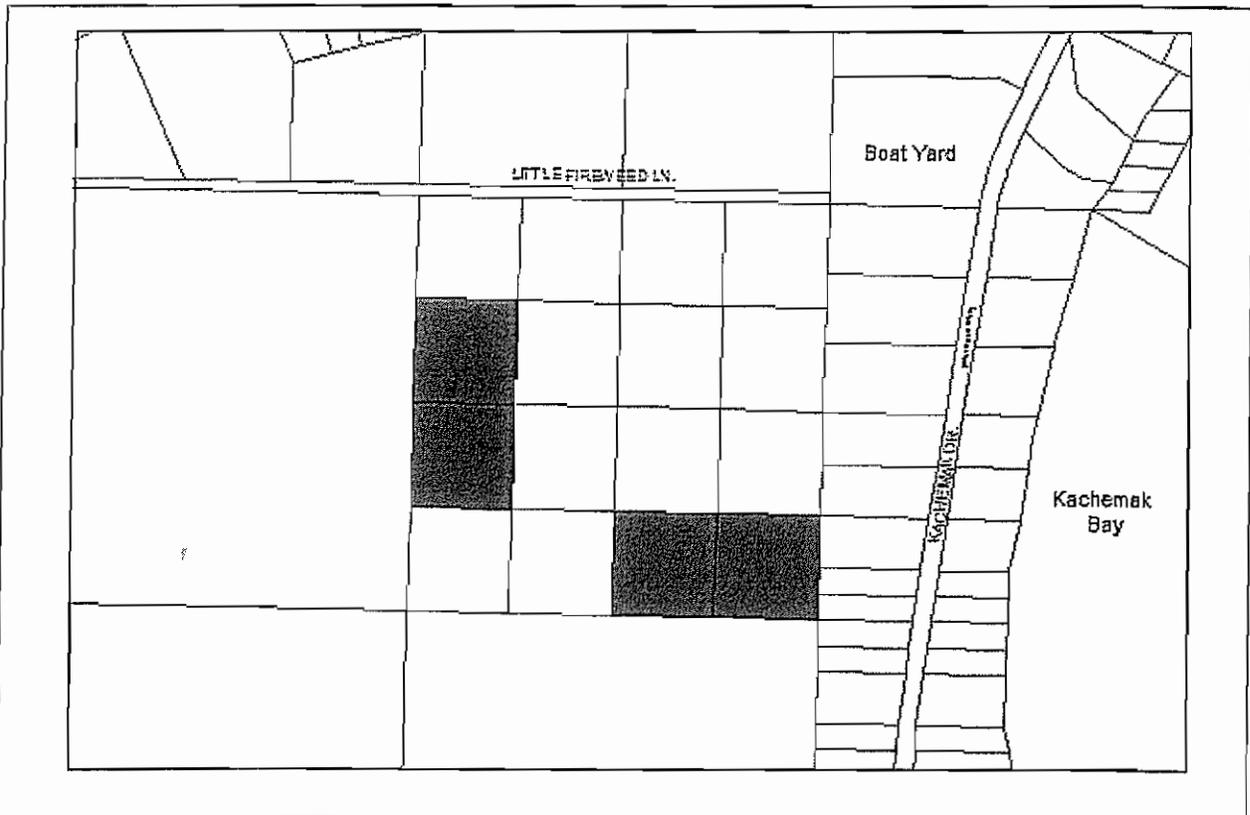
**Wetlands:** City had a wetland delineation done in 2006. There is about a 1/2 acre of wetlands between the two sites.

**Infrastructure:** Must be built as land is developed.

**Finance Dept. Code:**



<b>Designated Use:</b> Undesignated	
<b>Acquisition History:</b> Donated by Herrick, Resolution 90-7	
<b>Area:</b> 0.32 acres	<b>Parcel Number:</b> 17520009
<b>2009 Assessed Value:</b> \$27,500	
<b>Legal Description:</b> HM T06S R13W S19 PORTION THEREOF S OF OLSEN LANE	
<b>Zoning:</b> Central Business District	<b>Wetlands:</b> None. Bluff property.
<b>Infrastructure:</b> Gravel Road access, no water or sewer	
<b>Notes:</b>	
<b>Finance Dept. Code:</b> 392.0008	



**Designated Use:** Undesignated  
**Acquisition History:** The western lots were granted by State Patent.

<b>Area:</b> 10 acres total. Each lot is 2.5 acres.	<b>Parcel Number:</b> 179080 09,15,25,26
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**2009 Assessed Value:** Each lot: \$20,400. Total: \$81,600

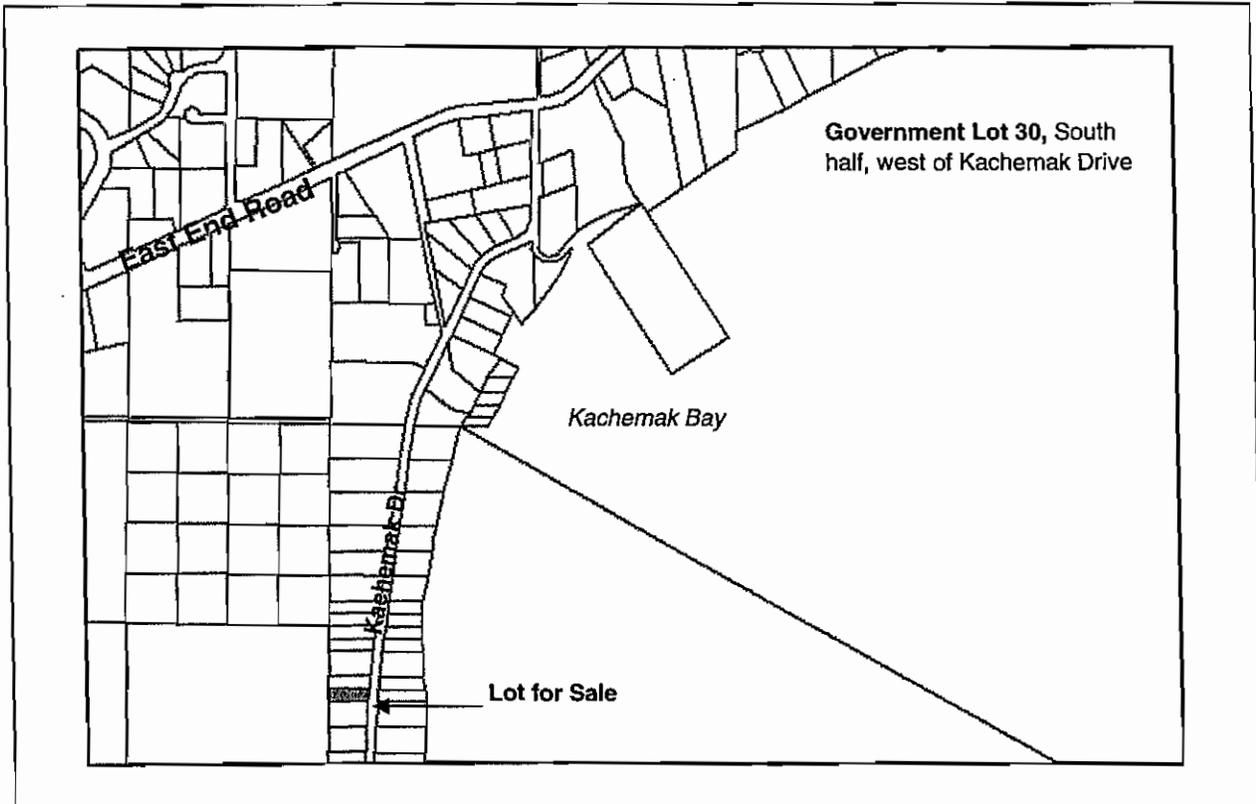
**Legal Description:** Government Lots 10, 21, 24, 25, HM T06S R13W S14

<b>Zoning:</b> General Commercial 2	<b>Wetlands:</b> Lots are mostly wetlands. Formal delineation would be needed prior to any project planning.
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**Infrastructure:** No infrastructure currently available.

**Notes:** Two adjacent lots are privately owned. The rest of the square lots are owned by the Kenai Peninsula Borough. There is limited legal access to the eastern lots. There may be no legal access to the western lots.

**Finance Dept. Code:**



**Designated Use:** Sell (Resolution 2011-37(A))  
**Acquisition History:** Tax foreclosure, Ord 2010-24(S)

<b>Area:</b> 0.49 acres	<b>Parcel Number:</b> 17908050
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**2009 Assessed Value:** \$2,300

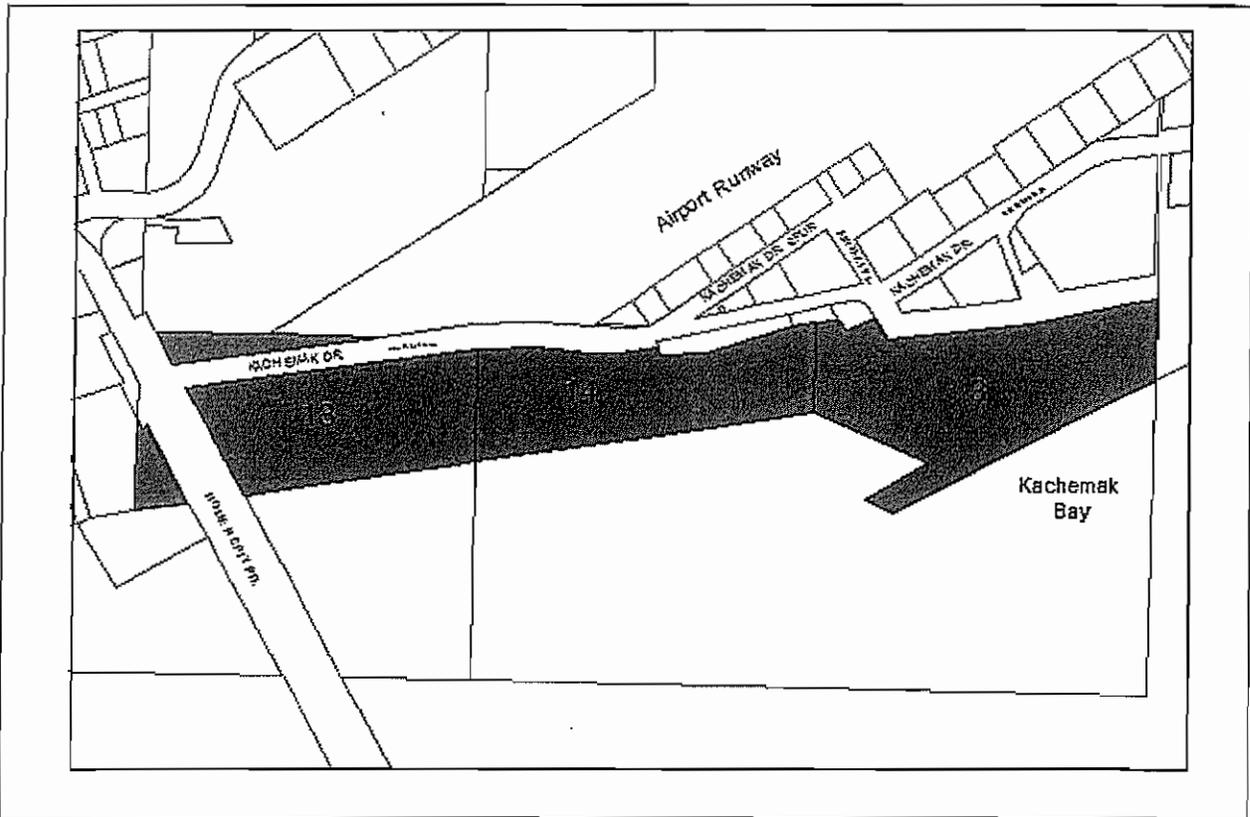
**Legal Description:** South half of Government Lot 30 Lying West of Kachemak Drive

<b>Zoning:</b> Rural Residential	<b>Wetlands:</b> Will require wetland permit for development
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**Infrastructure:** Paved road, power lines. Part of Phase II Kachemak Drive Water and Sewer LID.

**Notes:** Acquired from the Kenai Peninsula Borough through tax foreclosure. Parcel is wetlands.

**Finance Dept. Code:**



**Designated Use:** Lots 13: undesignated. Spit Trailhead. Lot 14: Undesignated. Lot 3: Tidelands/public access/recreational

**Acquisition History:** Lot 13: ? Lot 14: ? Lot 3: Deed 4/98

**Area:** 35.16 acres

**Parcel Number:** 18101030, 18101032, 17940107

**2009 Assessed Value:** \$292,300

**Legal Description:** Government Lots 13 and 14, excluding Homer Spit Road and Kachemak Drive. Gov't lot 3, South of Airport lease lands Blocks 300 and 400. T6S R13W S22

**Zoning:** General Commercial 1, west of Homer Spit Road. General Commercial 2, east of Homer Spit Road

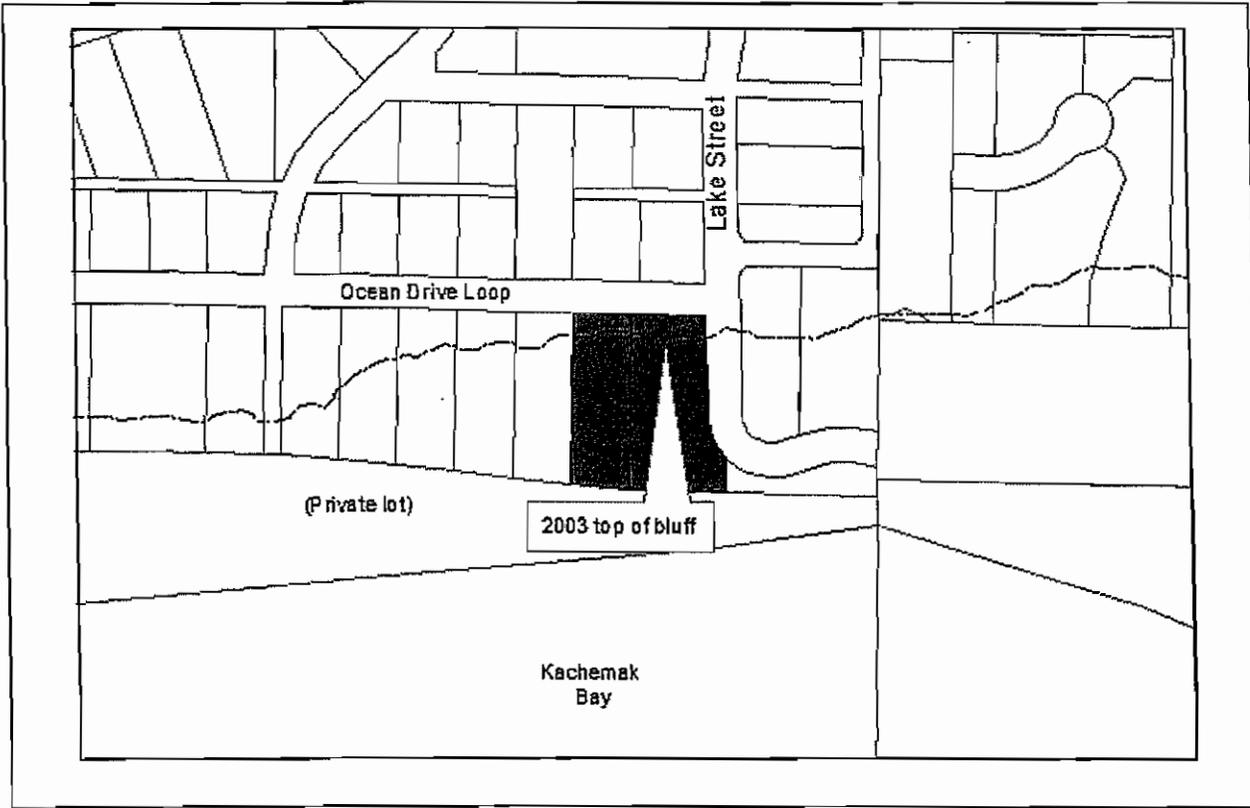
**Wetlands:** Coastal wetlands and critical habitat. Flood Hazard area.

**Infrastructure:** Water, sewer and paved road access

**Notes:** 2009, Lot 13: the Spit trailhead parking was expanded.

See also section E page 25.

**Finance Dept. Code:**



**Designated Use:** Sell (Resolution 2009-33)  
**Acquisition History:** Tax foreclosure (seawall) KPB Ord 02-41

**Area:** 1.66 acres **Parcel Number:** 177174-06, 07

**2009 Assessed Value:** \$51,500 (combined value)

**Legal Description:** Lot 43 and 44, Oscar Munson Subdivision

**Zoning:** Rural Residential **Wetlands:** Most of these lots are tidal and critical habitat.

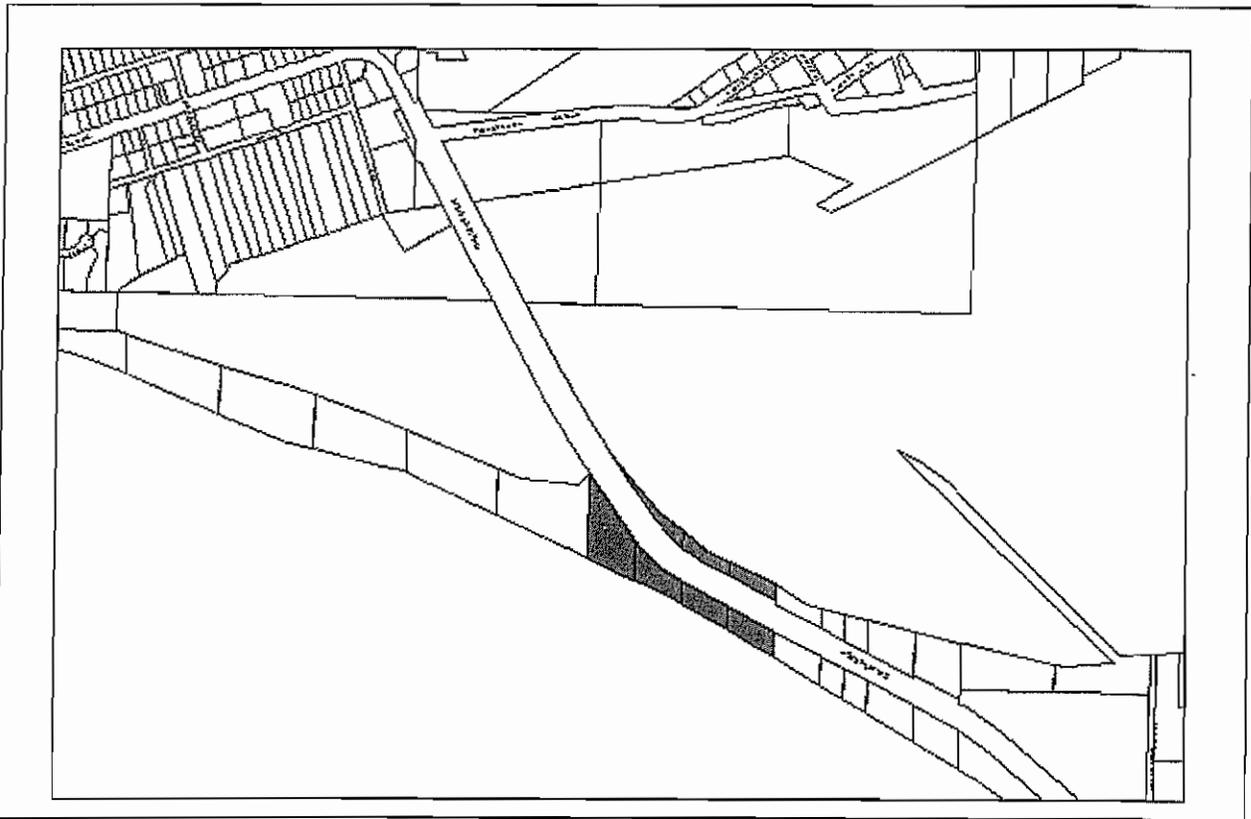
**Infrastructure:** Gravel road, water and sewer, seawall.

**Notes:** These lots contain seawall frontage. There is little to any developable area. There continues to be bluff erosion above the seawall on these lots. There are seawall and LIS assessments due on these properties. Contact Finance for payoff amounts. No commercial appraiser was willing to conduct an appraisal.

Resolution 2009-33: Sell Lots 43 and 44 Oscar Munson Subdivision.

February 2012 update: City Manager will put the lots out to bid in the spring, using the Borough assessment as the minimum bid instead of an appraisal. No local appraisers were able to appraise the property because there are no comparable properties, and the land has limited to no value for residential development.

**Finance Dept. Code:**



**Designated Use:** Intertidal Wetland Habitat for Shorebirds To be Conservation Easement  
**Acquisition History:** EVOS purchase/Unknown

<b>Area:</b> 10.96 acres	<b>Parcel Number:</b> 18101 08-14
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**2009 Assessed Value:** \$104,300

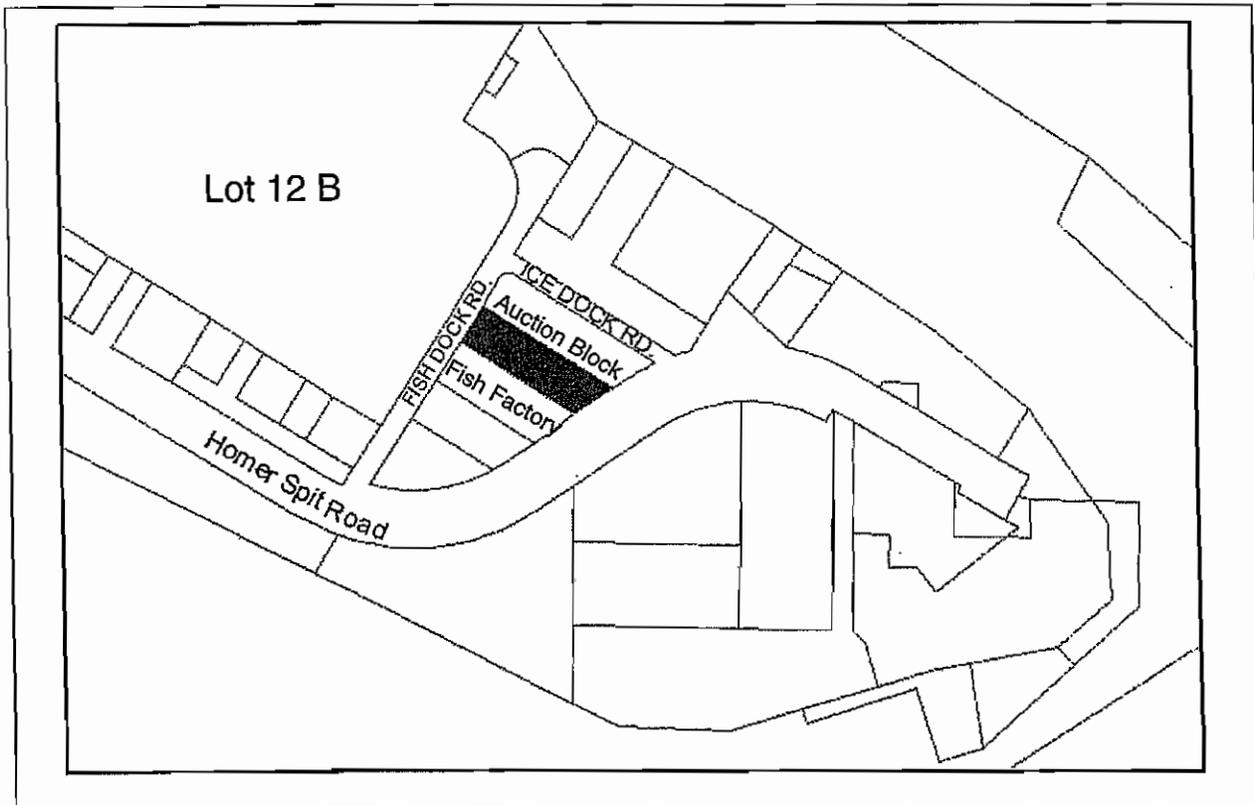
**Legal Description:** T 6S R 13W SEC 28 SEWARD MERIDIAN HM GOVT LOTs 5,6,7,8

<b>Zoning:</b> N of Homer Spit Rd: Marine Industrial. S of road, Open Space Recreation	<b>Wetlands:</b> Tidal
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**Infrastructure:** Paved road, Homer Spit Trail

**Notes:** Previous land allocation plan records show this property was an EVOS purchase and was to be placed into a conservation easement. However, this was never completed as far as staff can research, while the easements on the other EVOS properties were completed in 1998. These properties need further research: how they were acquired and any restrictions, and if they were in fact EVOS purchases or have any easements.

**Finance Dept. Code:**



**Designated Use:** Leased Lands  
**Acquisition History:**

**Area:** 0.68 acres

**Parcel Number:** 18103451

**2009 Assessed Value:** \$265,300

**Legal Description:** City of Homer Port Industrial Subdivision No 4 Lot 12-B

**Zoning:** Marine Industrial

**Infrastructure:** Water, sewer, paved road access

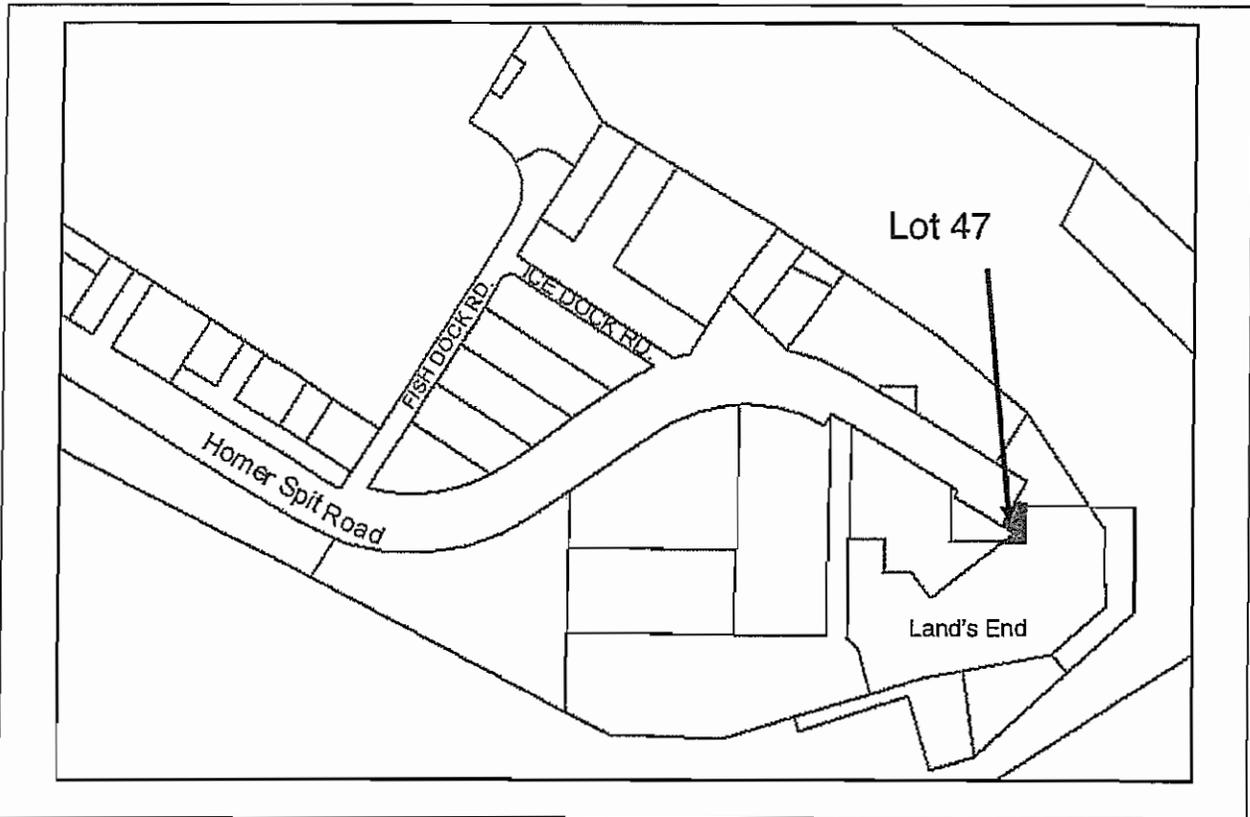
**Address:**

Parcel has the fish grinder on it, and possibly a short term lease for storage from neighboring business. The whole parcel is not readily available for a long term lease.

Resolution 09-33: Remove Lot 12-B City of Homer Port Industrial Subdivision No 4 from lots that may be leased until the drainage issues are resolved.

Resolution 10-21: Administration is directed to address the drainage problems and usage of this lot.

**Finance Dept. Code:**



**Designated Use:** Undesignated. Has easement to Land's End  
**Acquisition History:**

**Area:** 0.08 acres

**Parcel Number:** 18103408

**2009 Assessed Value:** \$55,600

**Legal Description:** T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 47

**Zoning:** Marine Industrial

**Wetlands:** N/A

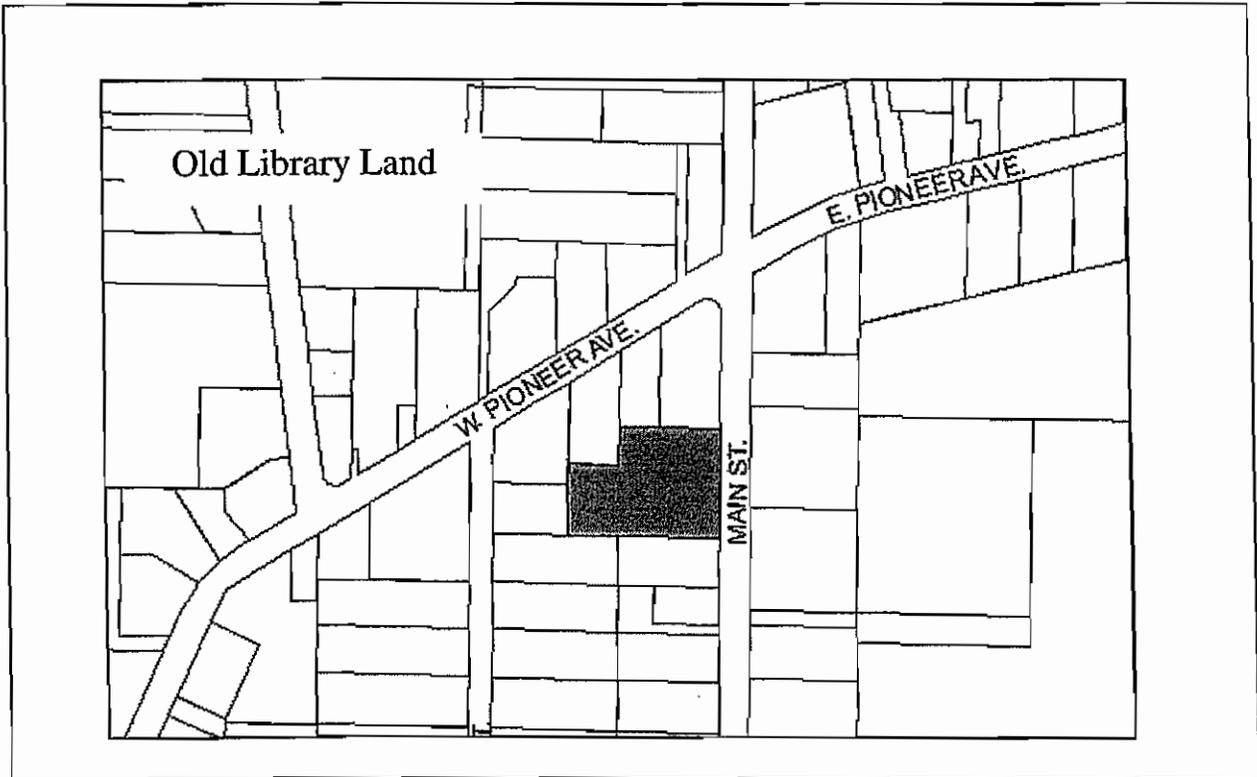
**Infrastructure:** Paved road, sewer through lot

**Notes:**

**Finance Dept. Code:**



**Section D**  
**City Facilities**



**Designated Use:** Sell.  
**Acquisition History:** Deed: Jewel July 1982 (back lot portion) Deed: Watson 1978 (library/Pioneer area)

<b>Area:</b> 1.31 acres	<b>Parcel Number:</b> 17514416
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**2009 Assessed Value:** \$189,200

**Legal Description:** T 6S R 13W SEC 19 SEWARD MERIDIAN HM 2008016 HOMER PUBLIC LIBRARY NO 2 LOT 2

<b>Zoning:</b> Central Business District	<b>Wetlands:</b> Drainage and wetlands may be present
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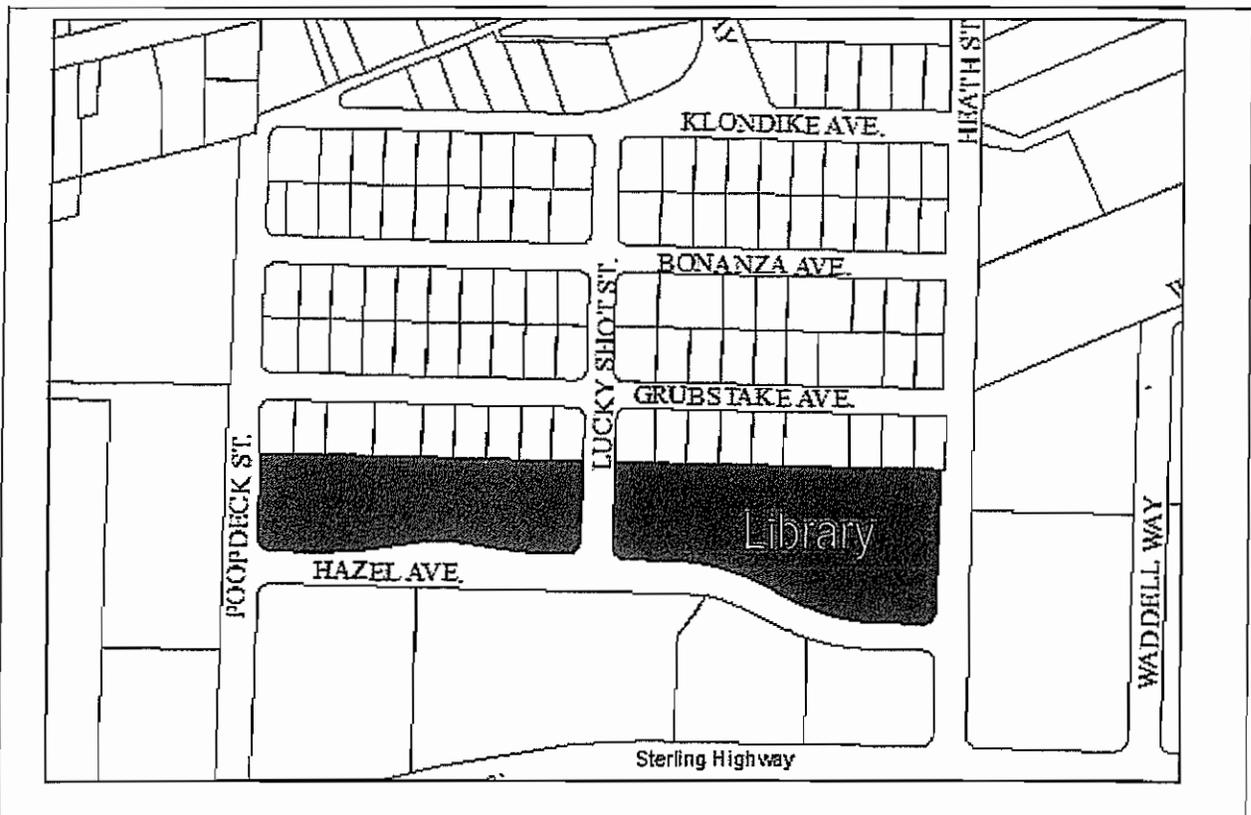
**Infrastructure:** Paved road, water, sewer

**Notes:** This land was formerly part of the old library site. The library building was subdivided onto its own lot, and sold. This lot was put up for sale but did not receive any bids. Minimum bid in late 2007 was set at \$462,500.

Land was put on the market again in 2009 with a minimum bid of \$228,000, and no bids were received. Resolution 11-037(A) Offer for sale, and if not sold, designate as a conservation buffer. February 2012 update: Land will be put on the market again in the spring.

The land has a nice bay view, but would require stumping. Driveway access off of Main Street is very steep. It is likely significant dirt work would be needed to make this lot viable for commercial or multifamily development.

**Finance Dept. Code:**



**Designated Use:** Library. Resolution 2003-72

**Acquisition History:** KPB Ord 93-09

**Area:** 5.25 acres

**Parcel Number:** 17710739, 17710740

**2009 Assessed Value:** \$3,335,200 (Land 335,200, Structure 3,000,000)

**Legal Description:** HM2005036 T06S R13W S20 TRACT B GLACIER VIEW SUB NO 26, HM2005036 T06S R13W S20 TRACT A GLACIER VIEW SUB NO 26

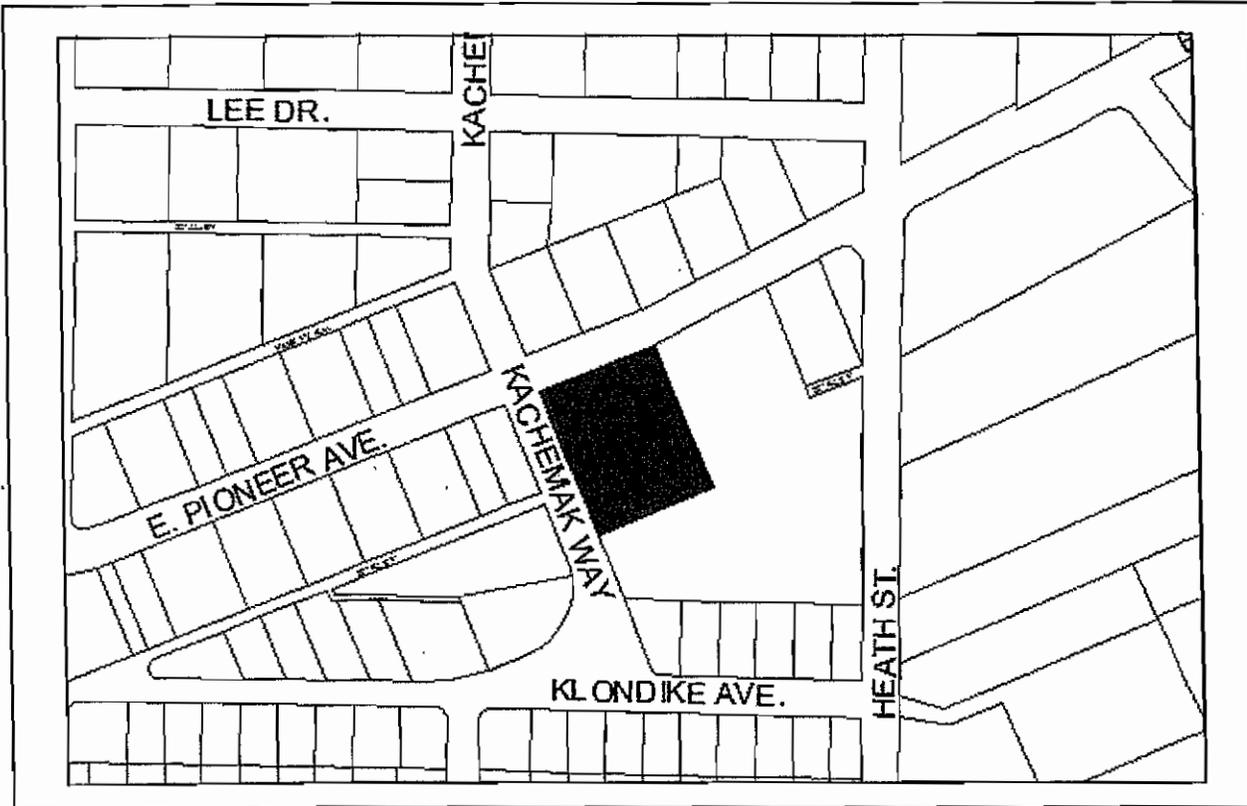
**Zoning:** Central Business District

**Wetlands:** Some wetlands present

**Infrastructure:** Paved road access, trail access, water and sewer available.

**Notes:**

**Finance Dept. Code:**



**Designated Use:** City Hall  
**Acquisition History:** Purchased, Schoulz 12/31/86

<b>Area:</b> 1.12 acres	<b>Parcel Number:</b> 17720408
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**2009 Assessed Value:**\$1,082,100 (Land 172,300 Structure 909,800)

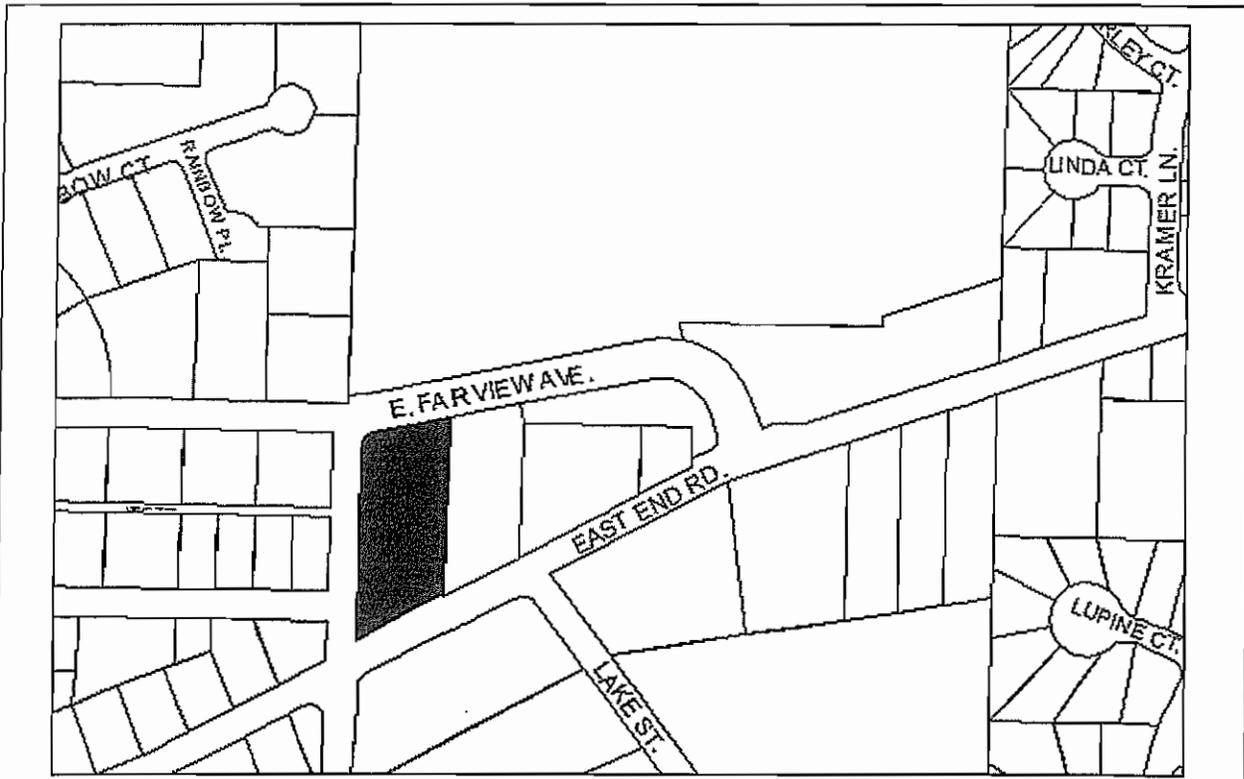
**Legal Description:** HM2004048 T06S R13W S20 Glacier View Subdivision Campus Addition Lot 6-A-2

<b>Zoning:</b> Central Business District	<b>Wetlands:</b> None
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**Infrastructure:** Paved road access, water and sewer.

**Notes:** New addition and remodel 2011/12. Lower parking area paved.

**Finance Dept. Code:**



**Designated Use:** Police and fire stations  
**Acquisition History:** Straub Warr Deed 4/74, partial purchase Straub 4/5/74

<b>Area:</b> 1.57 acres	<b>Parcel Number:</b> 17702057
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**2009 Assessed Value:** \$2,054,700 ( Land: \$\$208,000 Structure: \$1,846,700)

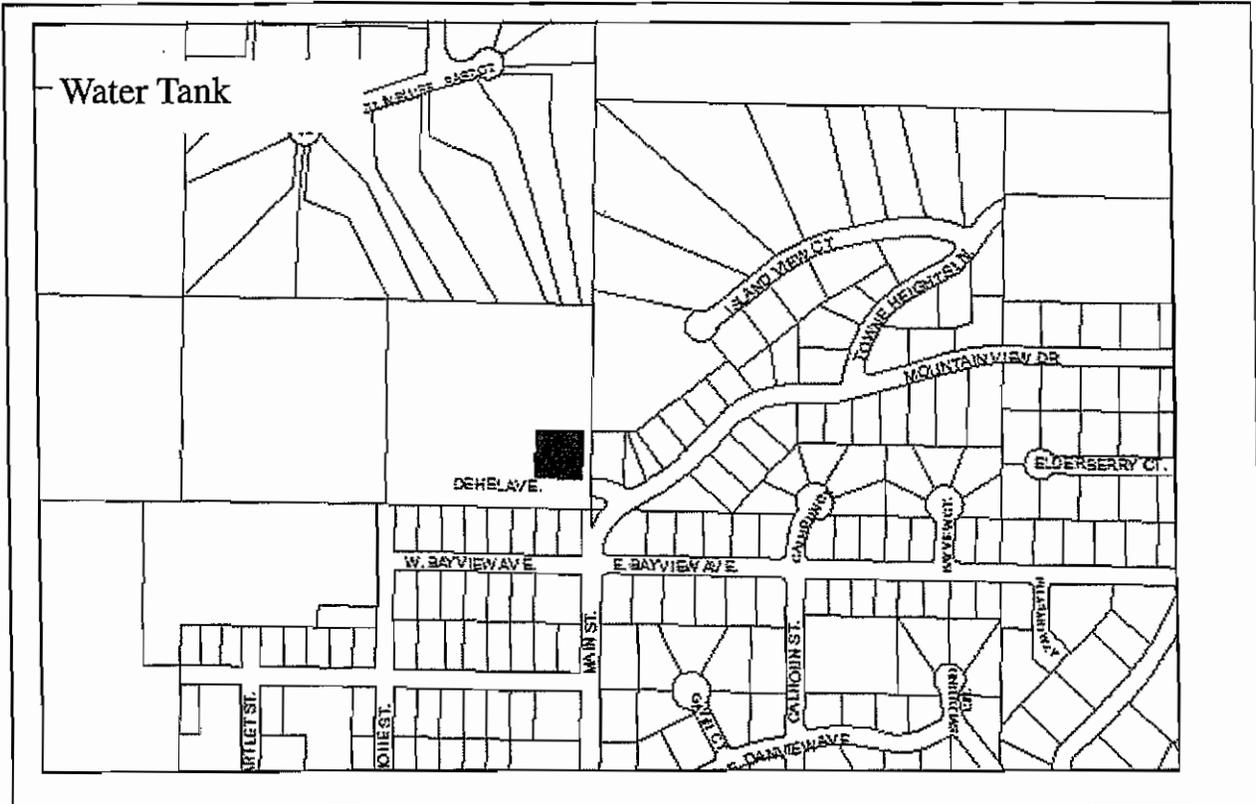
**Legal Description:** HM 0870011 NEW HOMER HIGH SCHOOL NO 2 Tract 1-B

<b>Zoning:</b> Central Business District	<b>Wetlands:</b> N/A
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**Infrastructure:** Water, Sewer, Paved access

**Notes:**

**Finance Dept. Code:**



**Designated Use:** Water Tank (A Frame Tank)  
**Acquisition History:** Dehel Deed 6/1/65

**Area:** 0.5 acres

**Parcel Number:** 17504011

**2009 Assessed Value:** \$30,700

**Legal Description:** HM T06S R13W S18 N 150 FT OF THE S 250 FT OF THE E 180 FT OF THE NE1/4 SE1/4

**Zoning:** Rural Residential

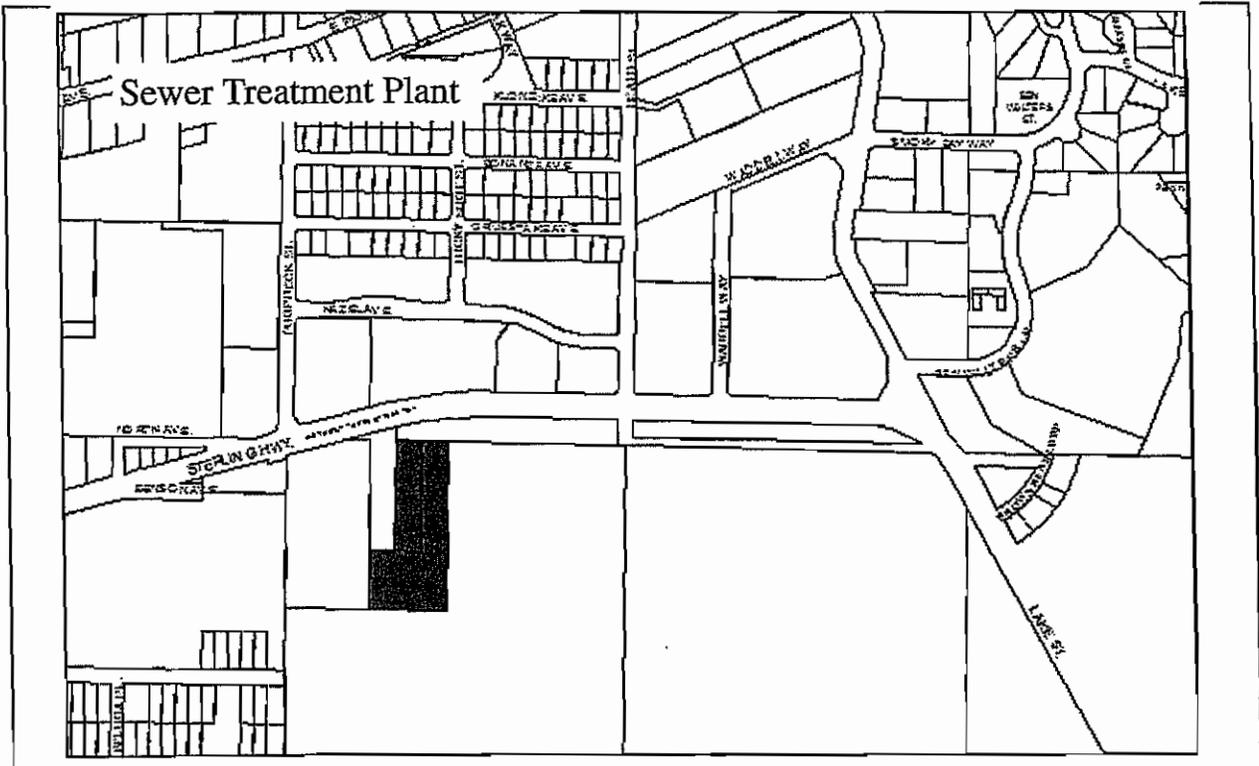
**Wetlands:** Possible drainage through site

**Infrastructure:** N/A

**Notes:**

**Finance Dept. Code:**





**Designated Use:** Sewage Treatment  
**Acquisition History:** see below

<b>Area:</b> 4.08 acres	<b>Parcel Number:</b> 177140 14, 15
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**2009 Assessed Value:** \$2,528,100 (Land: \$448,900 Structures/Improvements: \$2,079,200)

**Legal Description:** T 6S R 13W SEC 20 SEWARD MERIDIAN HM POR PER E1/2 NW1/4 NE1/4 SW1/4 PER D-60-164, T 6S R 13W SEC 20 SEWARD MERIDIAN HM THAT PORTION OF E1/2 NW1/4 NE1/4 SW1/4 PER D-60 @ 05

<b>Zoning:</b> Central Business District	<b>Wetlands:</b> Yes
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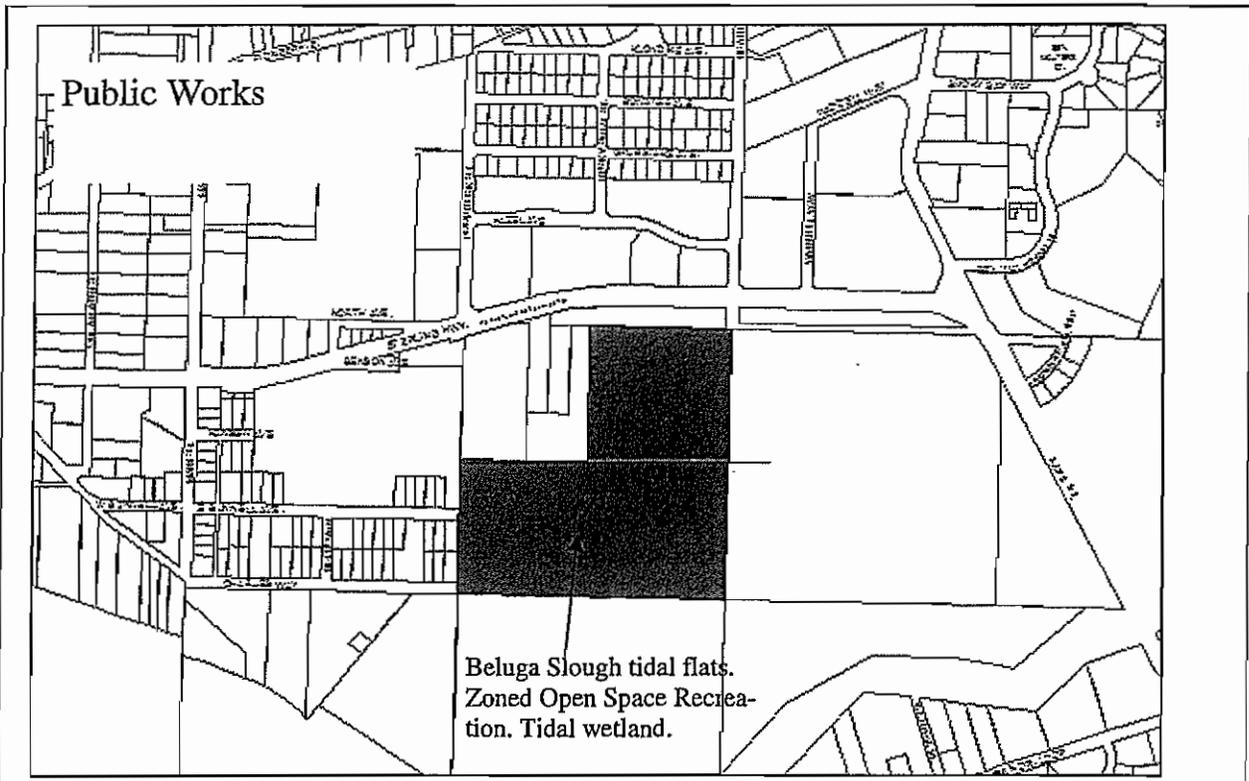
**Infrastructure:** Water and Sewer. Access via PW complex

**Notes:**  
 Acquisition:  
 17414014: Mitchell Warr Deed 1/9/84  
 17714015: Heath/Whitmore Deed 3-71

2008 Resolution 08-48 recommends a replat to vacate common lot lines. Resolution 10-35(A) Replat the Sewer Treatment Plant lots to vacate the common lot line.

Within a FEMA mapped flood hazard area.

**Finance Dept. Code:**



**Designated Use:** Public Works  
**Acquisition History:** Heath Dead 3/10/71

**Area:** 30 acres

**Parcel Number:** 17714016

**2009 Assessed Value:** \$1,778,500 (Land: \$585,500, Structures: \$1,203,000)

**Legal Description:** T 6S R 13W SEC 20 SEWARD MERIDIAN HM NE1/4 NE1/4 SW1/4 & S1/2 NE1/4 SW1/4

**Zoning:** Central Business/Open Space

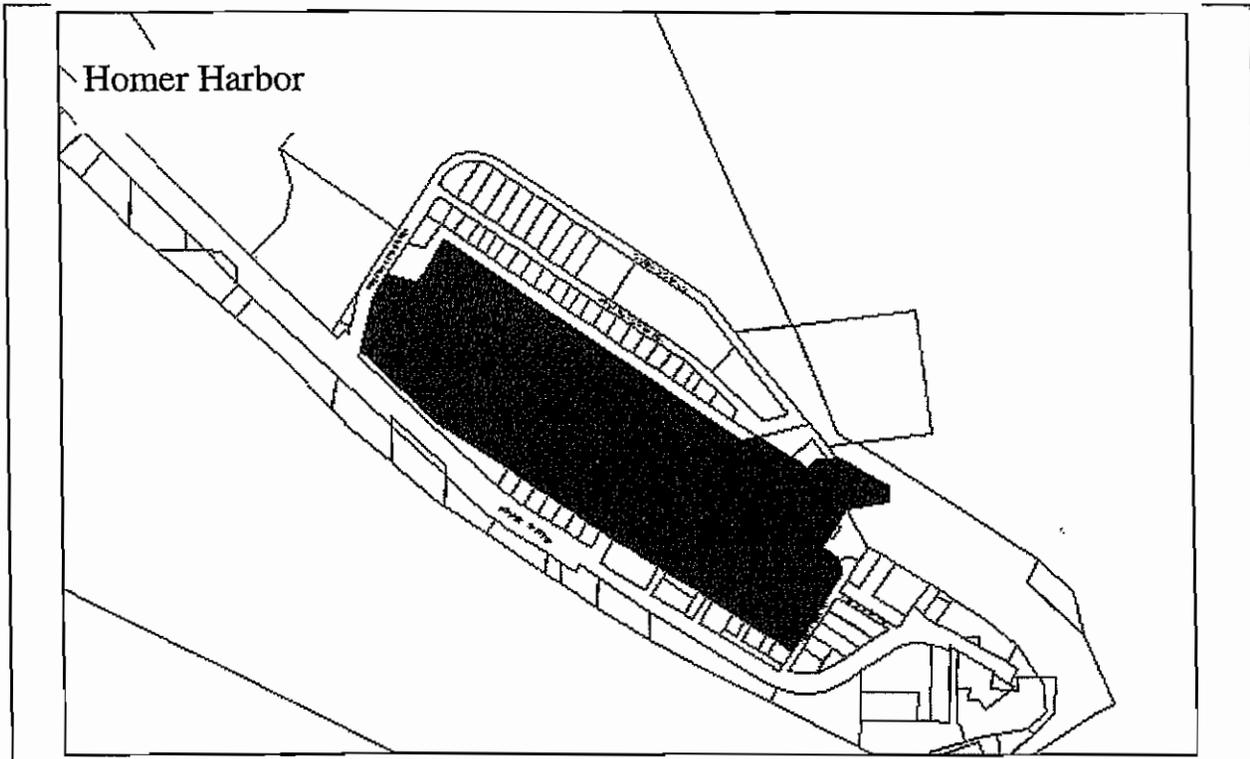
**Wetlands:** Yes

**Infrastructure:** Paved Road, water and sewer

**Notes:**

Within a FEMA mapped flood hazard area.

**Finance Dept. Code:**



**Designated Use:** Homer Small Boat Harbor  
**Acquisition History:** Reso 99-51 Reconveyed from ACOE

**Area:** 72.94

**Parcel Number:** 18103214

**2009 Assessed Value:** \$5,607,100

**Legal Description:** T 6S R 13W SEC 35 T 6S R 13W SEC 36 T 7S R 13W SEC 1 T 7S R 13W SEC 2 HM 0920050 HOMER SPIT SUB NO TWO AMENDED SMALL BOAT HARBOR SEWARD MERIDIAN

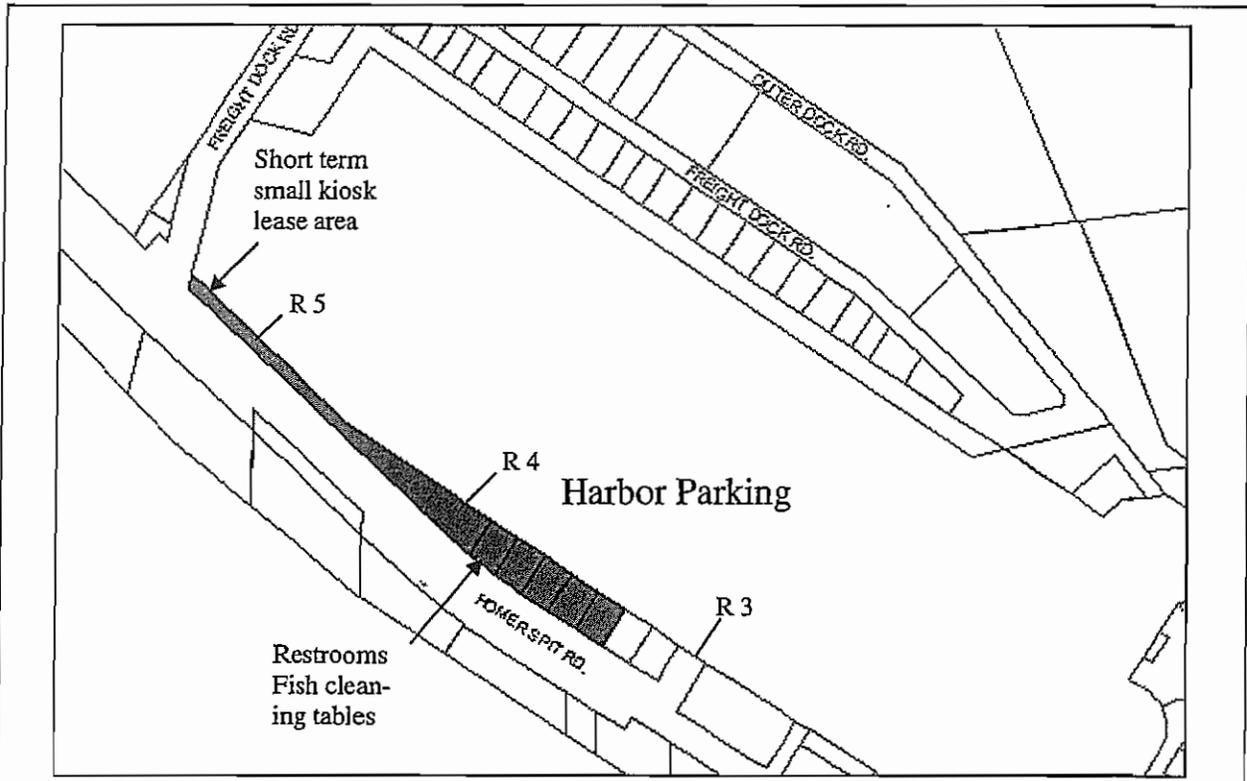
**Zoning:** Marine Commercial

**Wetlands:** N/A

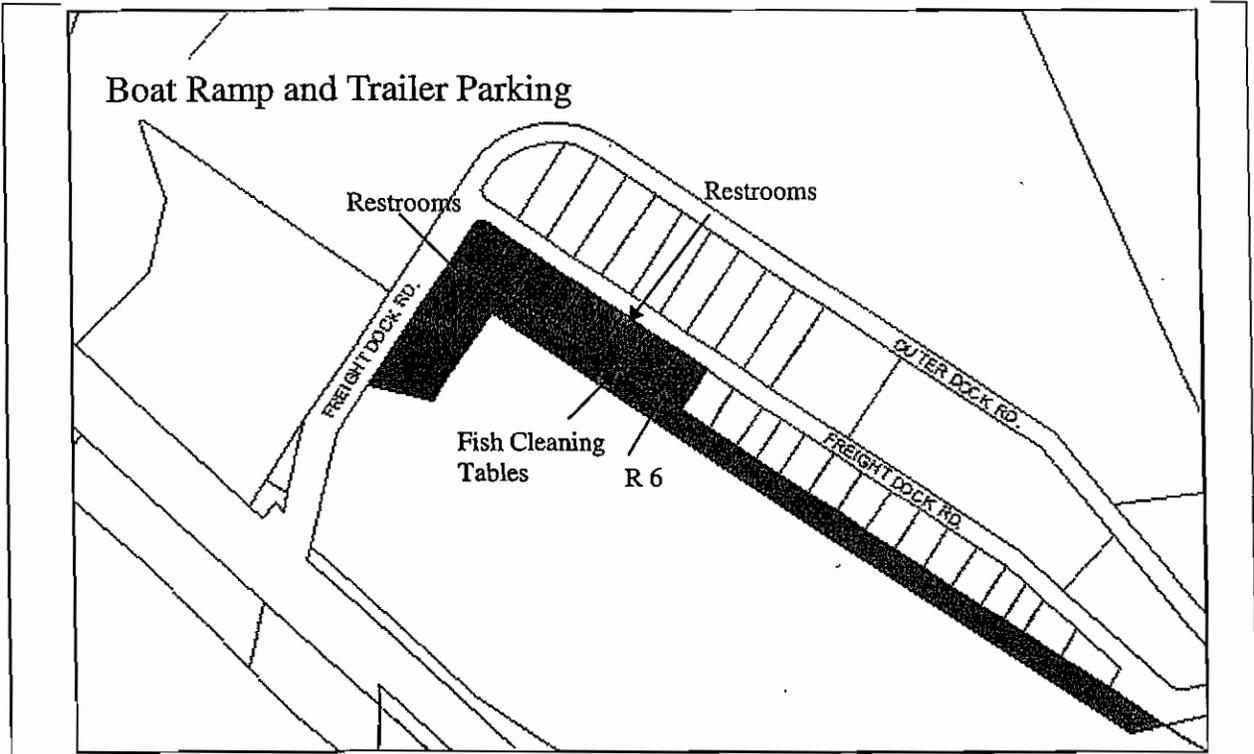
**Infrastructure:** floats, road access, water and sewer

**Notes:**

**Finance Dept. Code:**



<b>Designated Use:</b> Parking	
<b>Acquisition History:</b>	
<b>Area:</b> 3.12 acres	<b>Parcel Number:</b> 181033 18-22, 24
<b>2009 Assessed Value:</b> \$953,200 (Land: \$1,110,800, Structures: \$142,300)	
<b>Legal Description:</b> T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 13-17, HM 0910003 HOMER SPIT SUB NO TWO SEWARD MERIDIAN LOT 12A	
<b>Zoning:</b> Marine Commercial	<b>Wetlands:</b> N/A
<b>Infrastructure:</b> Paved road, water and sewer, public restrooms	
<b>Notes:</b>	
<b>Finance Dept. Code:</b>	



**Designated Use:** Boat ramp and trailer parking  
**Acquisition History:**

**Area:** 8.32 acres

**Parcel Number:** 181032 47-58, 18103216

**2009 Assessed Value:** \$2,323,400

**Legal Description:** Homer Spit Sub No 5 Lots 28-37, Homer Spit Sub No 2 Amended Lot G-8

**Zoning:** Marine Industrial, over slope area is Marine Commercial

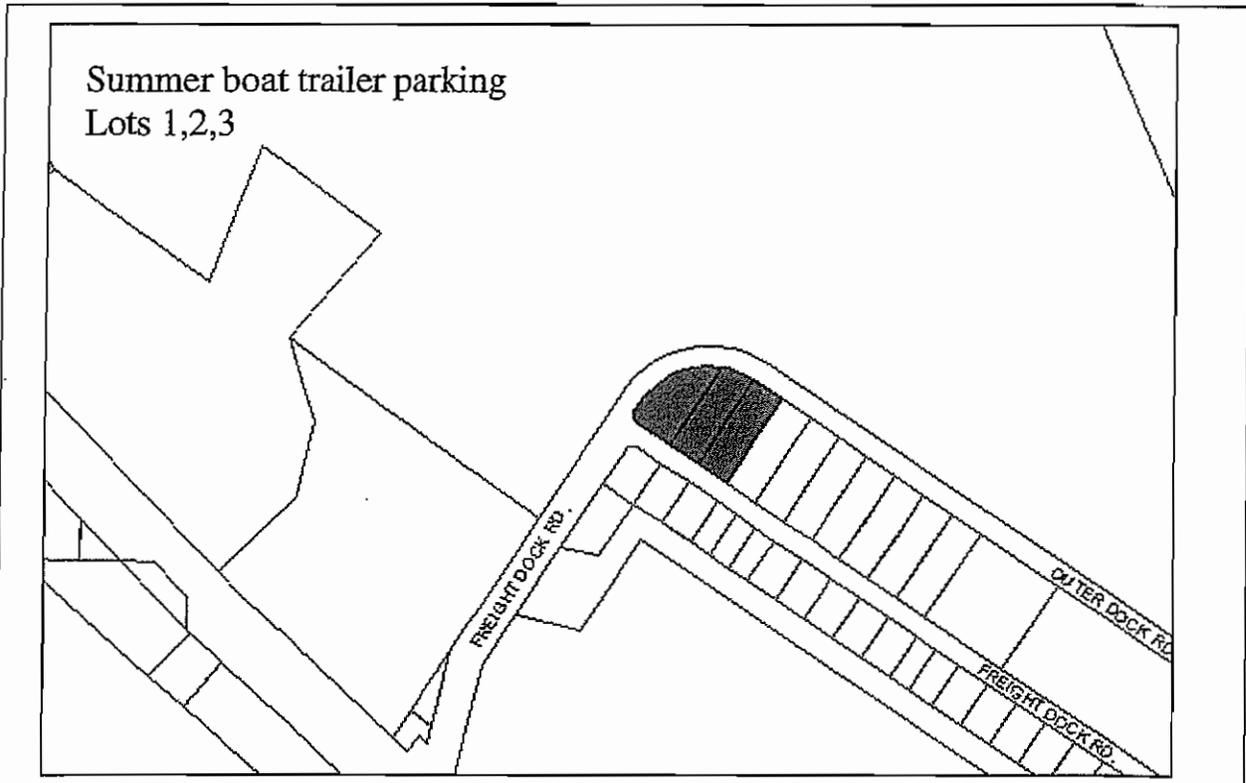
**Wetlands:** N/A

**Infrastructure:** Gravel road access, water and sewer, public restrooms

**Notes:** Includes boat launch and most of the trailer parking, two newly constructed public restrooms and over slope area along the harbor.

Resolution 2007-51: Lots 14-35, RFP process should be delayed until the master parking plan and over slope development standards and issues are dealt with.

**Finance Dept. Code:**



**Designated Use:**

**Acquisition History:**

**Area:** 1.98 acres

**Parcel Number:** 181032-21,22,31

**2009 Assessed Value:** \$698,600

**Legal Description:** T 6S R 13W SEC 35 T 6S R 13W SEC 36 HM 0930012 HOMER SPIT SUB NO 5 SEWARD MERIDIAN LOT 1,2,3

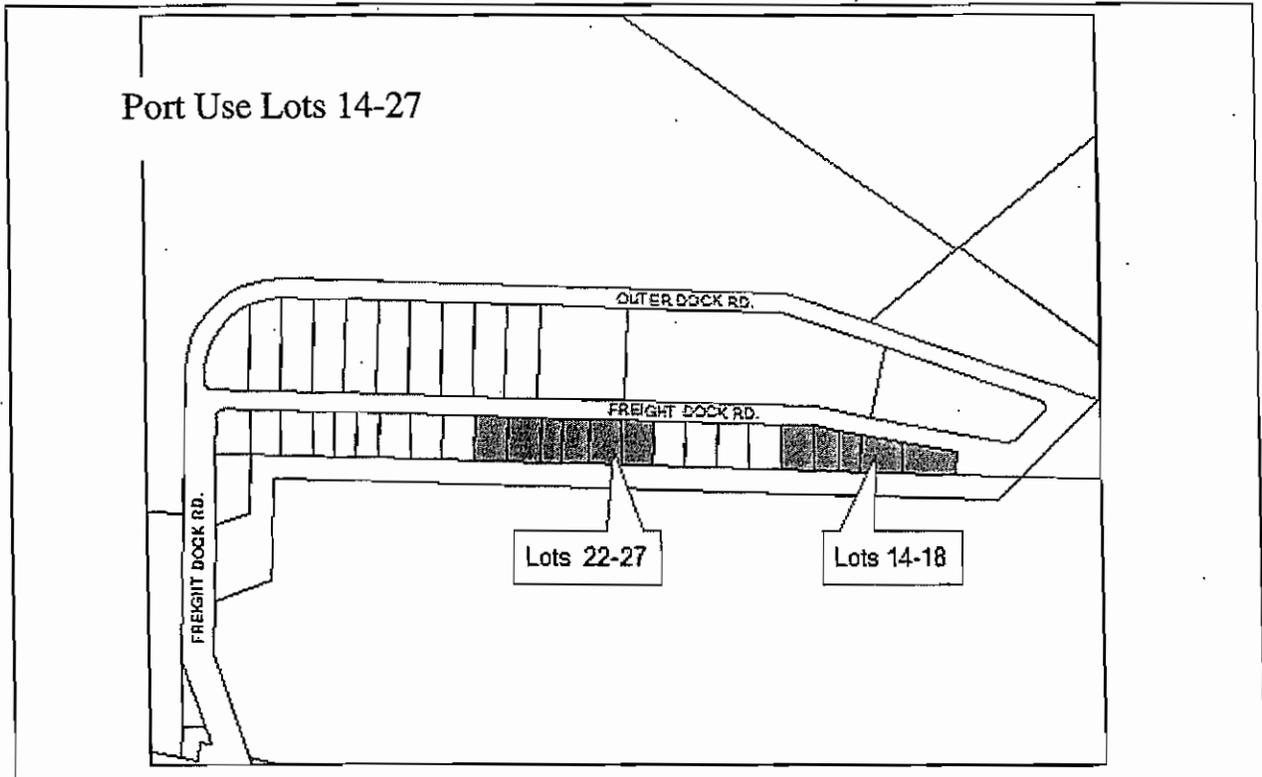
**Zoning:** Marine Industrial

**Wetlands:** N/A

**Infrastructure:** Gravel road, water and sewer, Barge ramp

**Notes:**

**Finance Dept. Code:**



**Designated Use:** Port Use  
**Acquisition History:**

<b>Area:</b> 3.16 acres	<b>Parcel Number:</b> 18103233-37, 41-46
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**2009 Assessed Value:** \$1,454,000

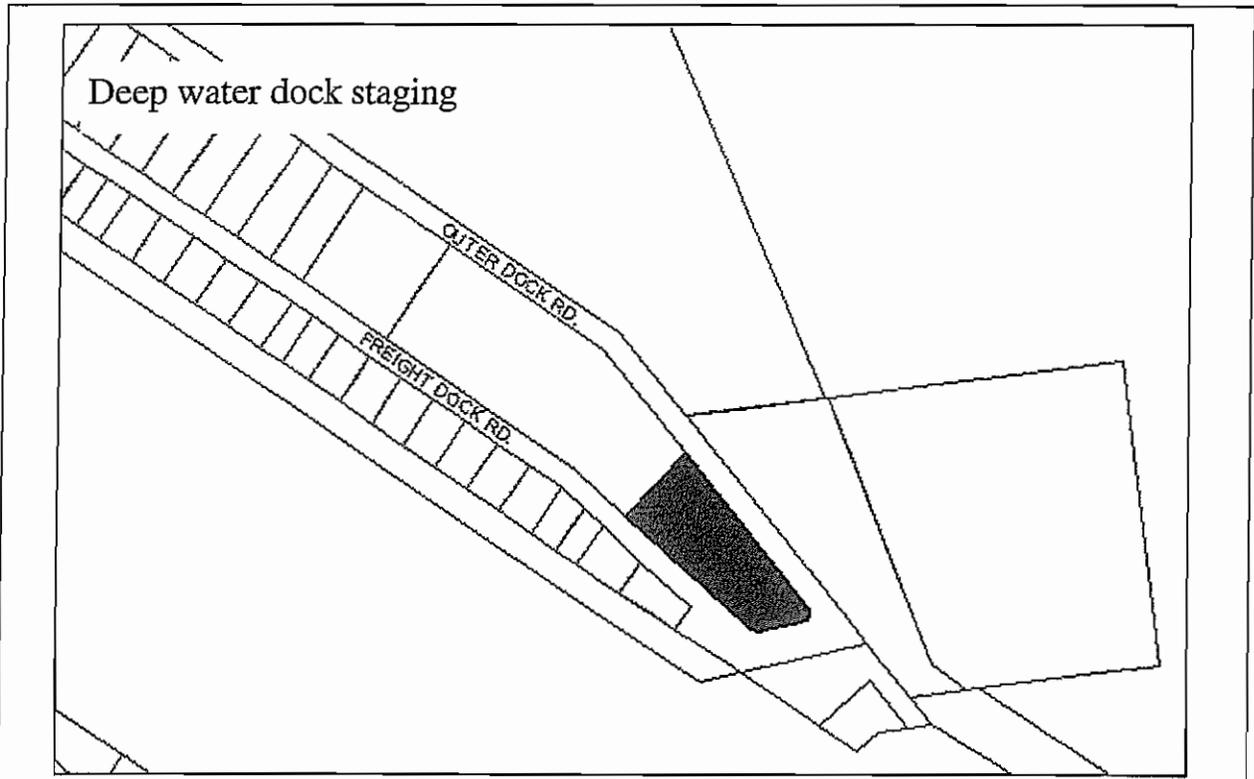
**Legal Description:** Homer Spit No 5 Lots 14-18, 22-27

<b>Zoning:</b> Marine Industrial	<b>Wetlands:</b> N/A
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**Infrastructure:** gravel road, water and sewer

**Notes:**  
 Resolution 2007-51: Lots 14-35, RFP process should be delayed until the master parking plan and over slope development standards and issues are dealt with.  
 Resolution 2009-33: Issue a Request for Proposals for Lots 19-21, Homer Spit Subdivision No 5. Lot

**Finance Dept. Code:**



**Designated Use:** Deep water dock staging  
**Acquisition History:**

**Area:** 2.08 acres

**Parcel Number:** 18103232

**2009 Assessed Value:** \$497,600

**Legal Description:** T 6S R 13W SEC 36 T 7S R 13W SEC 1 HM 0930012 HOMER SPIT SUB NO 5 SEWARD MERIDIAN LOT 13

**Zoning:** Marine Industrial

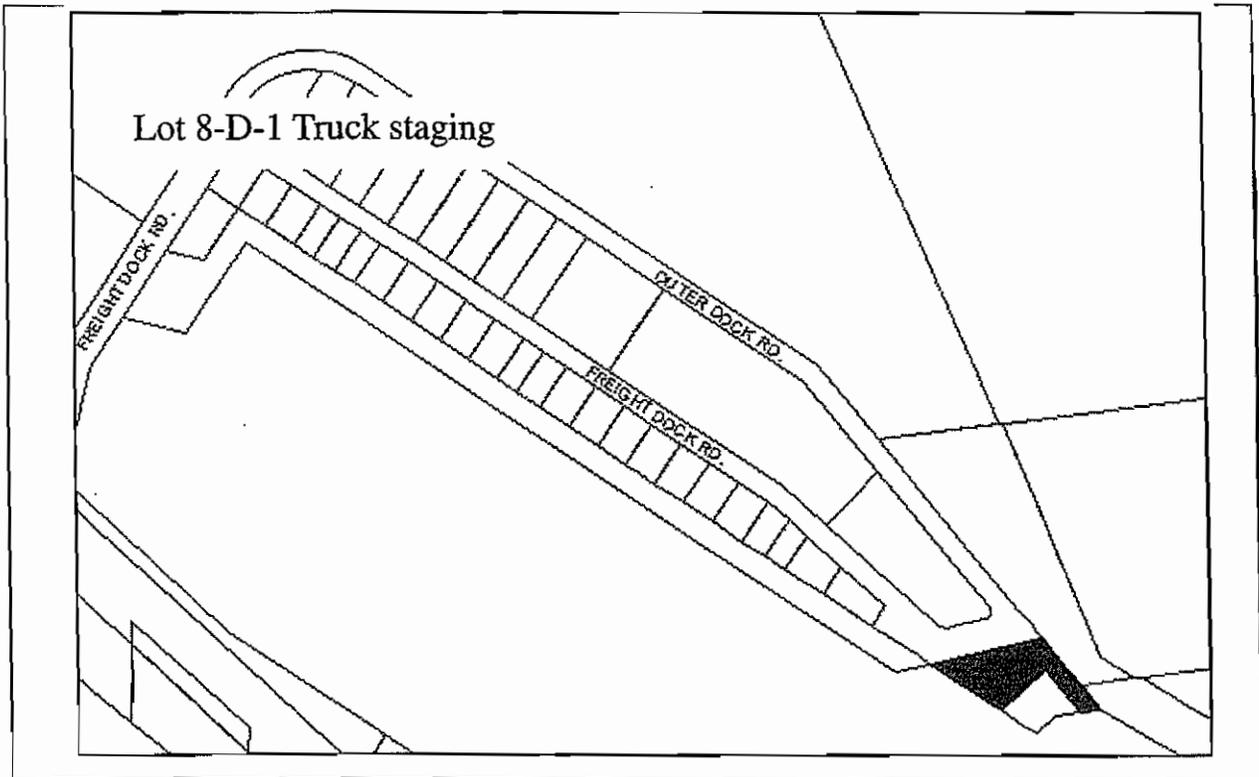
**Wetlands:** N/A

**Infrastructure:** gravel road, water and sewer

**Notes:**

Resolution 2007-51 Lot 13: Continue its current use as gear storage and cargo staging for Deep Water Dock cargo.

**Finance Dept. Code:**



**Designated Use:** Commercial Truck Staging  
**Acquisition History:**

<b>Area:</b> 1.12 acres	<b>Parcel Number:</b> 18103259
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**2009 Assessed Value:** \$342,800 (Land: \$329,600, Structures: \$13,200)

**Legal Description:** T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0970072 HOMER SPIT NO 6 8-D-1

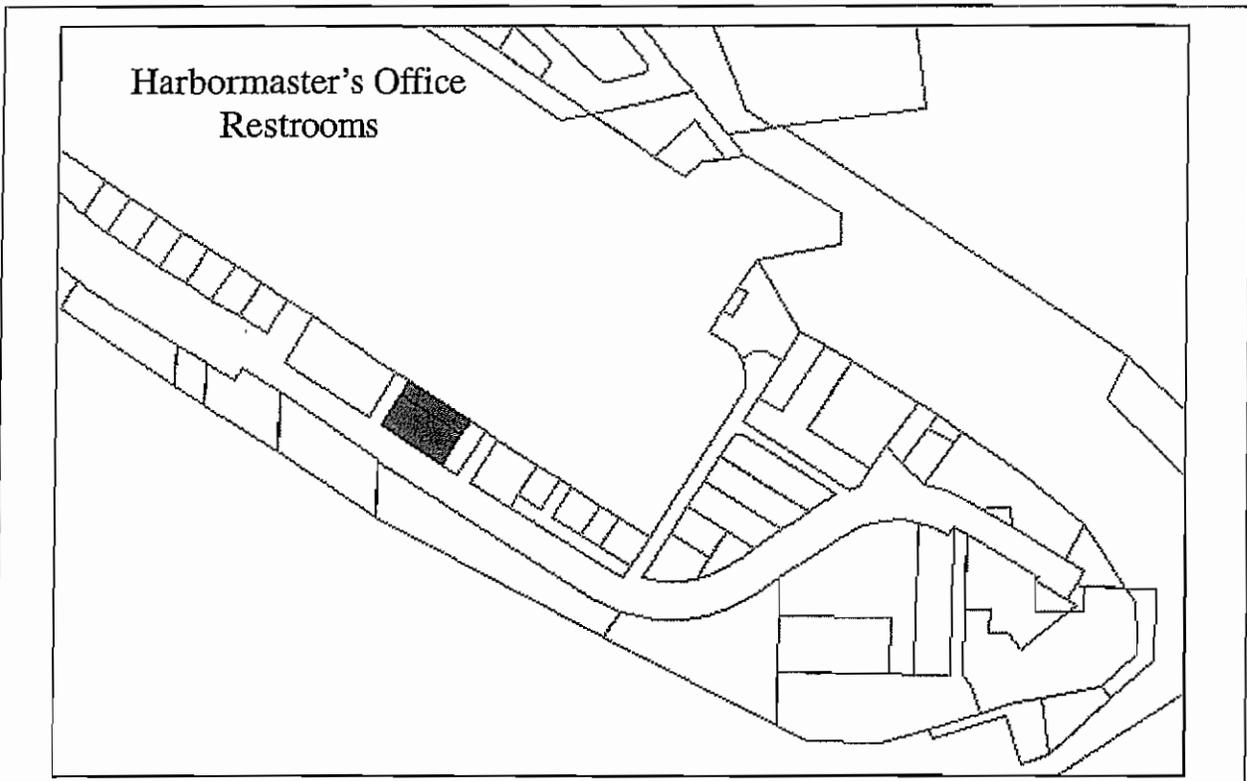
<b>Zoning:</b> Marine Industrial	<b>Wetlands:</b> N/A
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**Infrastructure:** Gravel road access, water and sewer

**Notes:**

Resolution 2007-51: Lot 8D1 should be reserved for a marine related business which could include a petroleum products tank farm and a pipeline out to the (expanded) Deep Water Dock. This lot to be RFP's at the appropriate time for this type of marine support activity.

**Finance Dept. Code:**



**Designated Use:** Harbormaster Office, parking and restrooms  
**Acquisition History:**

**Area:** 0.65 and 0.28 acres, or 0.93 acres

**Parcel Number:** 181033 10, 11

**2009 Assessed Value:** \$446,700 (Land: \$358,900 Structures: \$107,800)

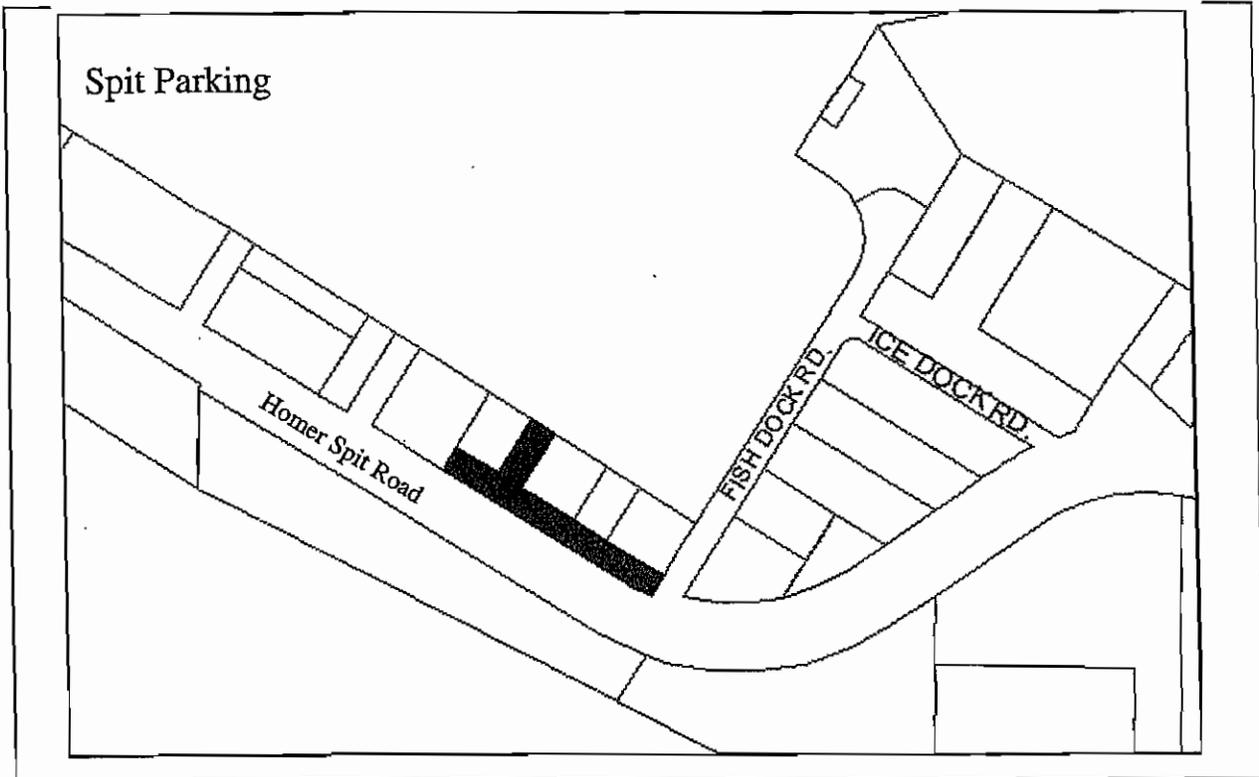
**Legal Description:** Homer Spit Subdivision Amended, Lots 28 and 29

**Zoning:** Marine Industrial

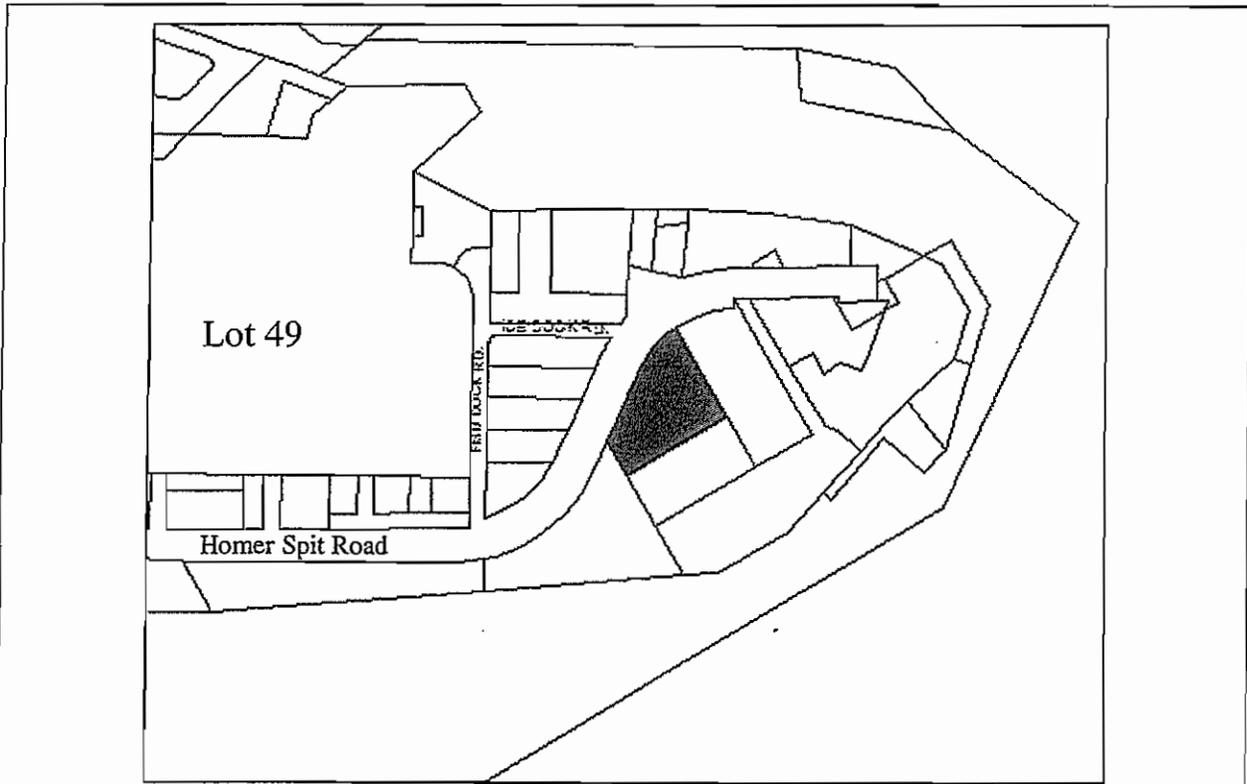
**Infrastructure:** Paved road, water and sewer

Restrooms (?) Built in 1968, 2060 sq ft.

**Finance Dept. Code:**



<b>Designated Use:</b> Parking and Access	
<b>Acquisition History:</b>	
<b>Area:</b> 0.6 acres	<b>Parcel Number:</b> 18103441
<b>2009 Assessed Value:</b> \$217,000	
<b>Legal Description:</b> T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0920050 HOMER SPIT SUB NO TWO AMENDED PARKING AND ACCESS AREA	
<b>Zoning:</b> Marine Industrial	<b>Wetlands:</b> N/A
<b>Infrastructure:</b> Paved road	
<b>Notes:</b> Provides parking for adjacent businesses, and harbor access.	
<b>Finance Dept. Code:</b>	



**Designated Use:** Main Dock Staging  
**Acquisition History:**

**Area:** 2 acres

**Parcel Number:** 18103436

**2009 Assessed Value:** \$688,400 (Land: \$651,200 Structure: \$37,200)

**Legal Description:** T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 49 THAT PTN EXCL LEASE @ 205/928

**Zoning:** Marine Industrial

**Wetlands:** N/A

**Infrastructure:** Paved road, water and sewer

**Notes:**

Resolution 2007-51: Continue to use for dredge material dewatering.

**Finance Dept. Code:**



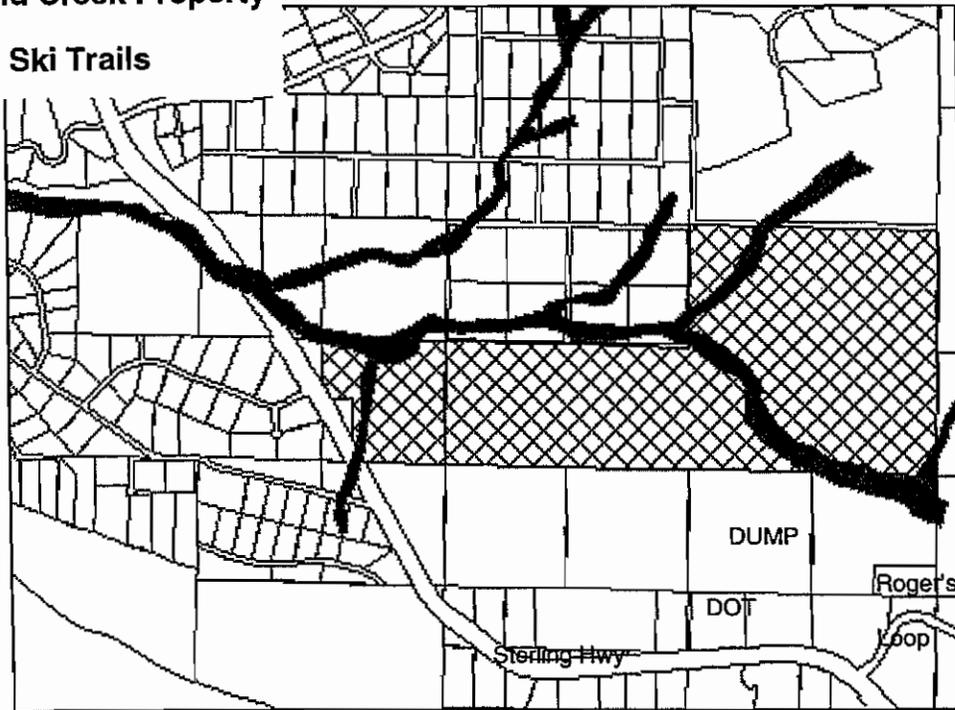
## **Section E**

Parks + Beaches

Cemeteries + Green Space

**Diamond Creek Property**

**Ski Trails**



**Designated Use:** Public Purpose for park land  
**Acquisition History:** Ordinance 07-03. Forest Legacy grant/KHLT/long term public ownership

<b>Area:</b> 273 acres (240 acres and 33 acres)	<b>Parcel Number:</b> 17302201, 17303229
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**2009 Assessed Value:** \$393,700

**Legal Description:** HM T06S R14W S09 SE1/4 EXCLUDING THE W1/2 SW1/4 SE1/4 SE1/4 and HM T06S R14W S10 SE1/4 & S1/2 SW1/4.

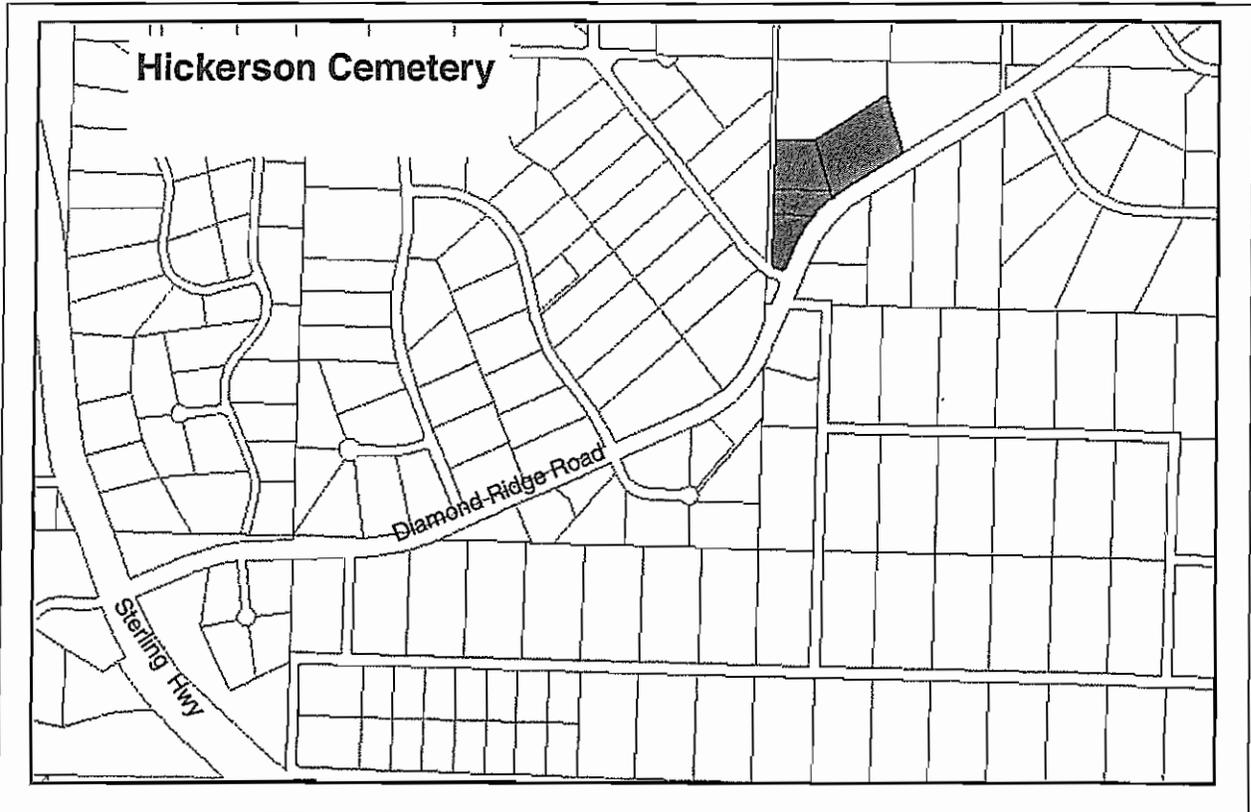
<b>Zoning:</b> Not in city limits	<b>Wetlands:</b> Yes. Diamond Creek flows through these lots. Larger lot is mostly wetland.
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**Infrastructure:** Limited legal and physical access. Western lot has Sterling Highway frontage.

**Notes:** Ski trails, managed by Kachemak Nordic Ski Club

Acquisition notes: the Kachemak Heritage Land Trust purchased the property from the University of Alaska via a Forest Legacy Grant from the state of Alaska. The City accepted ownership of the land, to keep it for public park land in perpetuity, as required by the grant.

**Finance Dept. Code:**



**Designated Use:** Hickerson Memorial Cemetery  
**Acquisition History:** Deed American Legion Gen Buckner Post 16 4/23/70. Ordinance 10-30

**Area:** 6.91 acres **Parcel Number:** 17321011, 13, 14, 15

**2010 Assessed Value:** \$111,990 (Land \$113,100, Structure \$6,800)

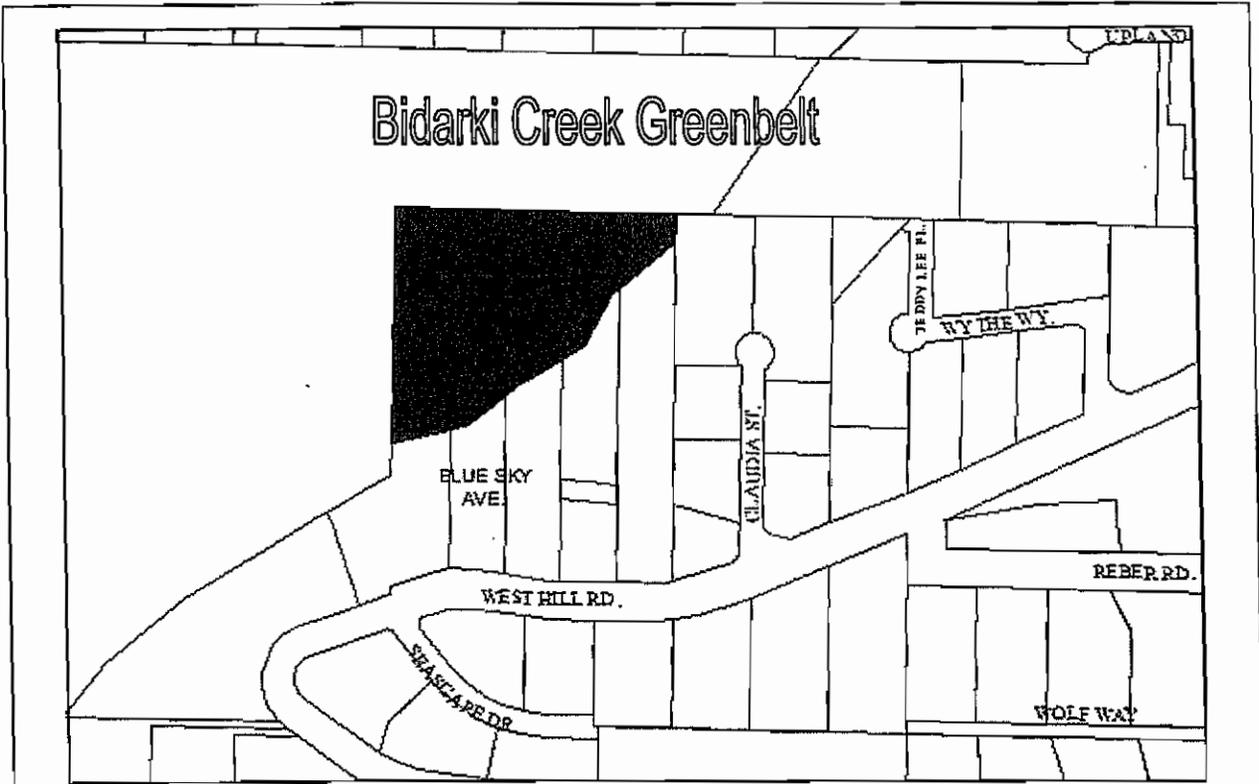
**Legal Description:** HM0631146 T06S R14W S03 TICE ACRES SUB HICKERSON MEMORIAL CEMETERY. Tice Acres Replat No 1, lots 11-A, 11B & 11-C

**Zoning:** Not within city limits **Wetlands:** N/A

**Infrastructure:** paved access

**Notes:** Lots 11 A, 11B, and 11C purchased for \$205,000 Ordinance 10-30.

**Finance Dept. Code:**



**Designated Use:** Public Purpose. Retain as undeveloped Greenbelt and to protect drainage.  
**Acquisition History:** KPB Ordinance 83-01

**Area:** 6.57 acres

**Parcel Number:** 17503025

**2009 Assessed Value:** \$70,100

**Legal Description:** HM T06S R14W S13 SW1/4 SE1/4 NORTH OF SKYLINE DRIVE EXCLUDING SKYLINE DR SUB

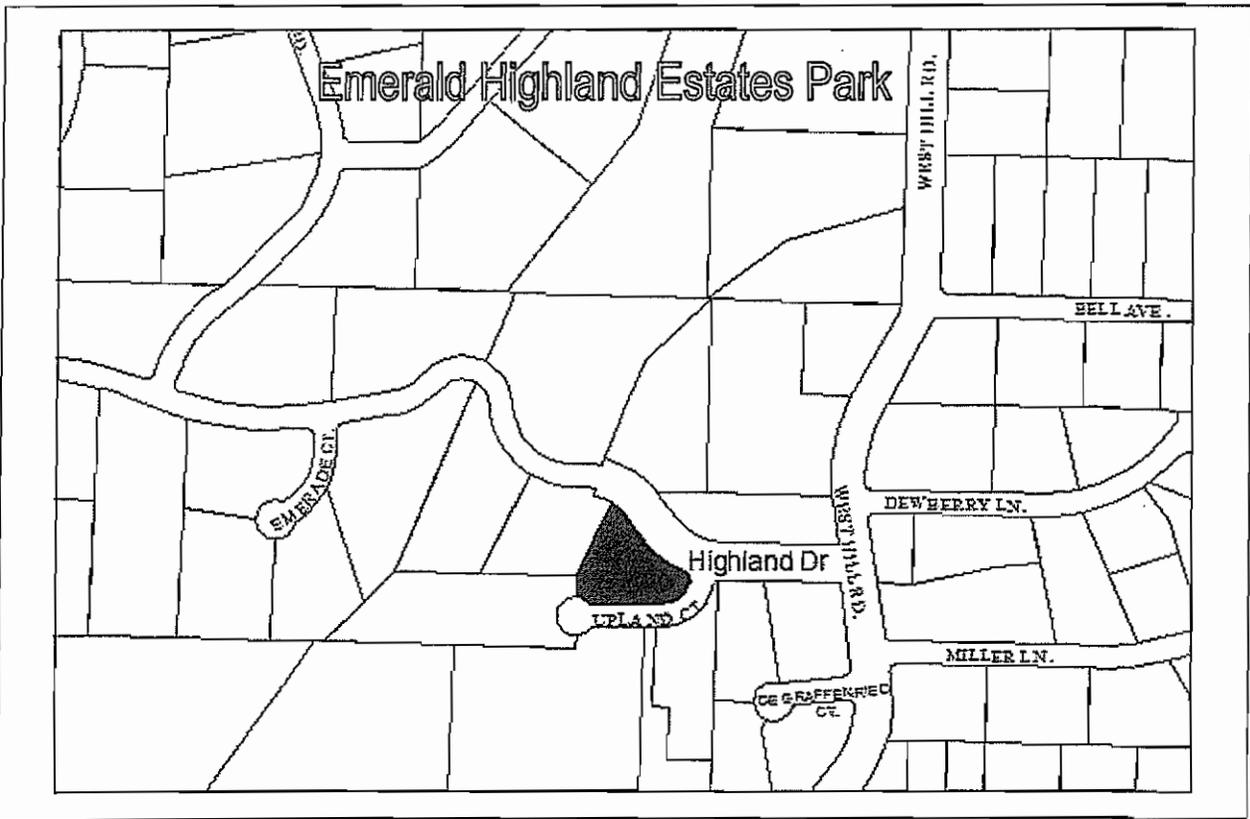
**Zoning:** Rural Residential

**Wetlands:** Bidarki Creek runs through the lot

**Infrastructure:** No access, no utilities

**Notes:** Much of the lot is very steep gorge, down to Bidarki Creek. One portion may be developable at the north end. Slope there is approximately 15%. There is no legal or physical access to the land at this time.

**Finance Dept. Code:**



**Designated Use:** Public Use/Emerald Highland Estates Park

**Acquisition History:** Gangle Deed, 12/1989

**Area:** 1.04 acres

**Parcel Number:** 17502056

**2009 Assessed Value:** \$49,300

**Legal Description:** HM0770024 T06S R14W S13 EMERALD HIGHLAND ESTATES SUB UNIT 3 LOT 1B BLOCK 3

**Zoning:** Rural Residential

**Wetlands:** The whole lot is potential wetlands. Creek present long western property line.

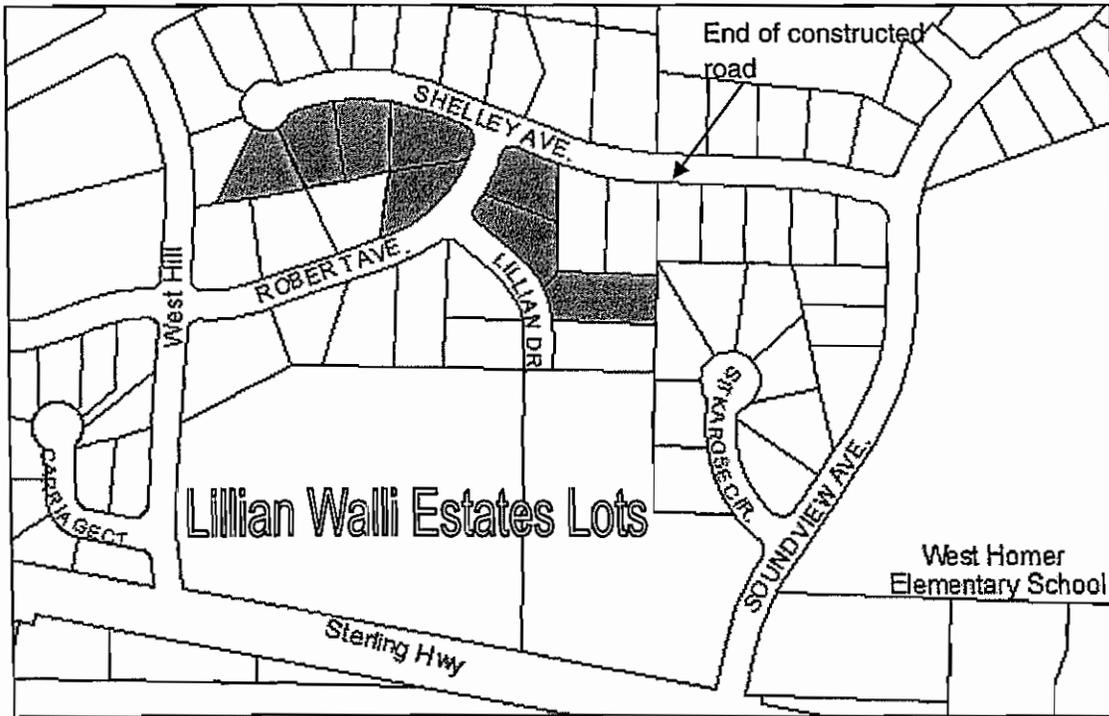
**Infrastructure:** Gravel road access

**Notes:** This land was deeded to the city by the original subdivider. However, there is a plat note restricting the use of the park to residents within the subdivision. Historically the city has not wanted to provide any services to a park that is not explicitly open to the public. The solution is for each property owner in the subdivision to quitclaim deed their interest in the subdivision park, so the City has clear title.

**History:**

Resolution 2004-24A, Land Allocation Plan  
 Resolution 2007-03 Emerald Park Master Plan

**Finance Dept. Code:**



**Designated Use:** Public Purpose

**Acquisition History:** Tax foreclosure. Eight lots, KPB Ord 93-09, 93-147, and 94-2(A)

**Area:** East lot is just over a third of an acre.  
Total Acreage: 3.02 acres.

**Parcel Number:** 175241-10-12, 26-30

**2006 Assessed Value:** \$7,800-\$8,400 per lot. Total: \$56,000

**Legal Description:** HM0880016 T06S R14W S24 LILLIAN WALLI ESTATE SUB LOT 60, 65, 66, 67, 70, 57, 58, 59.

**Zoning:** Rural Residential

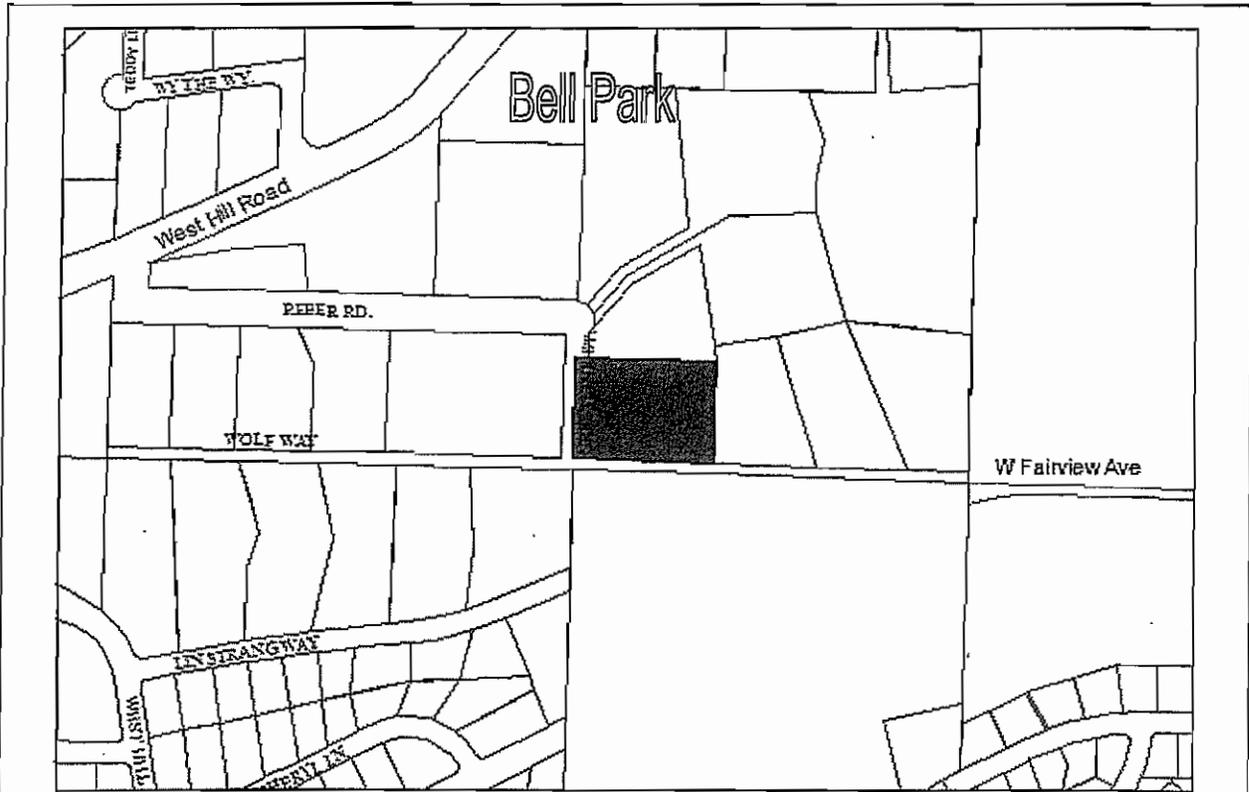
**Wetlands:** All lots mapped as potential wetlands

**Infrastructure:** No roads, water or sewer immediately adjacent to these lots.

**Notes: Resolution 2004-24A Land Allocation Plan:** The Lillian Walli Estates Subdivision off of West Hill Road and the Sterling Highway presents some challenges for the City. The Council directed staff to work with Parks and Recreation to identify a lot to keep as a park. Staff recommends this decision wait until more wetlands information is available. Staff further recommends the Council direct the administration to work on a solution to the subdivision development agreement for this subdivision. This agreement prevents any development from occurring until all lots are fully served by infrastructure installed at the landowner's expense. This is a complicated issue and one that will affect other subdivided but undeveloped areas of the City. Staff requests time to create a policy that is fair and equitable.

These lots were previously assessed for the Sterling Highway Sewer line.

**Finance Dept. Code:** 392.0005



**Designated Use:** W.R.Bell Public Park.

**Acquisition History:** Gifted by Daughter, Dene and Husband Edward Reber 8/20/1970

**Area:** 2.75 acres

**Parcel Number:** 17524006

**2009 Assessed Value:** \$81,800

**Legal Description:** HM0700402 T06S R13W S18 TRACT E W R BELL SUB

**Zoning:** Rural Residential

**Wetlands:** Drainages on lot.

**Infrastructure:** Gravel road access. Rough trails across property.

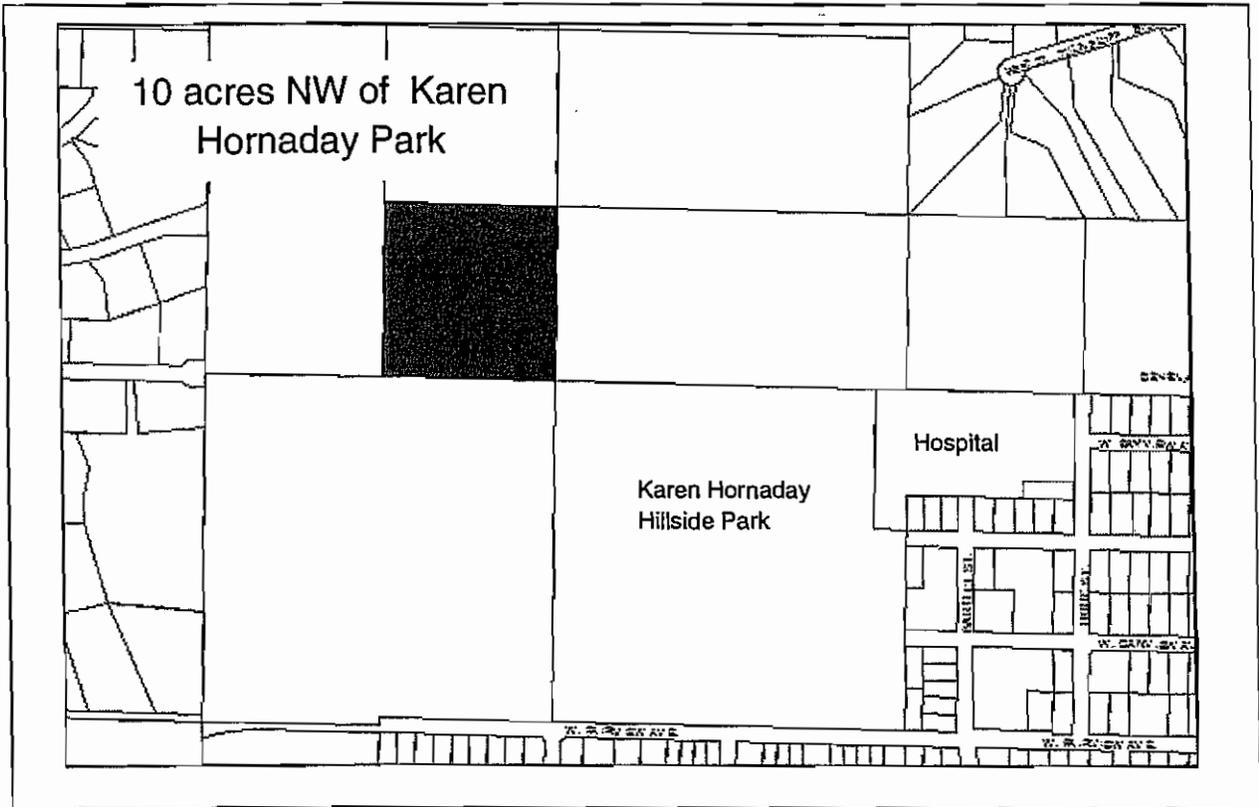
**Notes:**

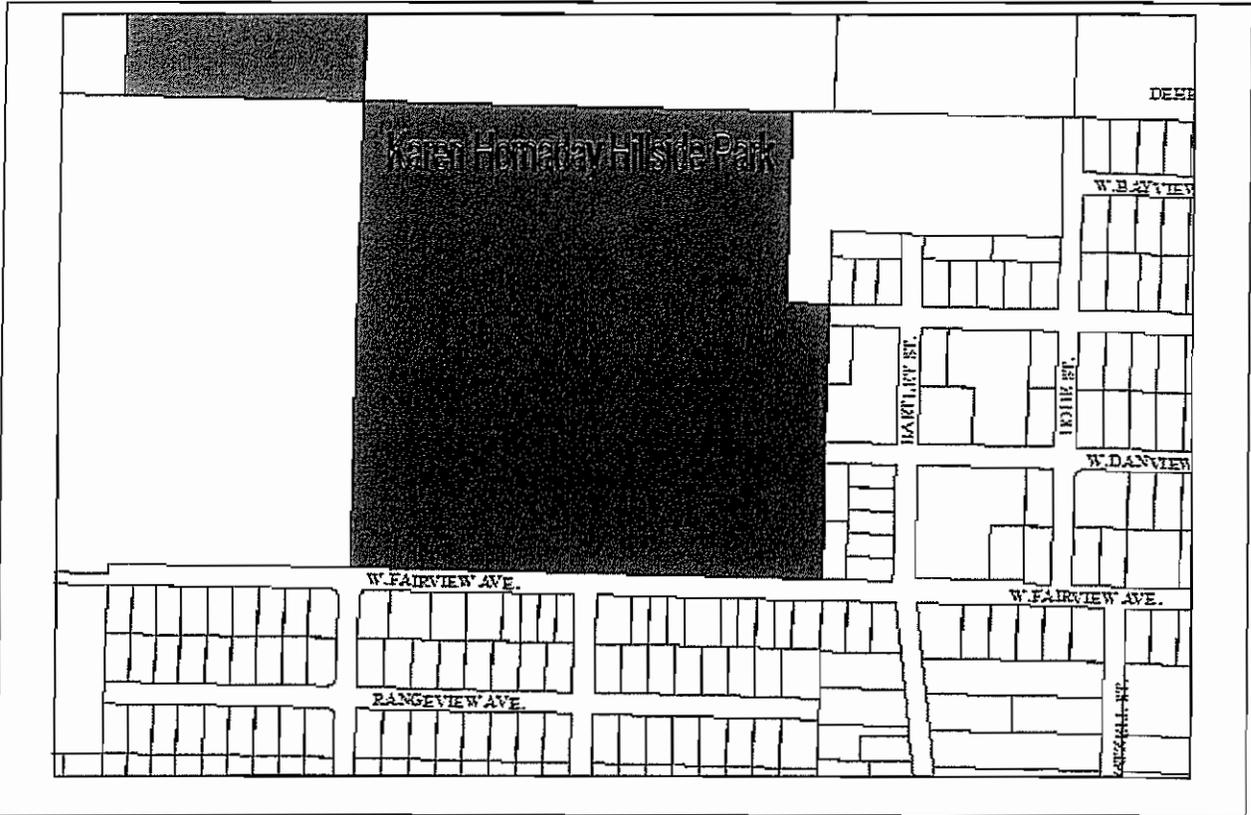
Park contains the gravesite of W.R. Bell.

It can be expected that the land to the south will be come a housing development. Some homes will be accessed from W Fairview Ave.

2009: Completion of Reber Trail, with HART funds and a state trails grant.

**Finance Dept. Code:**





**Designated Use:** Public Recreational Purpose/Karen Hornaday Hillside Park  
**Acquisition History:** Homer Fair Association, Deed 8/1966 with covenants

<b>Area:</b> 38.5 acres	<b>Parcel Number:</b> 17504023
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**2009 Assessed Value:** \$382,200 (Land \$263,500 Structure \$118,600)

**Legal Description:** HM0980004 T06S R13W S18 THAT PORTION OF SW1/4 SE1/4 EXCLUDING SOUTH PENINSULA HOSPITAL SUB 2008 Addn

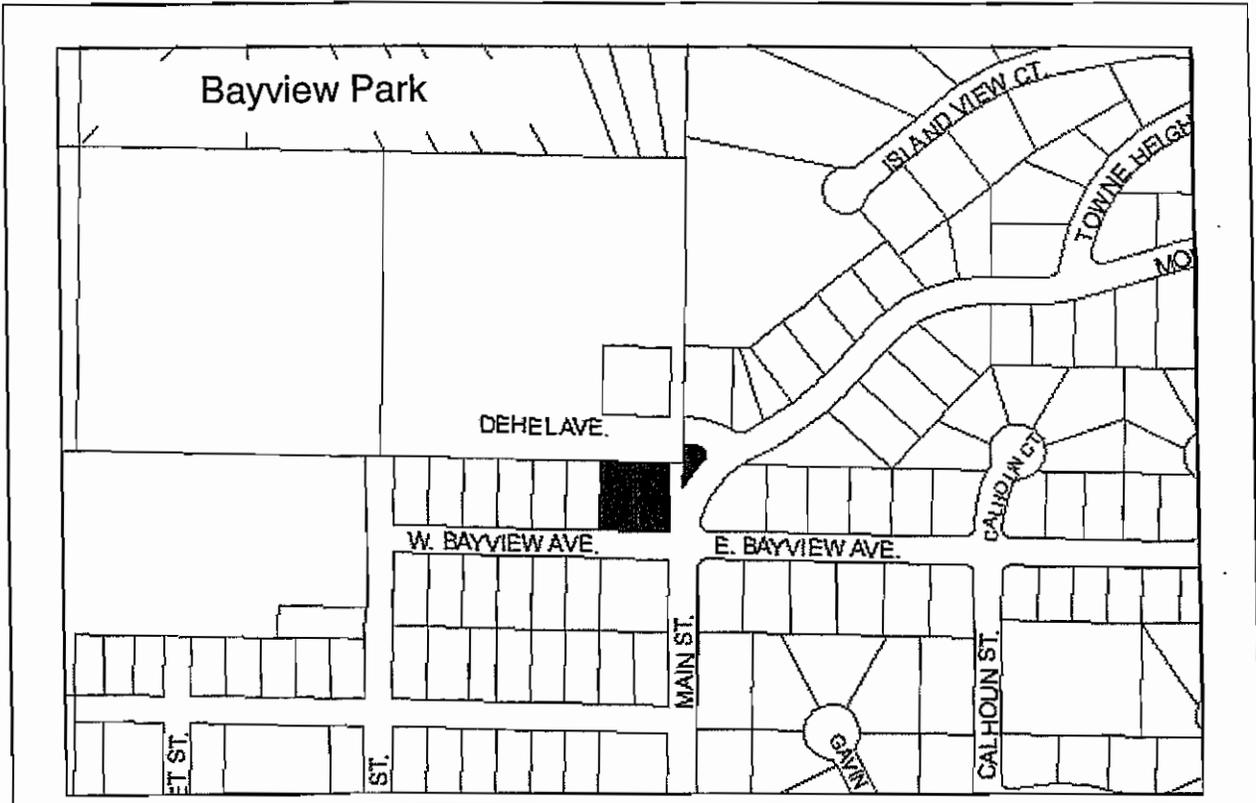
<b>Zoning:</b> Open Space Recreation	<b>Wetlands:</b> Some drainages
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**Infrastructure:** Water, sewer and road access

**Notes:** Campground, ball fields, day use picnic and playground area.

Resolution 09-59(A) adopted the park master plan.

**Finance Dept. Code:** 175.0003 (driveway, parking), 175.0007 (campground)



**Designated Use:** Public Purpose/Bayview Park/Water tank access  
**Acquisition History:** Large lots: Klemetsen Warranty Deed 5/8/67. Water tank access and part of Bayview Park. FINISH

**Area:** 0.58 acres total

**Parcel Number:** 175051 07, 08  
 17726038, 17727049

**2006 Assessed Value:** \$91,700 total

**Legal Description:** 17505107: HM0562936 T06S R13W S18 TRACT A FAIRVIEW SUB LOT 2  
 17505108: HM0562936 T06S R13W S18 TRACT A FAIRVIEW SUB LOT 1  
 17726038: HM0760026 T06S R13W S17 KAPINGEN SUB UNIT 3 PARK RESERVE  
 17727049: HM0770065 T06S R13W S17 ISLAND VIEW SUB PARK

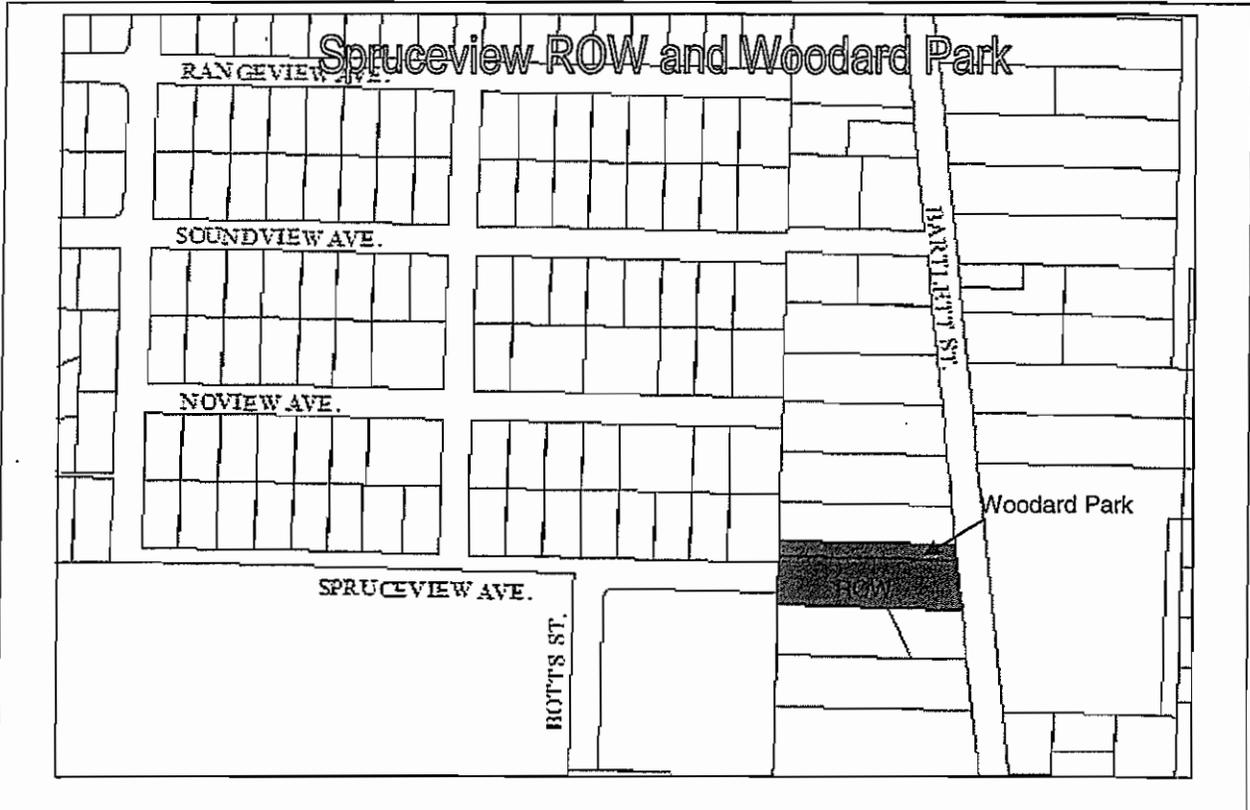
**Zoning:** Rural Residential

**Wetlands:** N/A

**Infrastructure:** Paved road access

**Notes:**

**Finance Dept. Code:**



**Designated Use:** ROW and Woodard Park  
**Acquisition History:** ROW: Purchased for Harrington Heights LID, Ord 2000-13(S) 7/2000. Woodard Park: Tax Foreclosure (Harry Gregoire), Park designation enacted in Reso 04-53

<b>Area:</b> ROW 0.85 acres Woodard Park: .025 acres	<b>Parcel Number:</b> 17513329 17513328
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**2006 Assessed Value:** ROW: \$61,400, Park: \$36,200

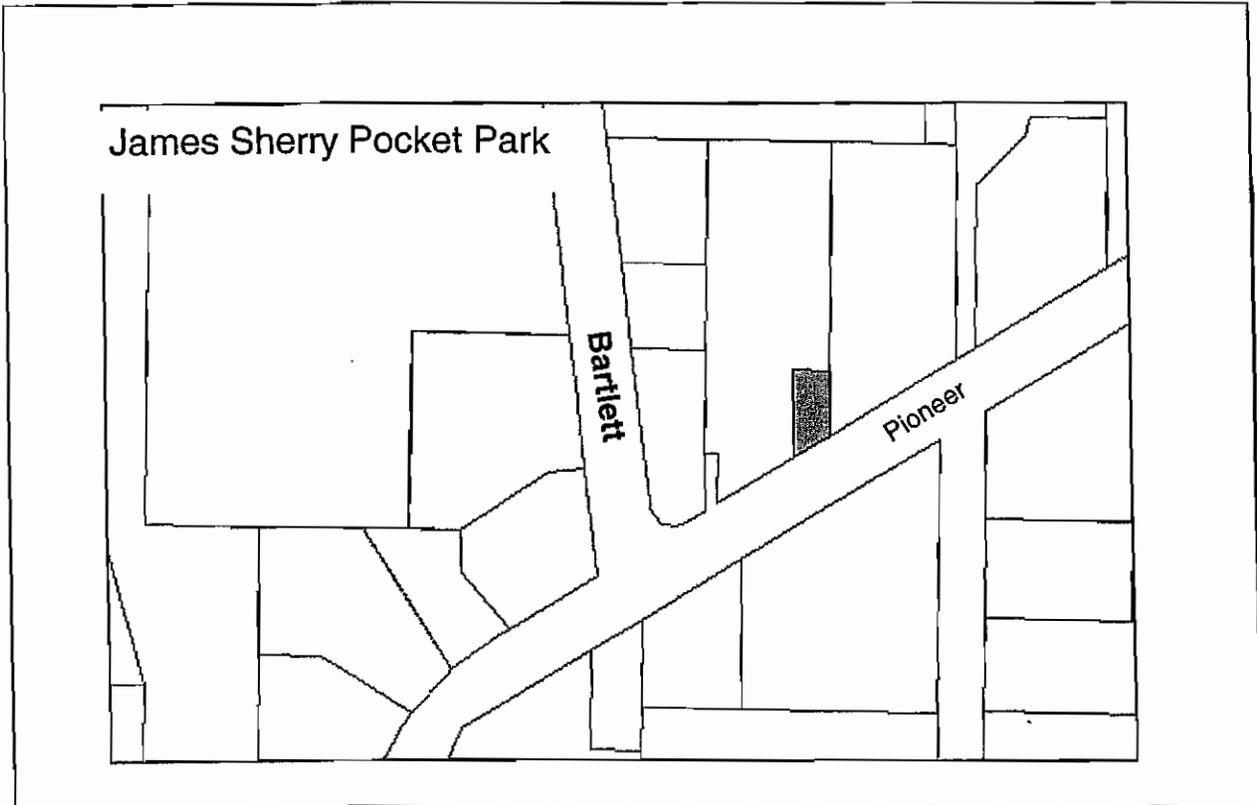
**Legal Description:** ROW: HM0860044 T06S R13W S19 BUNNELL'S SUB NO 17 LOT 12-A  
 Woodard Park: HM0860044 T06S R13W S19 BUNNELL'S SUB NO 17 LOT 11-B

<b>Zoning:</b> Residential Office	<b>Wetlands:</b> Woodard Creek and wetlands present
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**Infrastructure:** Paved access on Bartlett. Part of completed Spruceview Road LID. Water and sewer present.

**Notes:**

**Finance Dept. Code:** ROW: 500.0051 Park:



**Designated Use:** Retain for use as public park or parking  
**Acquisition History:** Ord 83-01 (KPB)

**Area:** 0.06 acres or 2,766 sq ft

**Parcel Number:** 17514235

**2009 Assessed Value:** \$41,200

**Legal Description:** T 6S R 13W SEC 19 SEWARD MERIDIAN HM 2007124 BUNNELLS SUB NO 21 LOT 37F-1

**Zoning:** Central Business District

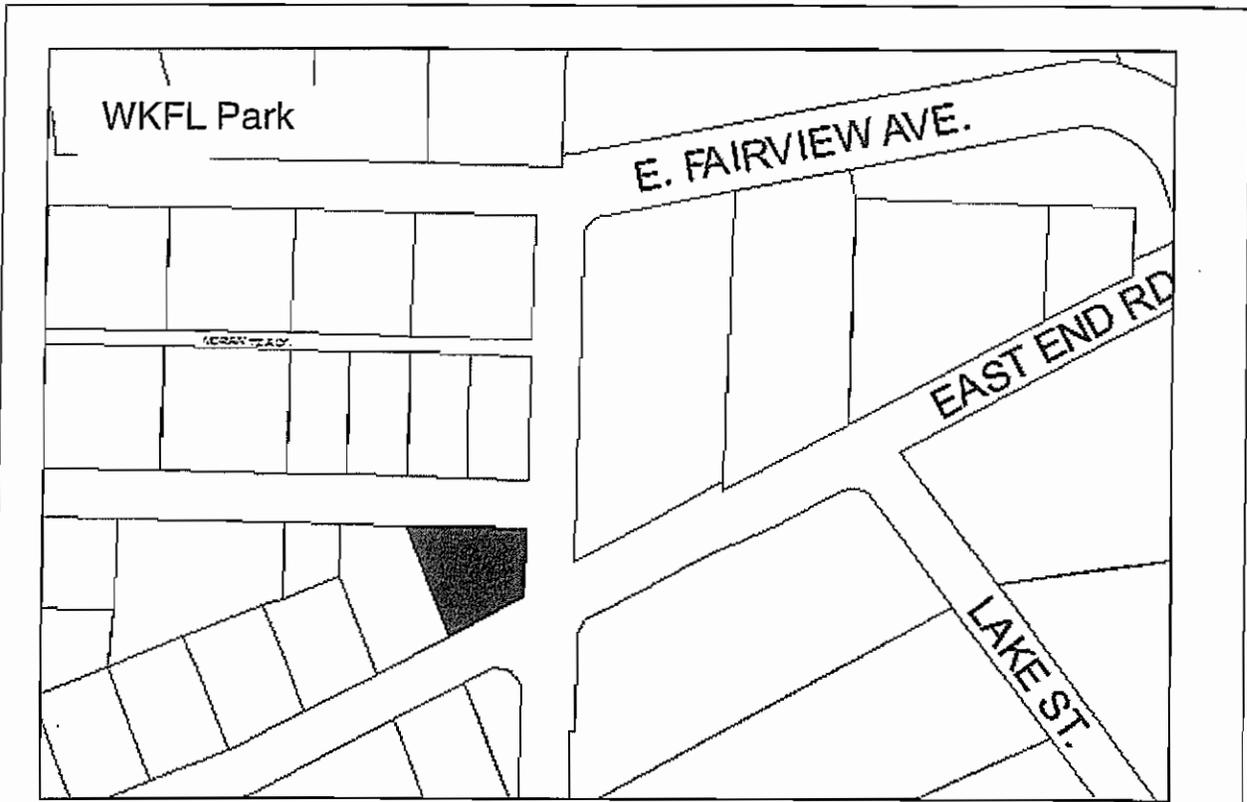
**Wetlands:** Ditch across property

**Infrastructure:** Water and Sewer, paved sidewalk

**Notes:**

HEA/phone company utility infrastructure on lot—big green boxes.

**Finance Dept. Code:**



**Designated Use:** WKFL Park  
**Acquisition History:** Asaiah Bates Deed 3/88

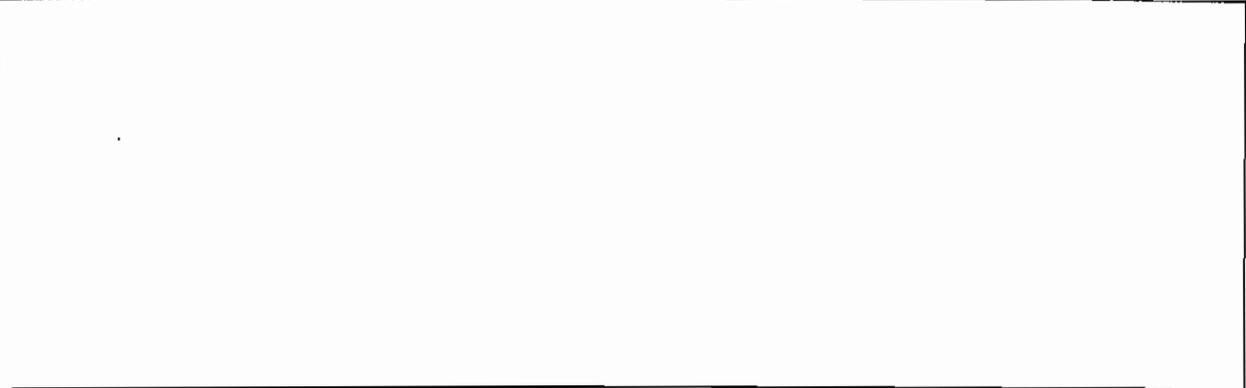
<b>Area:</b> 0.31 acres	<b>Parcel Number:</b> 17720204
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**2009 Assessed Value:** \$95,600

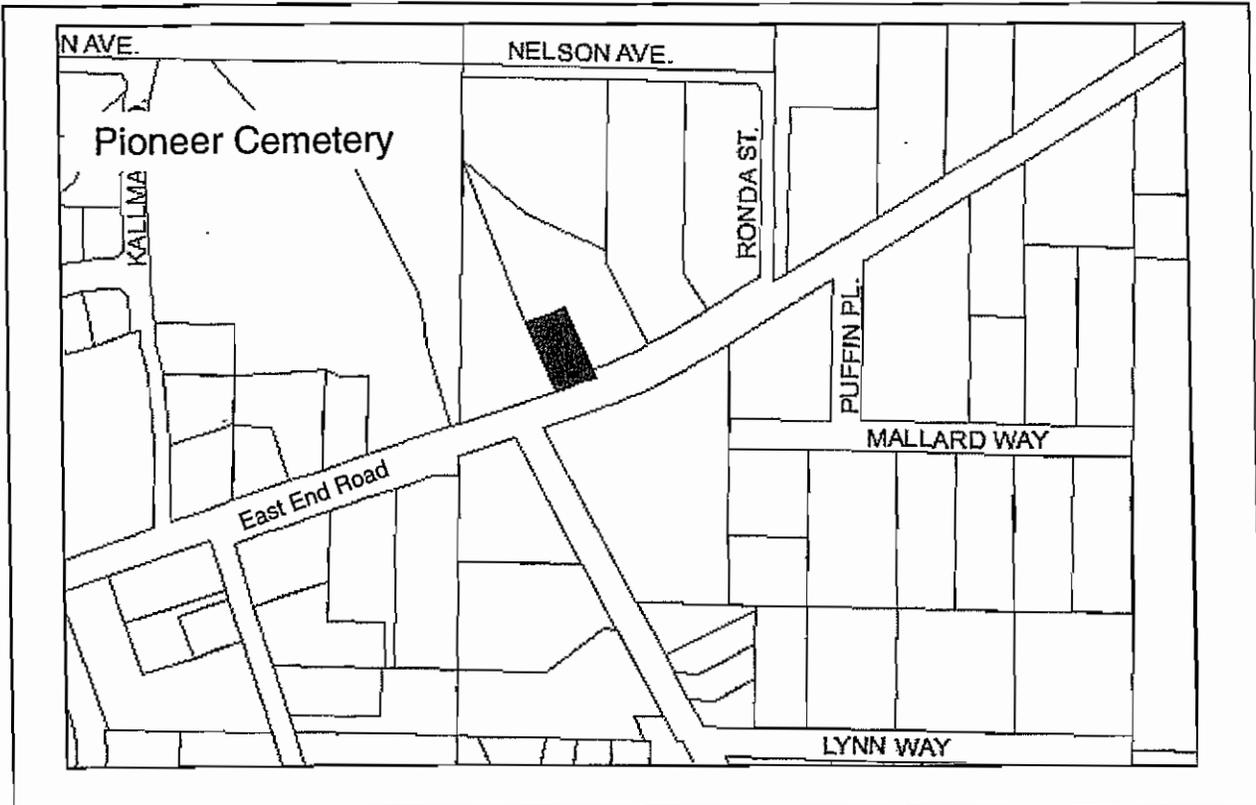
**Legal Description:** Glacier View Subdivision No 1 Replat of Lots 1, 8 & 9, Block 4 Lot 9-A

<b>Zoning:</b> Central Business District	<b>Wetlands:</b> N/A
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**Infrastructure:** Water, paved road, electricity



**Finance Dept. Code:**



**Designated Use:** Pioneer Cemetery  
**Acquisition History:** Quitclaim Deed Nelson 4/27/66

**Area:** 0.28 acres

**Parcel Number:** 17903007

**2009 Assessed Value:** \$26,400

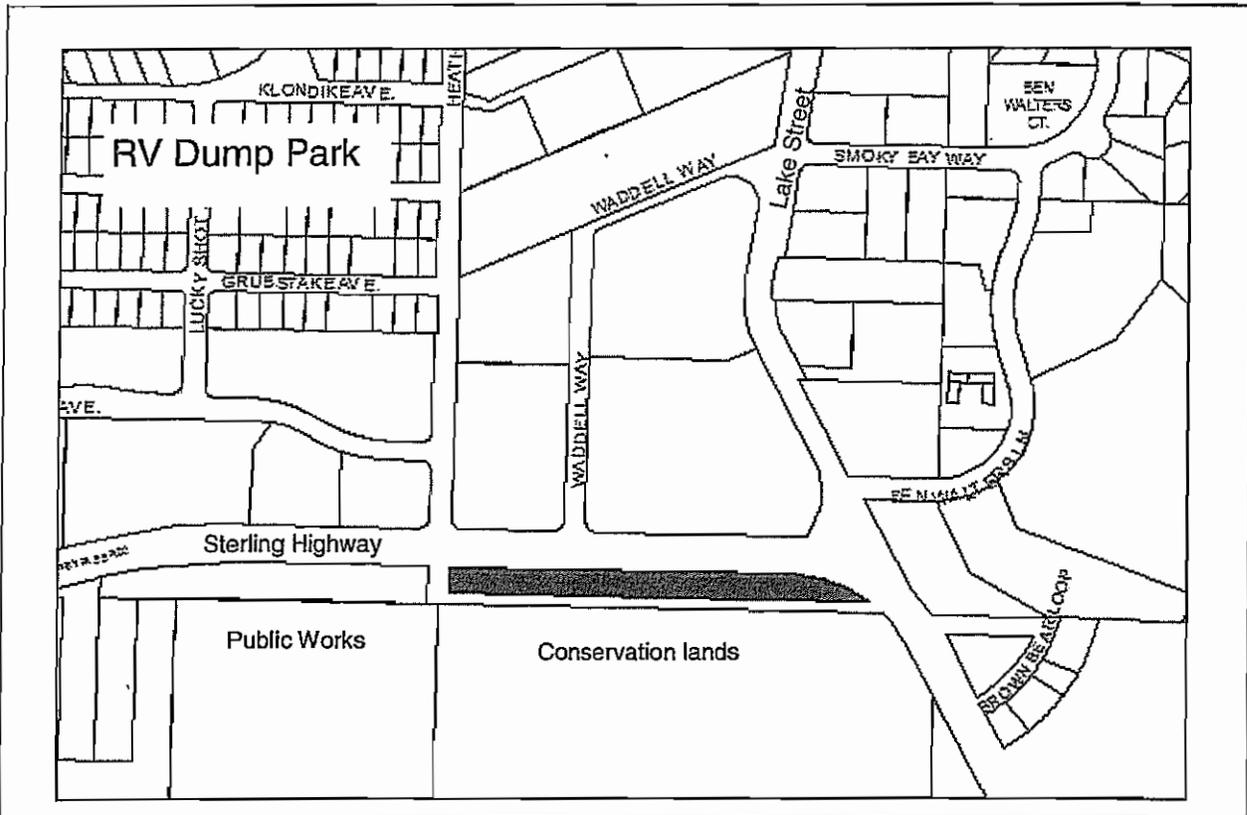
**Legal Description:** James Waddell Survey of Tract 4 Lot 4A

**Zoning:** Residential Office

**Wetlands:** N/A

**Infrastructure:** Paved Road

**Finance Dept. Code:**



**Designated Use:** RV Water/Sump station  
**Acquisition History:** Deed states "Waddell Park Tract"

<b>Area:</b> 1.73 acres	<b>Parcel Number:</b> 17712014
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**2009 Assessed Value:** \$215,800

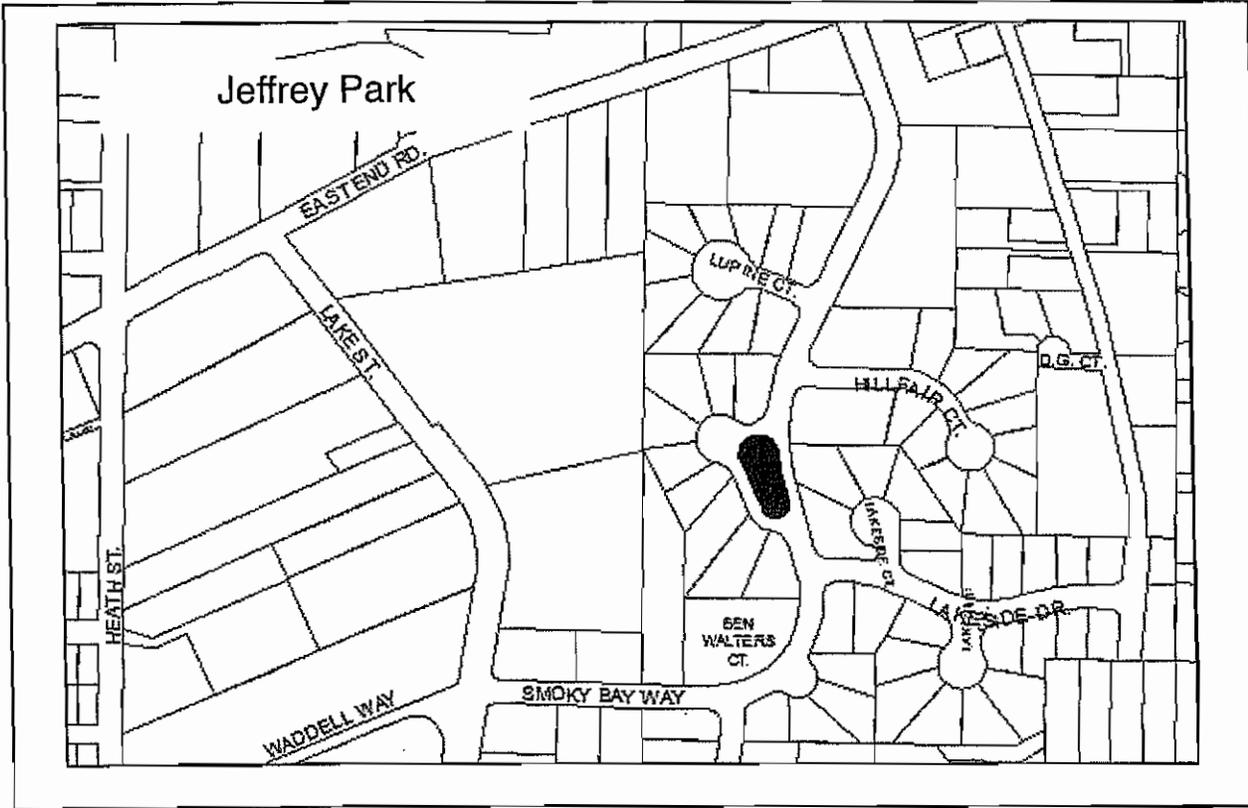
**Legal Description:** Waddell Subdivision, portion S of Homer Bypass Road

<b>Zoning:</b> Central Business District	<b>Wetlands:</b>
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**Infrastructure:** Water, Sewer, gravel/paved access

**Notes:**

**Finance Dept. Code:**



**Designated Use:** Public Purpose/Greenbelt/Jeffrey Park  
**Acquisition History:** Ordinance 83-27 (KPB)

**Area:** 0.38 acres

**Parcel Number:** 17730251

**2009 Assessed Value:** \$41,900

**Legal Description:** Lakeside Village Amended Jeffrey Park

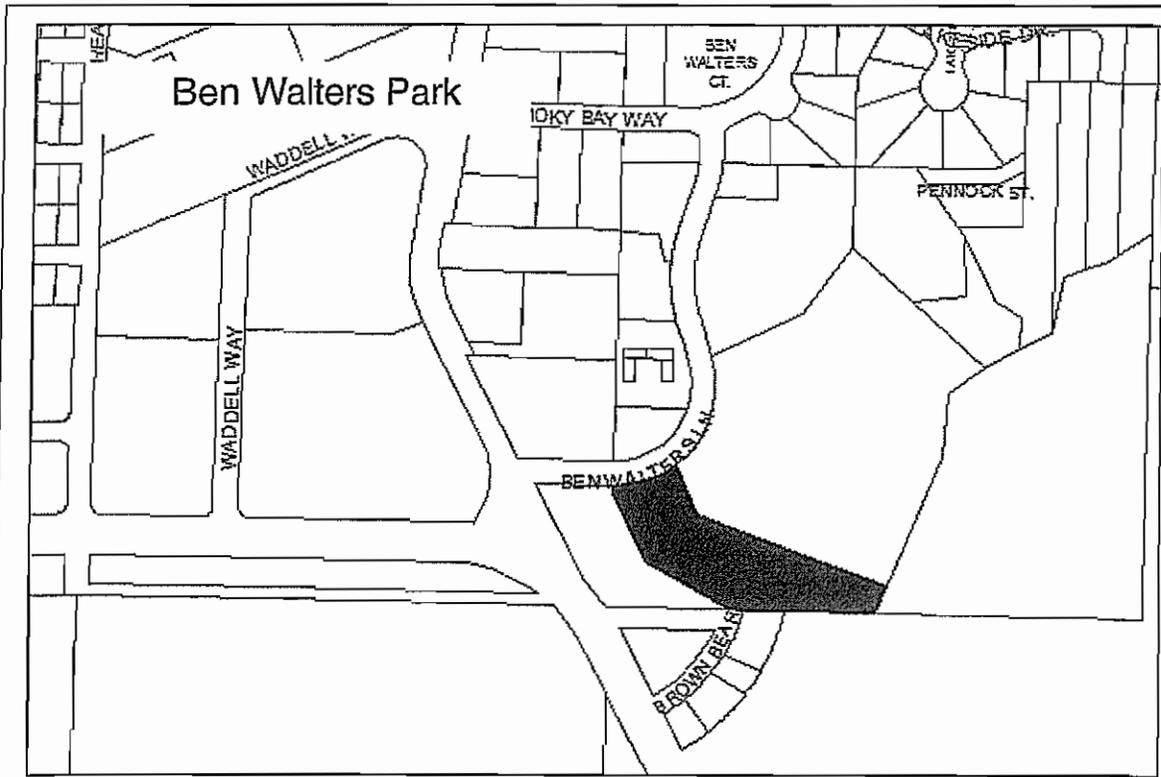
**Zoning:** Urban Residential

**Wetlands:**

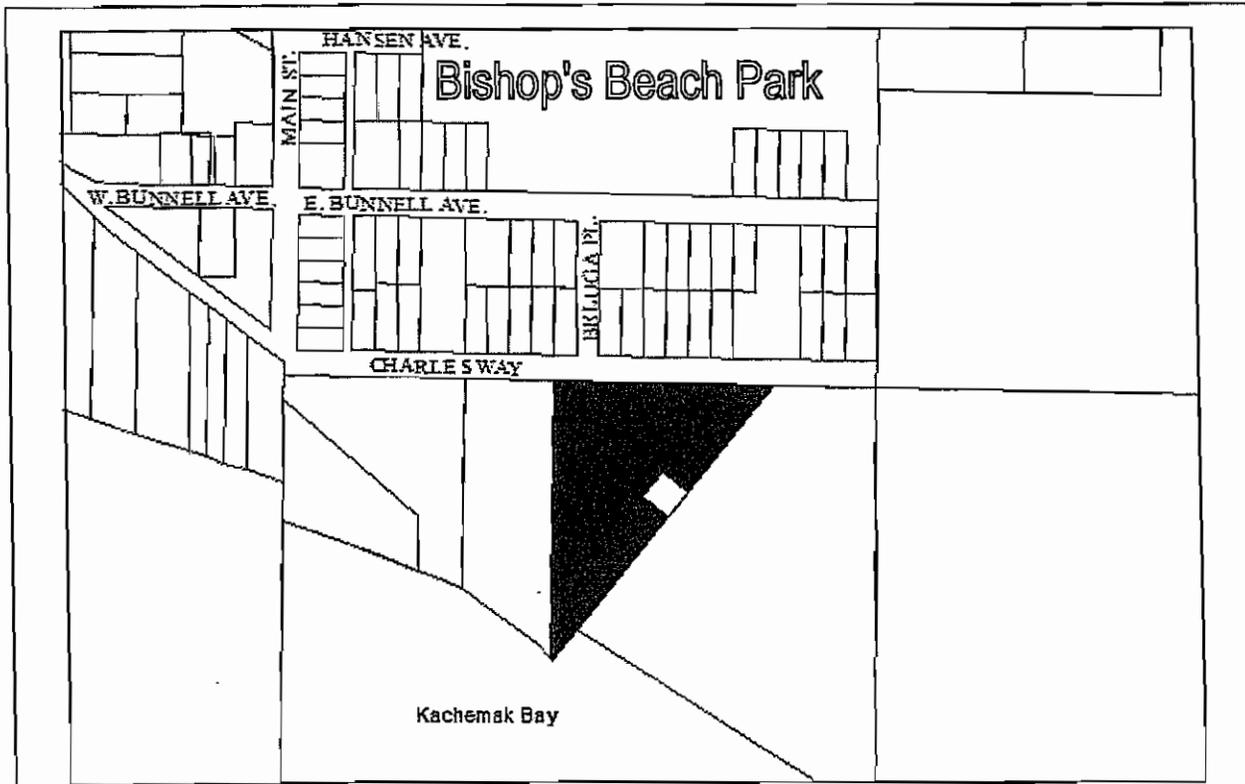
**Infrastructure:** Paved Road, water, sewer

**Notes:** Neighborhood park. Grass and new swing sets installed in 2005. Fill brought in to the park to raise the ground level and deal with drainage issues in 2007.

**Finance Dept. Code:**



<b>Designated Use:</b> Ben Walters Park. Public park or greenbelt per deed.	
<b>Acquisition History:</b> Reso 83-22(S) Neal Deed 5/4/83. Donated. Deed amended 6/1/83.	
<b>Area:</b> 2.48 acres	<b>Parcel Number:</b> 17712022
<b>2009 Assessed Value:</b> \$435,200 (Land \$386,100, Structure \$49,100)	
<b>Legal Description:</b> Lakeside Village Park Addition Replat Lot 1A-2	
<b>Zoning:</b> Central Business District	<b>Wetlands:</b> 3664 Ben Walters Lane
<b>Infrastructure:</b> Paved Road, water and sewer. Public restrooms, covered fire pit, lake access and dock.	
Notes: New swing set installed, 2008. New dock installed in 2009.	
<b>Finance Dept. Code:</b>	



**Designated Use:** Bishop's Beach Park  
**Acquisition History:** McKinley Warrant Deed 1/9/1984

<b>Area:</b> 3.46 acres	<b>Parcel Number:</b> 17714010
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**2009 Assessed Value:** \$56,600 (Land \$45,300, Structure \$11,300)

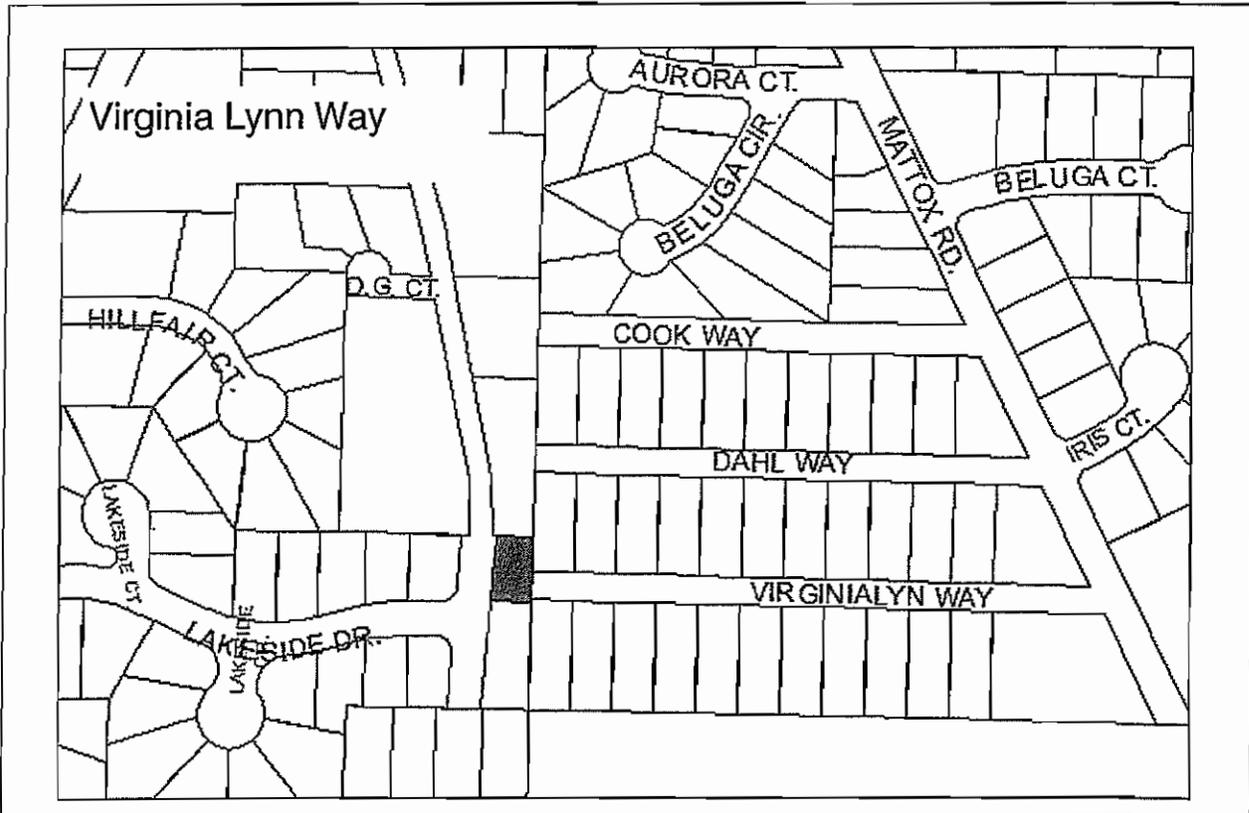
**Legal Description:** HM T06S R13W S20 PTN GL 2 BEGIN S 1/16 CORNER SECS 19 & 20 & NW CORNER LOT 2 TH S 89 DEG 57'30" E 600 FT ALONG N BOUND LT 2 TO POB TH S 0 DEG 2' E 391 FT TO CORNER 2 ON MHW KACHEMAK BAY TH S 59 DEG 30' E 150 FT TO CORNER 3 TH N 38 DEG 0' E

<b>Zoning:</b> Central Business District	<b>Wetlands:</b> Some wetlands (along boardwalk). Flood hazard area.
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**Infrastructure:** Paved road access. No water or sewer. City maintained outhouses.

**Notes:**

**Finance Dept. Code:**



**Designated Use:** Public use easement for Virginia Lynn Way, public park  
**Acquisition History:** Quit Claim Deed from NBA 1/4/83

**Area:** 0.21 acres

**Parcel Number:** 17730239

**2006 Assessed Value:** \$22,800

**Legal Description:** T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0840005 LAKESIDE VILLAGE SUB AMENDED LOT 2 BLK 4

**Zoning:** Urban Residential

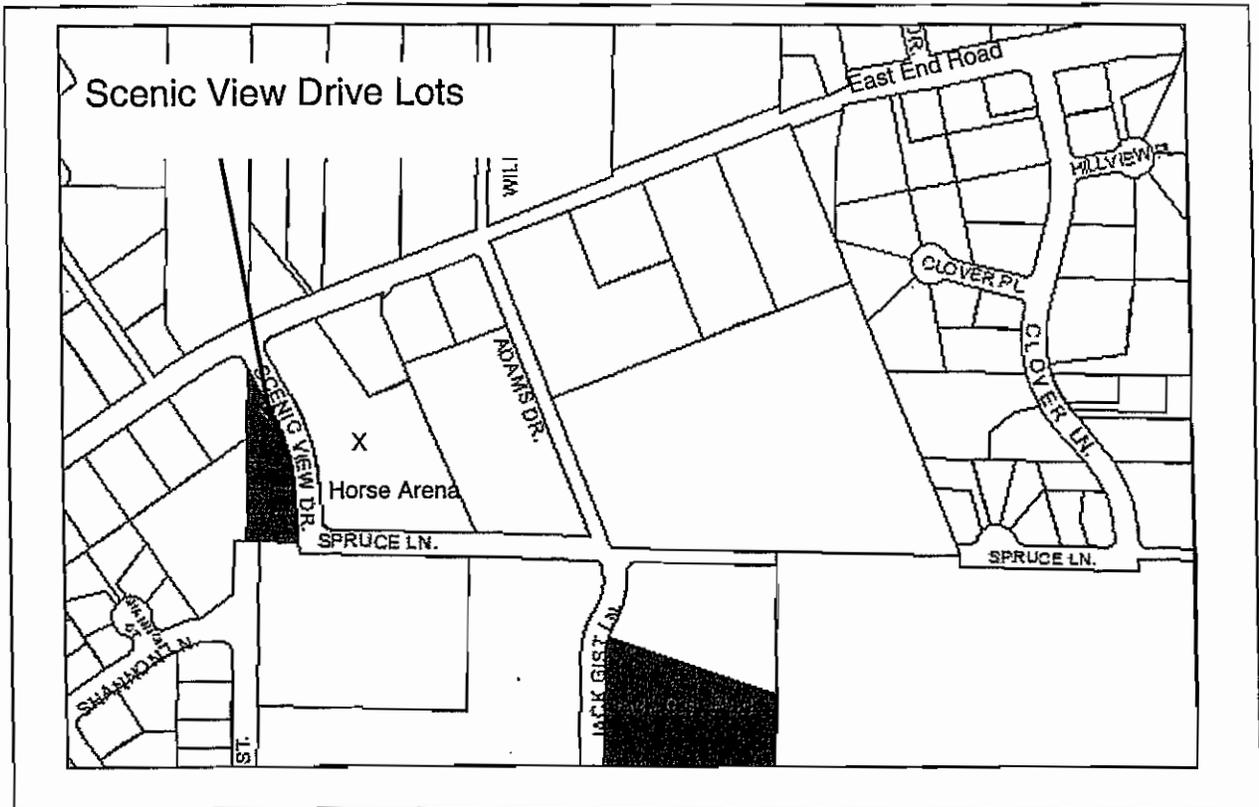
**Wetlands:** possibly on a small portion

**Infrastructure:** Road access

**Notes:** This lot has a public use easement granted by the plat. This lot will likely be needed in the future to connect Virginia Lynn Way, because the adjacent lots are not wetlands and are developable. Access to Mattox Road is not know at this time; the ground drops and becomes very swampy.

Resolution 09-33: D'edicate road access for Virginia Lynn Way, across Lot 2 Block 4 Lakeside Village Subdivision Amended. Hold the remainder of the lot for use as a public neighborhood park. In 2009 the City retained a surveyor to work on this issue. 2010: professional opinion was given that no right of way dedication is required, however, a legal opinion may be sought to determine city liability outside a dedicated right of way, Spruceview Ave is a similar situation: a roadway is constructed across a parcel, not within a right of way.

**Finance Dept. Code:**



**Designated Use:** Public Park and future Donation to Equestrian group.  
**Acquisition History:** Donated by property owners (ord 06-34) to city as public park with relevant deed restrictions. City passed reso 06-116 to give the land to the equestrian group when the main horse park land is purchased.

<b>Area:</b> 0.89 acres total	<b>Parcel Number:</b>
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**2009 Assessed Value:** \$43,400

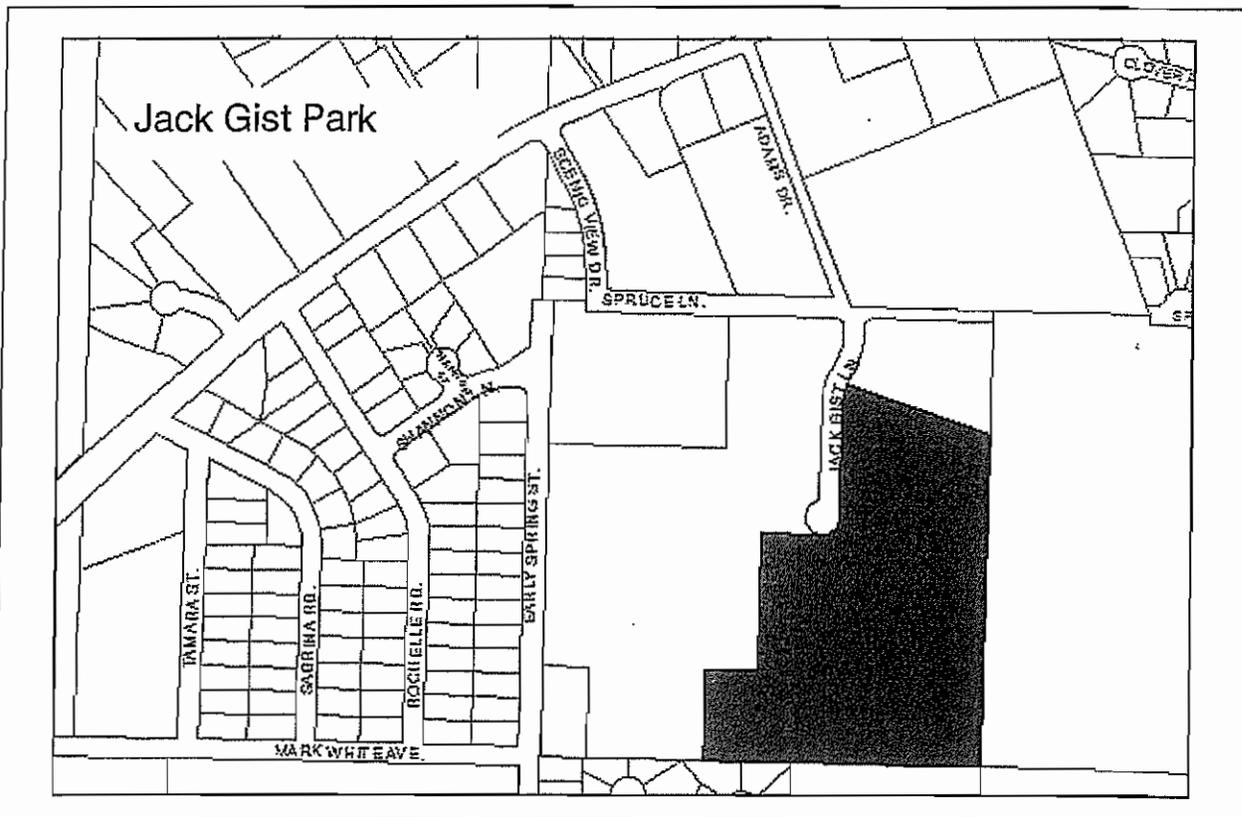
**Legal Description:** Scenic View Subdivision No. 6 Lots 1-5

<b>Zoning:</b> Rural Residential	<b>Wetlands:</b> Yes, the back half of the lots has a creek and wetlands.
----------------------------------	---

**Infrastructure:** Gravel road

**Notes:**

**Finance Dept. Code:**



**Designated Use:** Jack Gist Ball Park  
**Acquisition History:** Warranty Deed Moss 8/27/98

<b>Area:</b> 14.6 acres	<b>Parcel Number:</b> 17901023
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**2009 Assessed Value:** \$86,900

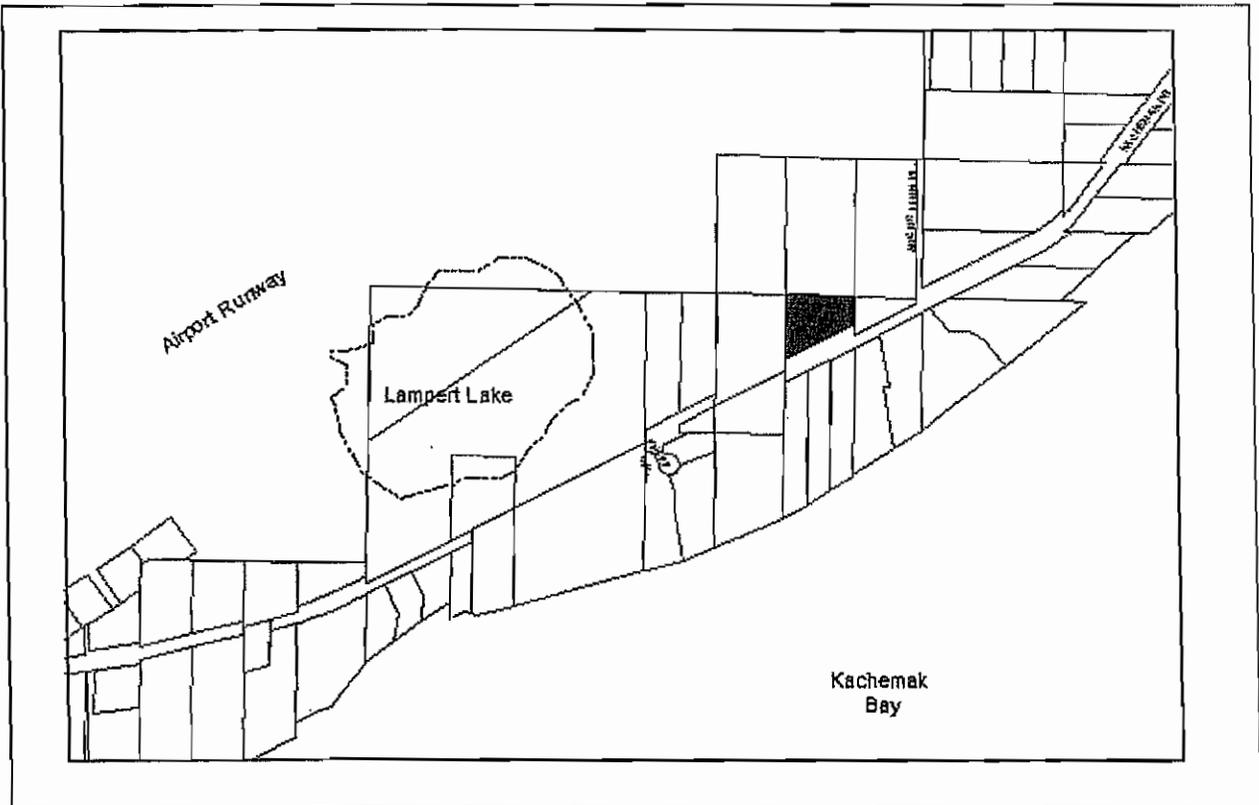
**Legal Description:** HM0990063 T06S R13W S15 JACK GIST SUB LOT 2

<b>Zoning:</b> Rural Residential	<b>Wetlands:</b> May be present. Site is mostly fill and old dump.
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**Infrastructure:** Gravel road access.

**Notes:** Old dump site. No water or sewer to service the new ball fields. Parking lot constructed in 2006. Major funding needed to construct restrooms. 2009: ord 09-35(A) allocated \$33,000 for improvements to two ballfields.

**Finance Dept. Code:**



**Designated Use:** Future Kacheamk Drive Trail and rest area Resolution 2011-37(A)  
**Acquisition History:** Ord 96-16(A) (KPB)

**Area:** 1.65 acres

**Parcel Number:** 17936020

**2009 Assessed Value:** \$10,500

**Legal Description:** Scenic Bay Lot 4

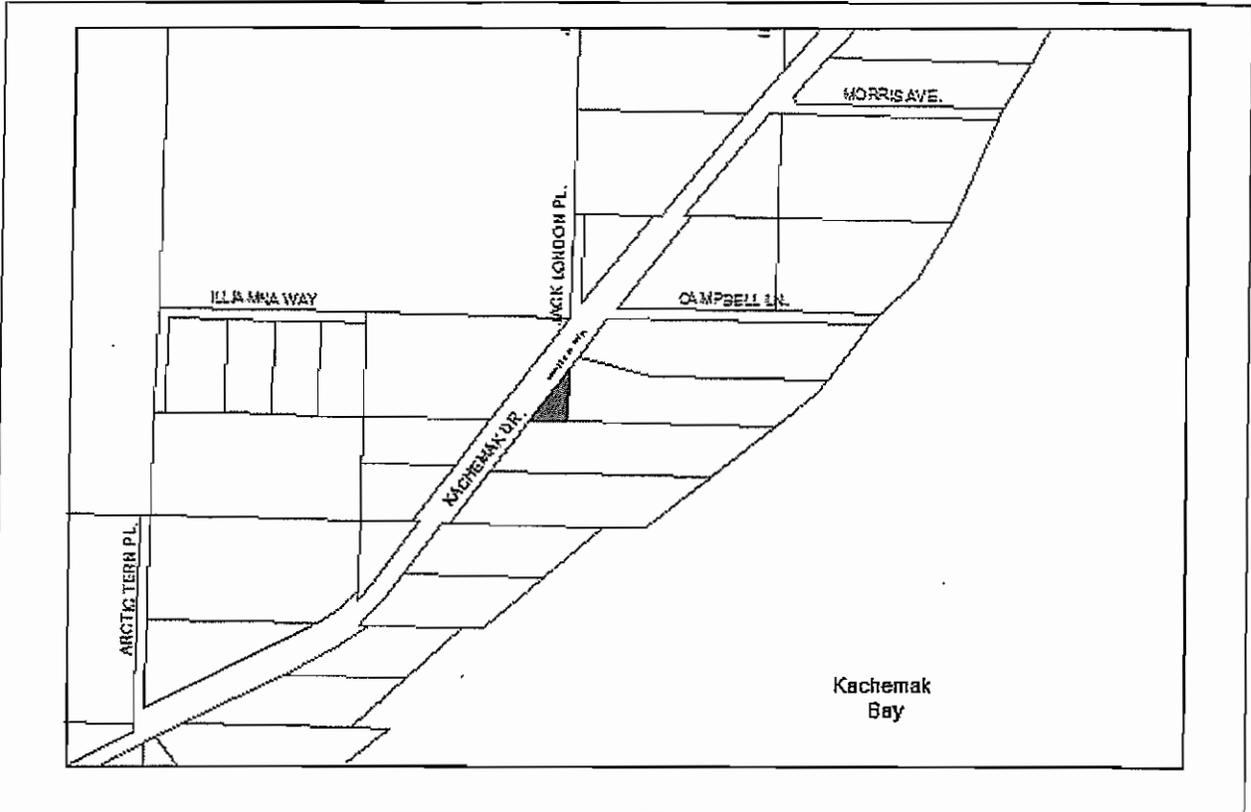
**Zoning:** General Commercial 2

**Wetlands:** 100% Wetlands

**Infrastructure:** Paved Road

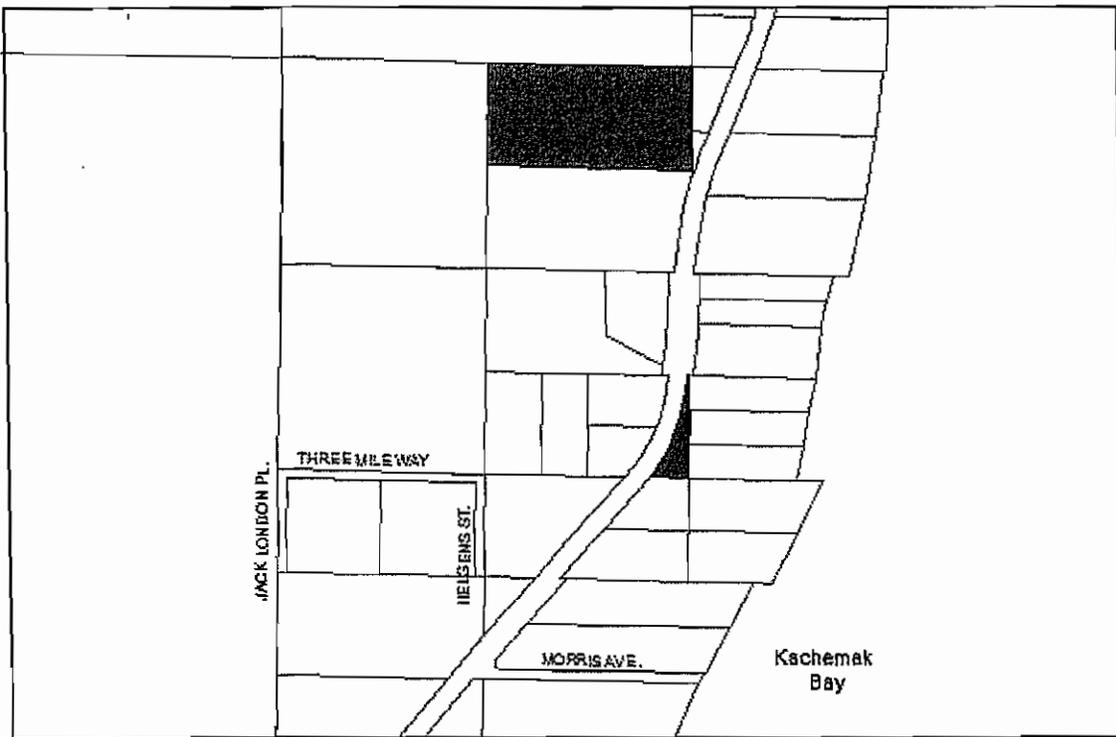
**Notes:**

**Finance Dept. Code:**



<b>Designated Use:</b> Public Park/Designated Public Use	
<b>Acquisition History:</b> Tax Foreclosure Ord 78/18	
<b>Area:</b> 0.24 acres	<b>Parcel Number:</b> 17915003
<b>2009 Assessed Value:</b> \$18,200	
<b>Legal Description:</b> That Portion of Govt Lot 3 Lying southwesterly of Kachemak Drive, T6S R13W S23	
<b>Zoning:</b> Rural Residential	<b>Wetlands:</b> No wetlands
<b>Infrastructure:</b> Paved road access	
<b>Notes:</b> Limited developable area due to setback requirements from Kachemak Dr.	

**Finance Dept. Code:**



**Designated Use:** Large lot—undesignated. Small lot: Public Purpose Undesignated.  
**Acquisition History:** No history for Gov't Lot 36. Lot 1: Ordinance 97-06(S) KPB

**Area:** Gov't Lot 36: 5 acres  
 Harry Feyer Subdivision Lot 1: 0.39 acres

**Parcel Number:** 17910001, 17911005

**2009 Assessed Value:** \$72,300 (lot 36), \$23,800 (lot 1)

**Legal Description:** Government Lot 36 HM T06S R13W S14, Harry Feyer Subdivision Lot 1

**Zoning:** Rural Residential

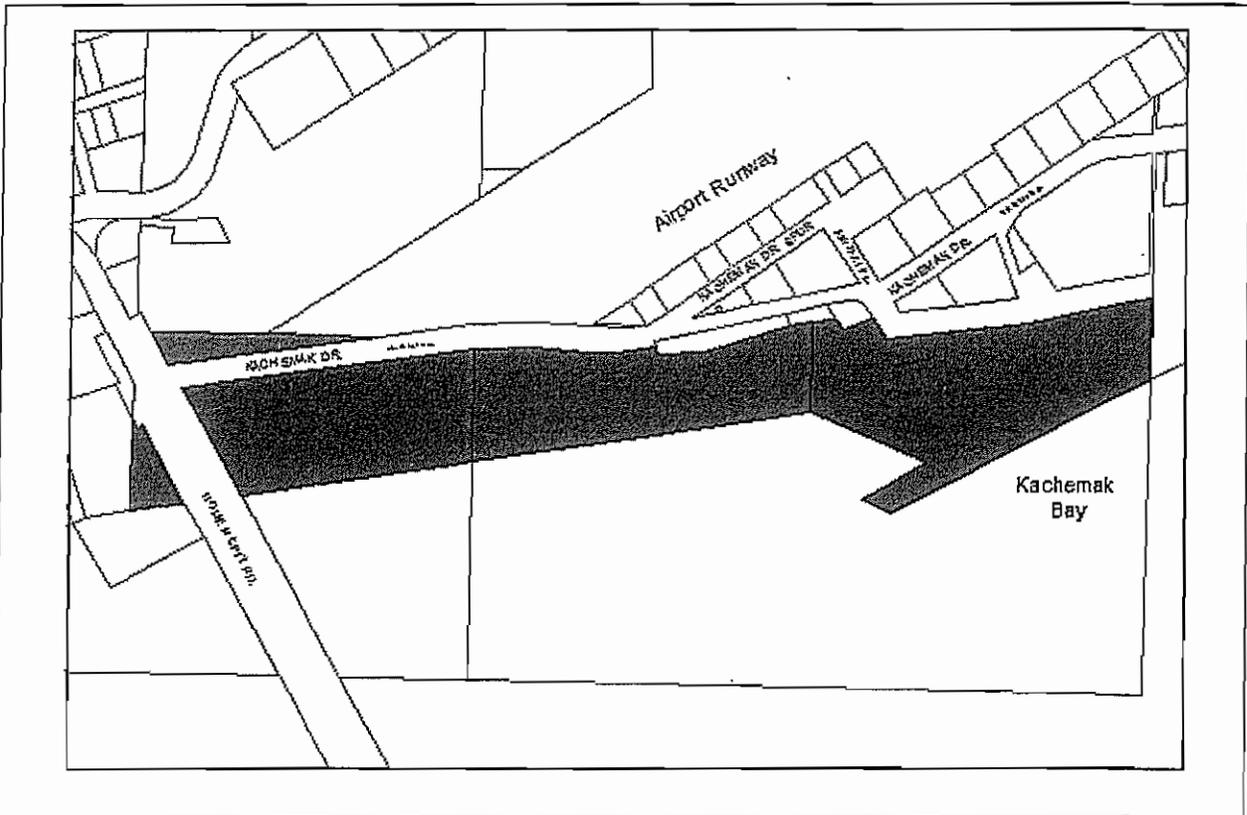
**Wetlands:** Lot 36 is wetland. Lot 1 is not.

**Infrastructure:** Paved Road access, power.

**Notes:** Access to Gov't lot 36 is by public access easement rather than dedicated Right of Way. Future development of this lot would need to address any access concerns.

Lot 1 is a sliver of land left over after the dedication of Kachemak Drive. Currently, two driveways cross the property to reach the homes to the west. The majority of this lot has an access easement across it, so there is only a portion of land that could be used for a structure. Further, Kachemak Drive is only 60 feet wide at this point instead of the usual 100 ft width.

**Finance Dept. Code:**



**Designated Use:** Lots 13: undesignated. Spit Trailhead. Lot 14: Undesignated. Lot 3: Tidelands/public access/recreational

**Acquisition History:** Lot 13: ? Lot 14: ? Lot 3: Deed 4/98

**Area:** 35.16 acres

**Parcel Number:** 18101030, 18101032, 17940107

**2009 Assessed Value:** \$292,300

**Legal Description:** Government Lots 13 and 14, excluding Homer Spit Road and Kachemak Drive. Gov't lot 3, South of Airport lease lands Blocks 300 and 400. T6S R13W S22

**Zoning:** General Commercial 1, west of Homer Spit Road. General Commercial 2, east of Homer Spit Road

**Wetlands:** Coastal wetlands. Designated critical habitat. Flood Hazard area.

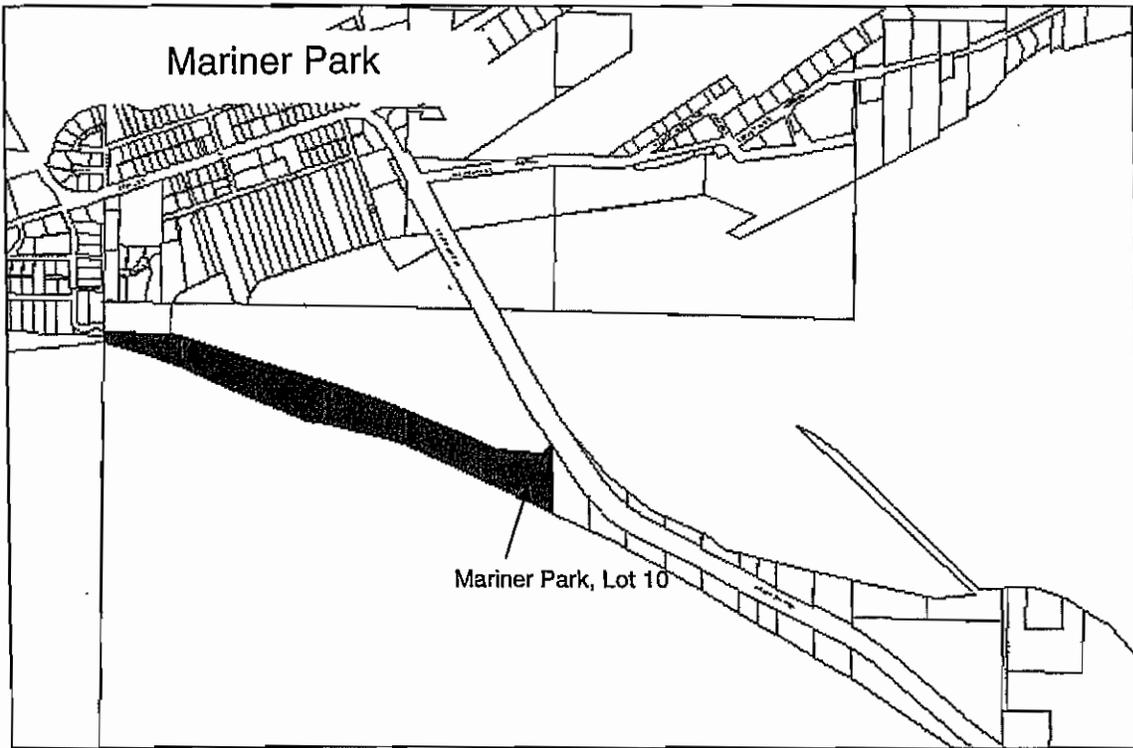
**Infrastructure:** Water, sewer and paved road access

**Notes:** Spit trailhead parking lot expanded in 2009.

Mariner Park and Mud Bay were nominated by the City as Western Hemisphere Shorebird Reserve Sites in 1994 ("whissern"). They are recognized as sites of international importance. <http://www.whsm.org/>

See also section C page 9.

**Finance Dept. Code:**



**Designated Use:** Undesignated

**Acquisition History:** Lot 10: Simmons purchase, 1983. Other are EVOS purchases.

**Area:** 32.32 acres

**Parcel Number:** 18101002-07

**2009 Assessed Value:** \$144,700

**Legal Description:** T 6S R 13W SEC 28 SEWARD MERIDIAN HM GOVT LOTS 10-15

**Zoning:** Open Space Recreation

**Wetlands:** Tidal

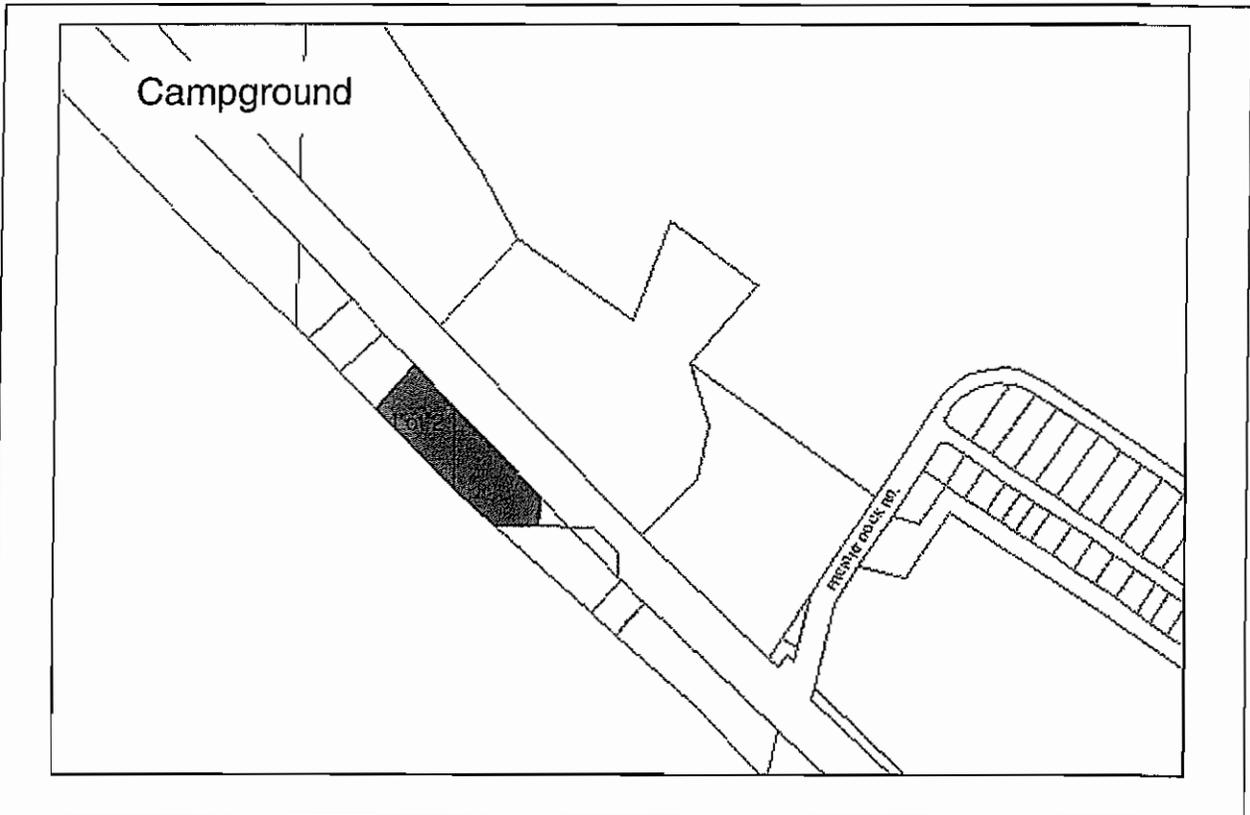
**Infrastructure:** No infrastructure

**Notes:** Acquisition of Lots 11-145 should be researched to see how they were acquired.

Mariner Park is not a designated Park. Part of the park facilities are located in the lot to the north, which may also be owned by the City. The City has requested the state research this matter. Fall 2006

Mariner Park and Mud Bay were nominated by the City as Western Hemisphere Shorebird Reserve Sites in 1994 ("whissern"). They are recognized as sites of international importance. <http://www.whsrn.org/>

**Finance Dept. Code:**



**Designated Use:** Camping  
**Acquisition History:**

**Area:** 3.92 acres (2.1 and 1.82 acres)

**Parcel Number:** 18103101, 02

**2009 Assessed Value:** \$580,000 (Includes value of the campground office)

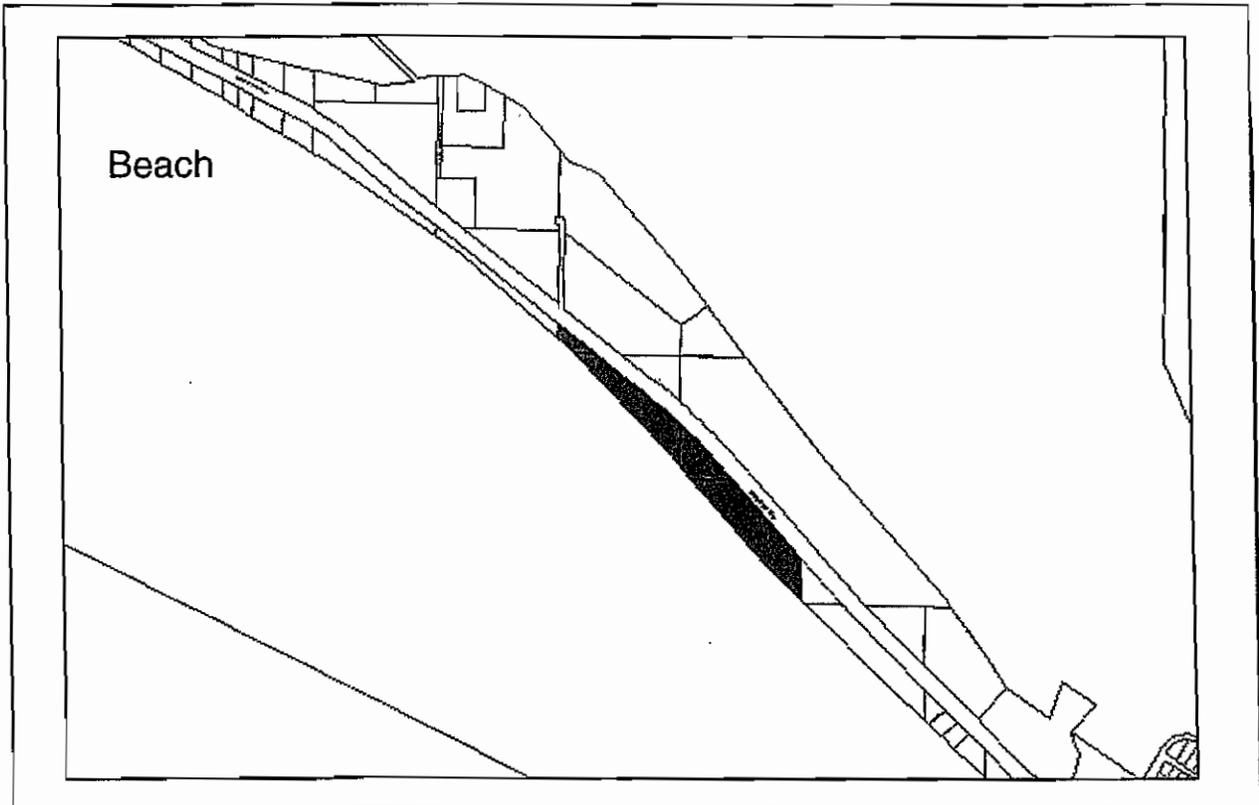
**Legal Description:** Homer Spit Subdivision Amended Lot 2, and that portion of Government Lot 14 lying south of the Homer Spit Road T6S R13W S35

**Zoning:** Lot 2: Open Space Recreation. Lot 14: Marine Industrial

**Infrastructure:** Paved road, water and sewer

**Notes:** At most, 1/3 of the land is above the high tide line. The rest is beach or underwater.

**Finance Dept. Code:**



**Designated Use:** Public Use/ Open Space Recreation  
**Acquisition History:** Ord 90-26 (KPB). Lot 6: EVOS purchase

**Area:** 23 acres

**Parcel Number:** 181030 02, 04, 06 18102011

**2009 Assessed Value:** \$262,200

**Legal Description:** T 6S R 13W SEC 35 SEWARD MERIDIAN HM PORTION GOVT LOT 1,2, Sec 34 Lot 1, lot 6 SW of Sterling Hwy Sec 27

**Zoning:** Marine Industrial. Lot 6: Open Space Rec

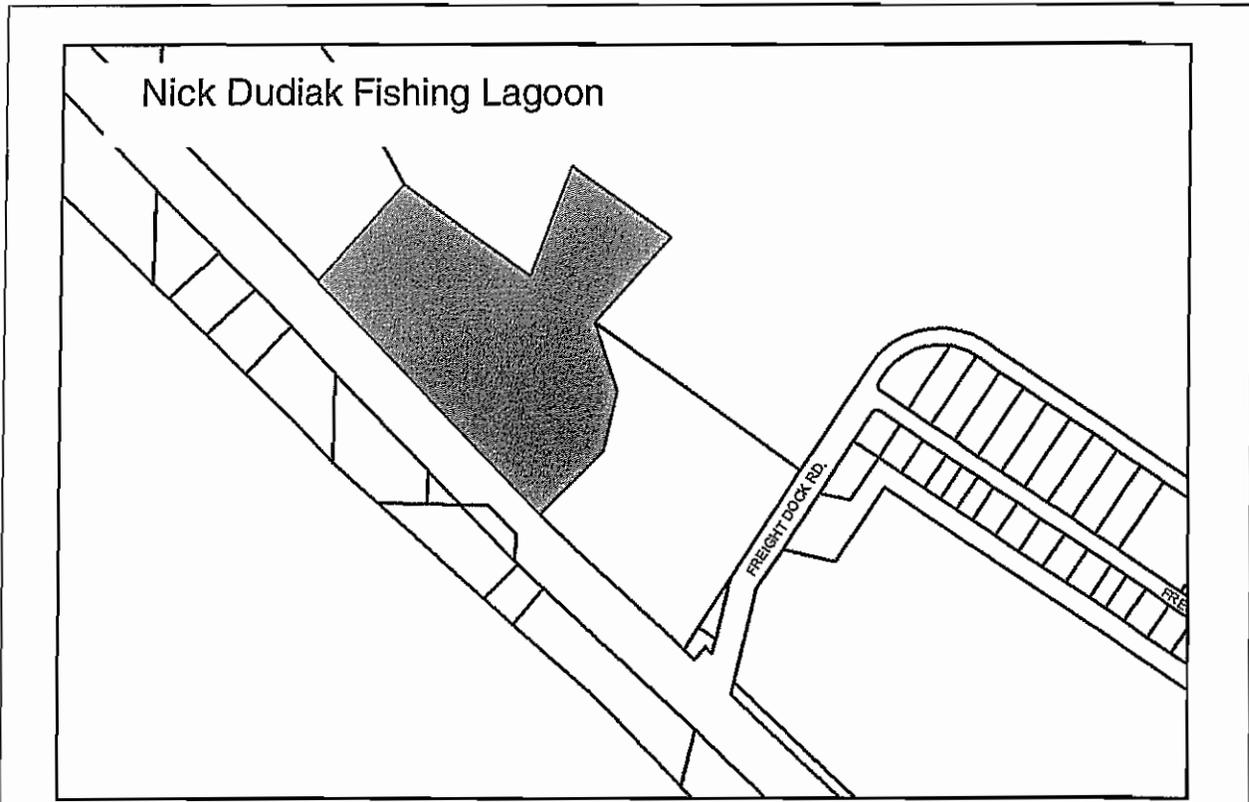
**Wetlands:** Tidal

**Infrastructure:** Paved Road access

**Notes:**

Acquisition history of lot 6 should be researched.

**Finance Dept. Code:**



**Designated Use:** Fishing Lagoon  
**Acquisition History:** Ord 83-26 Purchase from World Seafood

<b>Area:</b> 17.71 acres	<b>Parcel Number:</b> 18103116
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**2009 Assessed Value:** \$2,144,700

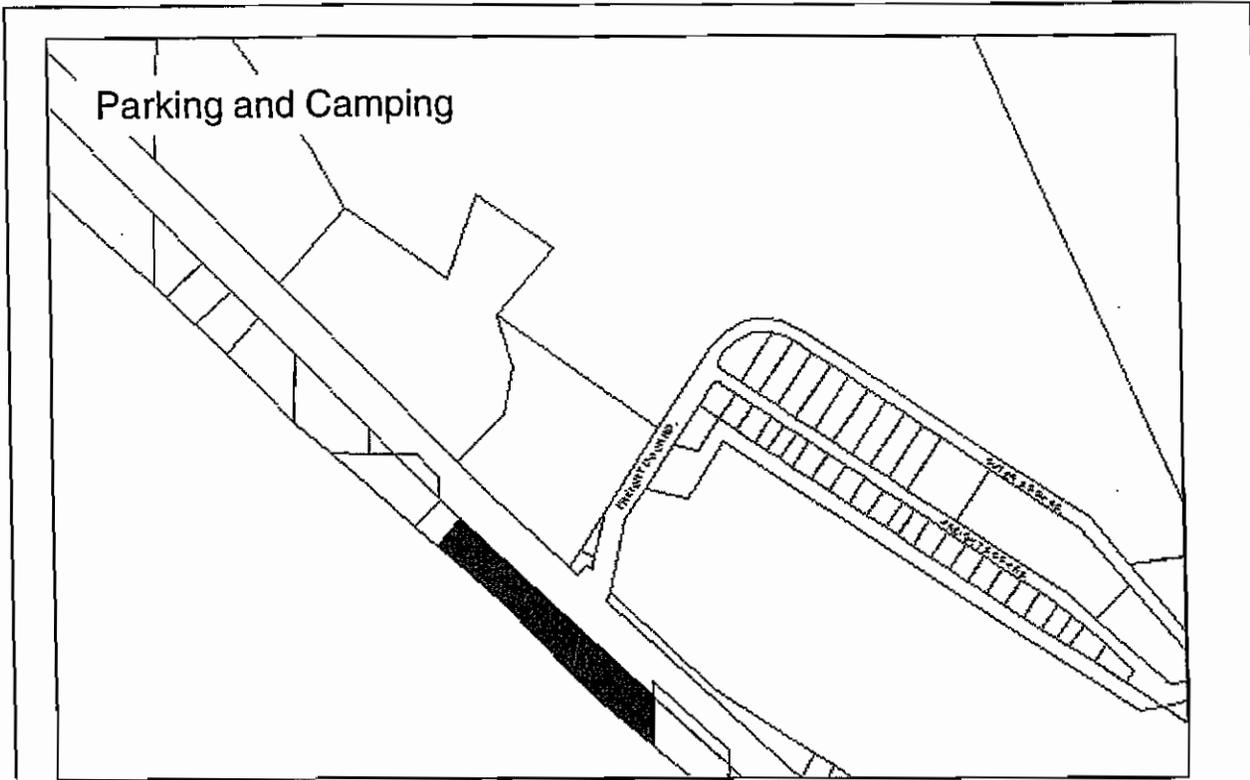
**Legal Description:** T 6S R 13W SEC 35 SEWARD MERIDIAN HM 0920039 THE FISHIN HOLE SUB TRACT 2

<b>Zoning:</b> Open Space Recreation	<b>Wetlands:</b> N/A. Portions in floodplain.
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**Infrastructure:** City Water and Sewer, paved road access. Restroom.

**Notes:**

**Finance Dept. Code:**



**Designated Use:** Western lot: Camping. East lot, parking  
**Acquisition History:**

**Area:** 5.7 acres

**Parcel Number:** 18103301, 18103108

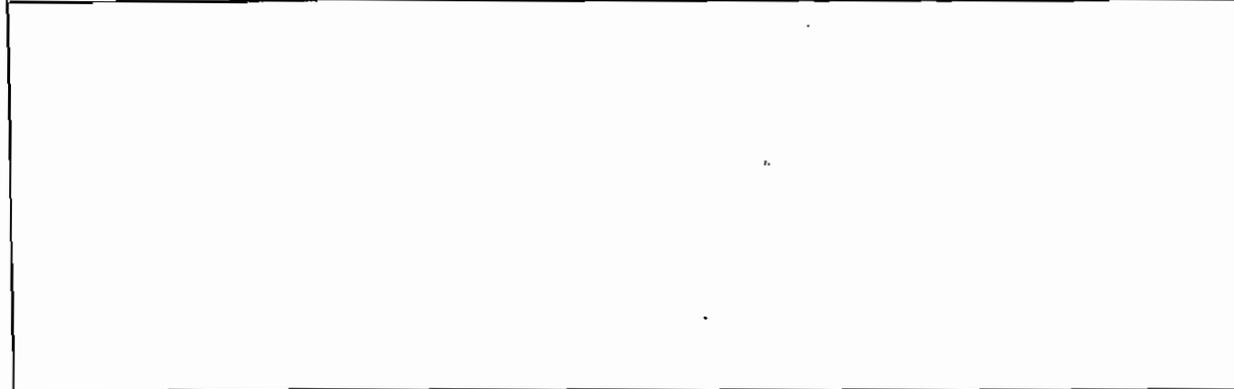
**2009 Assessed Value:** \$672,500

**Legal Description:** Homer Spit Amended Lots 7 and 9

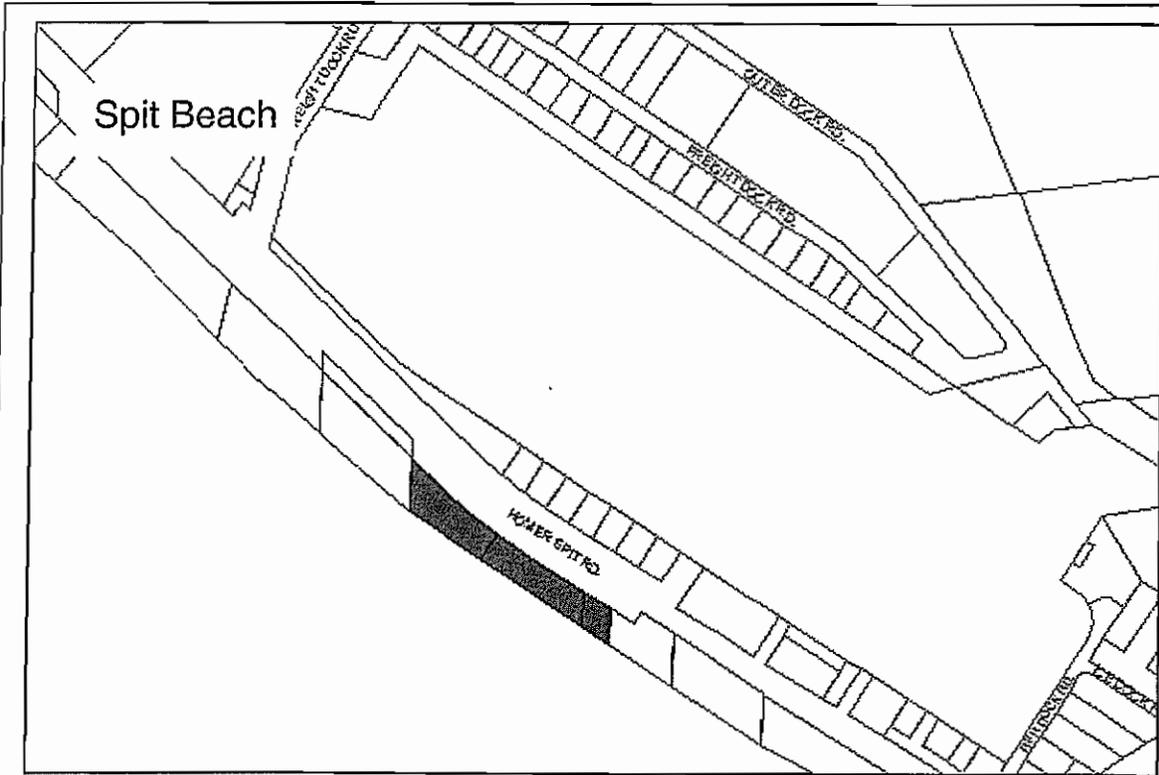
**Zoning:** Open Space Recreation

**Wetlands:** N/A

**Infrastructure:** Paved Road



**Finance Dept. Code:**



**Designated Use:** Open Space Recreation

**Acquisition History:** Lot 11B: Reso 93-14, 3/24/93 Deed. Acquired through an exchange for lot 18.

**Area:** 2.36 acres

**Parcel Number:** 181033 4, 5, 6

**2009 Assessed Value:** \$414,000

**Legal Description:** Homer Spit Subdivision Amended Lots 11 and 20. Lot 11B of HM 0640816.

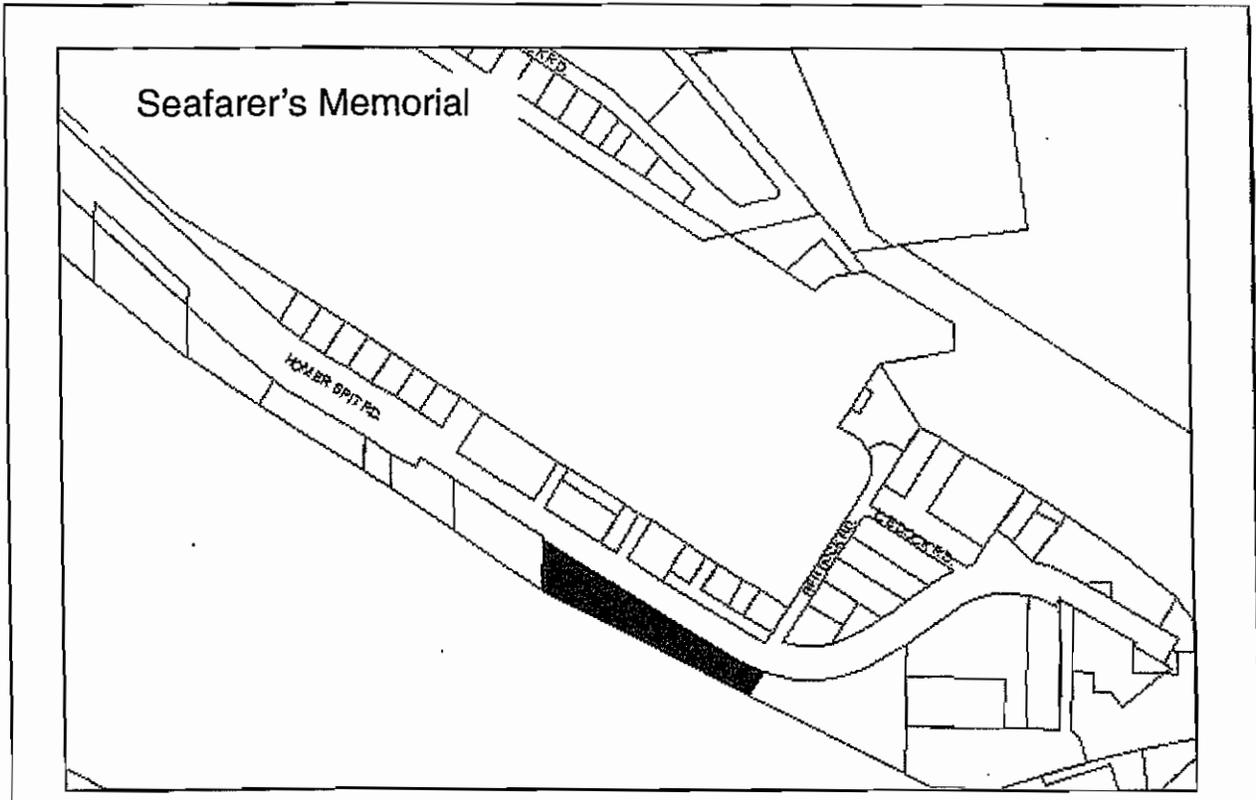
**Zoning:** Open Space Recreation

**Wetlands:** N/A

**Infrastructure:** Paved Road

**Notes:**

**Finance Dept. Code:**



**Designated Use:** Seafarer's Memorial and parking  
**Acquisition History:**

**Area:** 2.52 acres

**Parcel Number:** 18103401

**2009 Assessed Value:** \$316,900

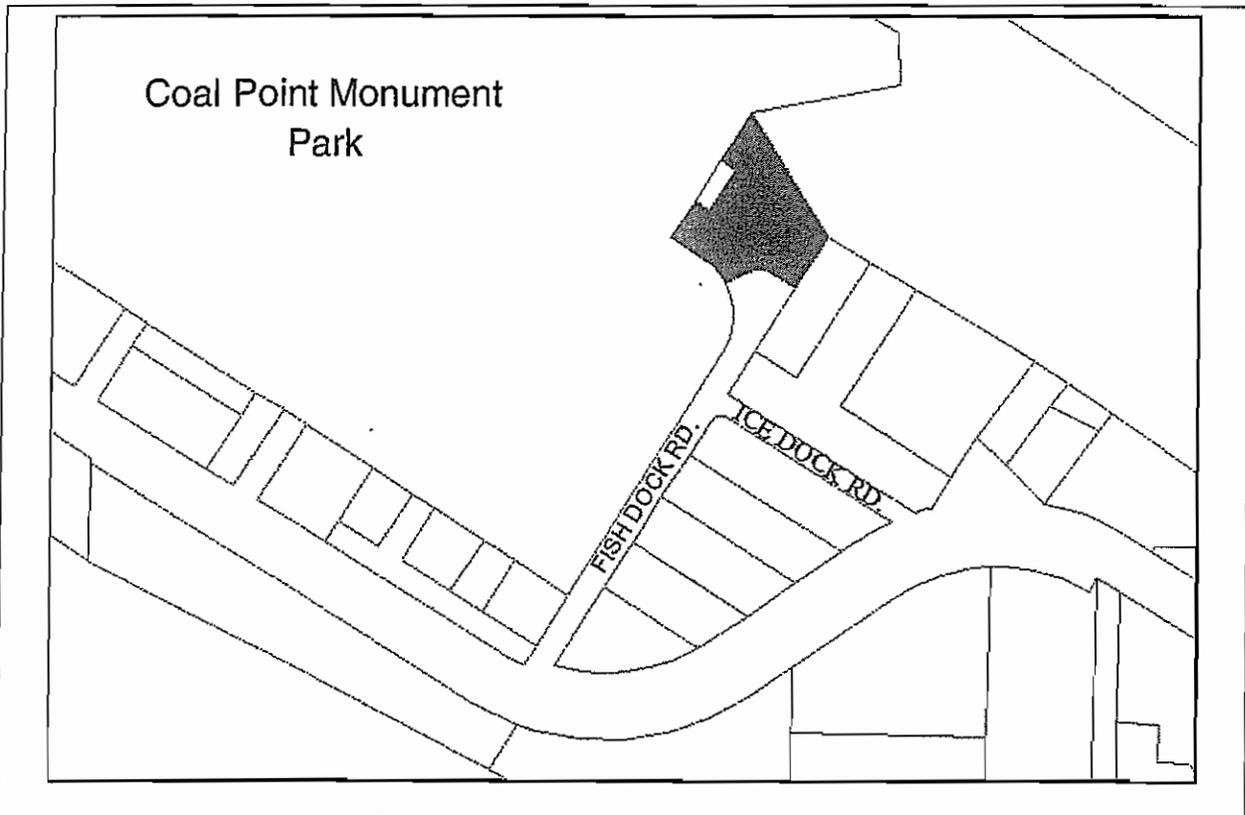
**Legal Description:** Homer Spit Amended Lot 31

**Zoning:** Open Space Recreation

**Wetlands:** N/A

**Infrastructure:** Paved Road

**Finance Dept. Code:**



**Designated Use:** Park  
**Acquisition History:**

**Area:** 1.09 acres

**Parcel Number:** 18103426

**2010 Assessed Value:** \$322,600

**Legal Description:** LEGAL T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED COAL POINT MONUMENT PARK EXCLUDING THAT PORTION AS PER LEASE AGREEMENT 187 @ 921

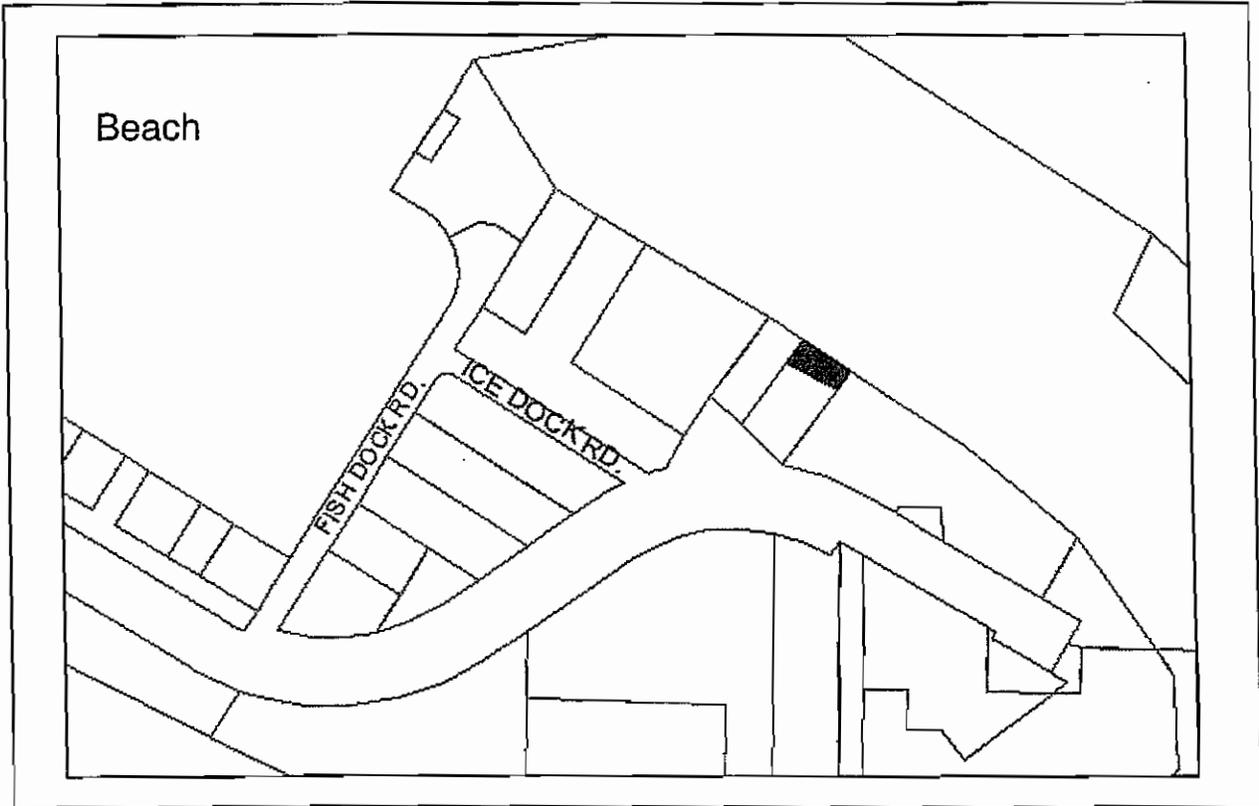
**Zoning:** Marine Industrial

**Wetlands:**

**Infrastructure:** gravel road

**Notes:**

**Finance Dept. Code:**



**Designated Use:** Beachfront between Icicle and Main Dock  
**Acquisition History:**

**Area:** 0.11 acres

**Parcel Number:** 18103446

**2009 Assessed Value:** \$68,800

**Legal Description:** T 7S R 13W SEC 1 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 20 LYING NE OF THE HOMER SPIT RD & BOUNDED ON THE NW BY LOT 43 OF HOMER SPIT SUB AMENDED & BOUNDED ON THE NE BY ATS 612 & BOUNDED ON THE SE BY LOT 45 OF HOMER SPIT SUB AMENDED & BOUNDED ON THE

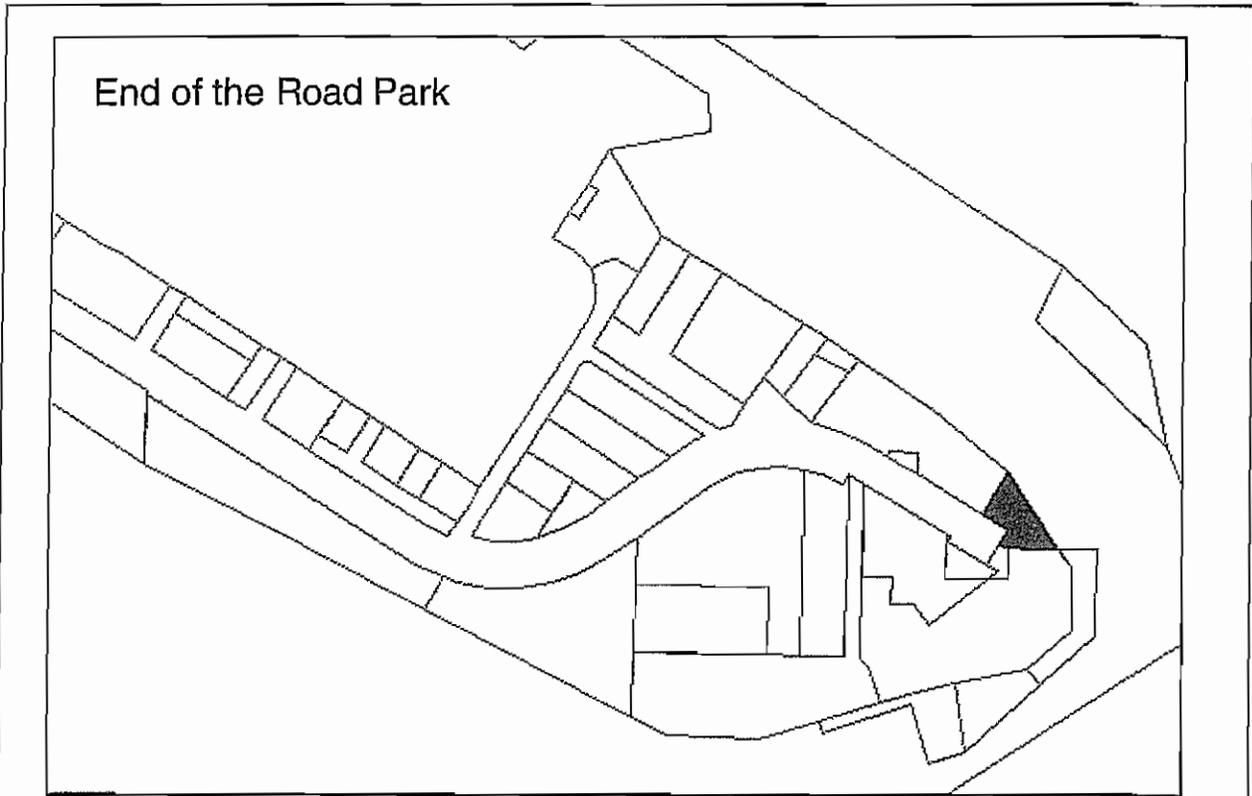
**Zoning:** Marine Industrial

**Wetlands:** N/A tidal, flood plain

**Infrastructure:**

**Notes:**

**Finance Dept. Code:**



**Designated Use:** Not Designated  
**Acquisition History:**

**Area:** 0.43 acres

**Parcel Number:** 18103448

**2009 Assessed Value:** \$173,400

**Legal Description:** HM0930049 T07S R13W S01 HOMER SPIT SUB NO 6 VELMA'S ADDN LOT 45-B

**Zoning:** Marine Industrial

**Wetlands:** N/A

**Infrastructure:** Water, sewer, paved road access

**Address:**

- The land is used as End of the Road Park.

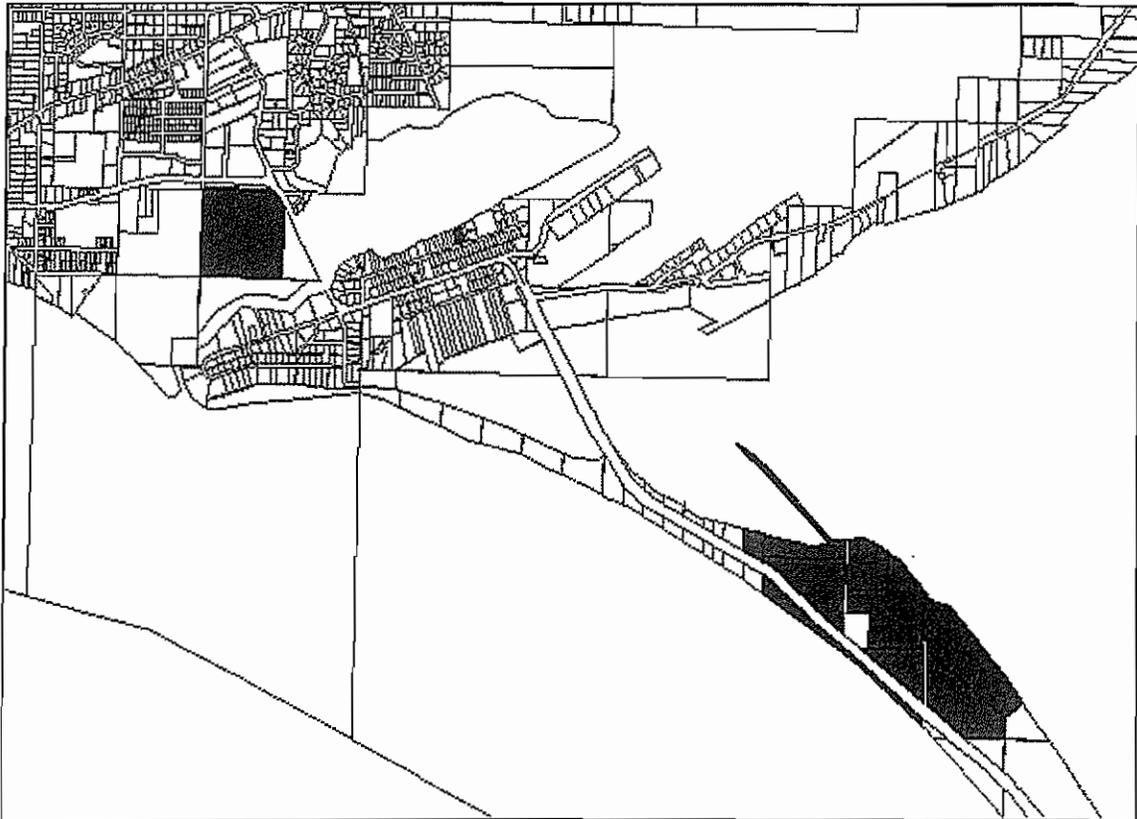
**Finance Dept. Code:**



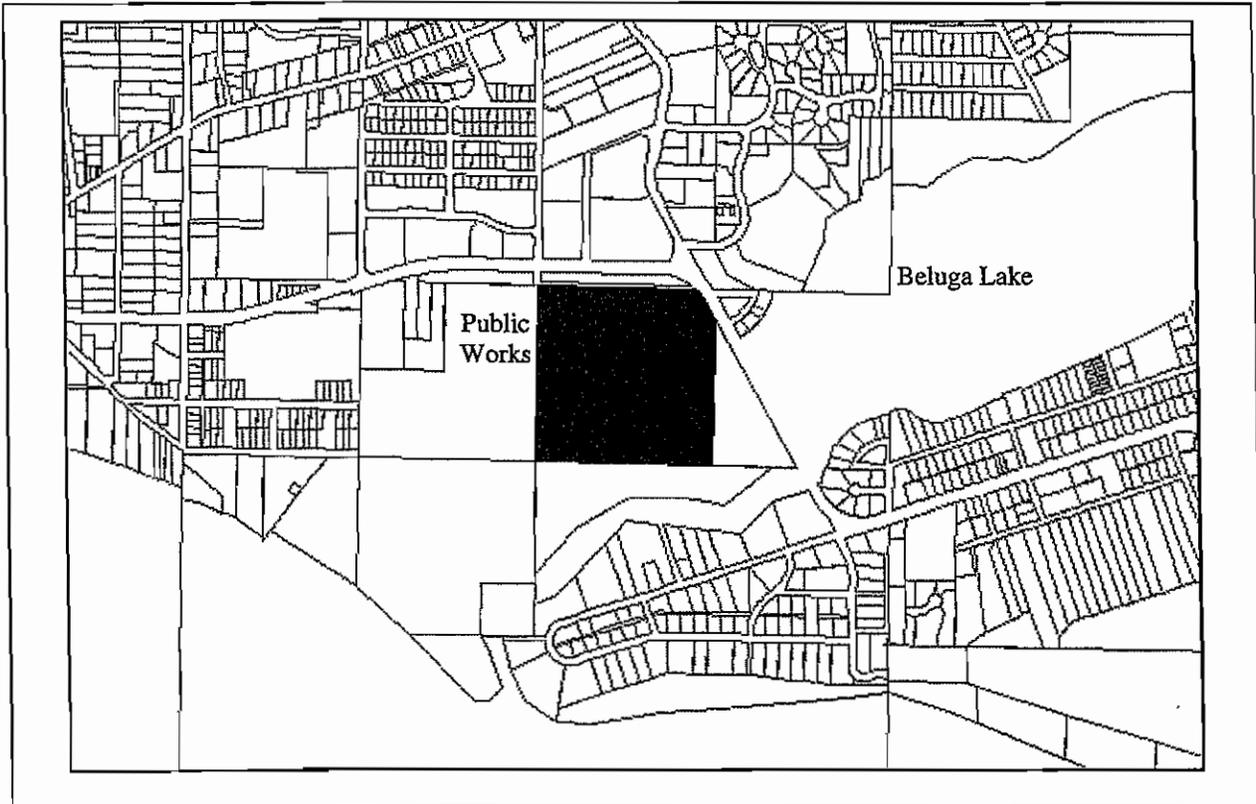
## Homer Conservation Easement Lands

Existing conservation lands in Homer were mainly acquired through Exxon Valdez Oil Spill funding. Generally there are very strict easements on these lands as they were purchased to protect habitat, particularly shorebird habitat in sensitive areas. A portion of Louie's Lagoon has a conservation easement held by the Kachemak Heritage Land Trust.

Total acreage: 169.72 acres.



This section updated 1/27/2012



**Designated Use:**  
**Acquisition History:** EVOS purchase and conservation easement.

<b>Area:</b> 39.24 acres	<b>Parcel Number:</b> 17714006
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**2009 Assessed Value:** \$48,400

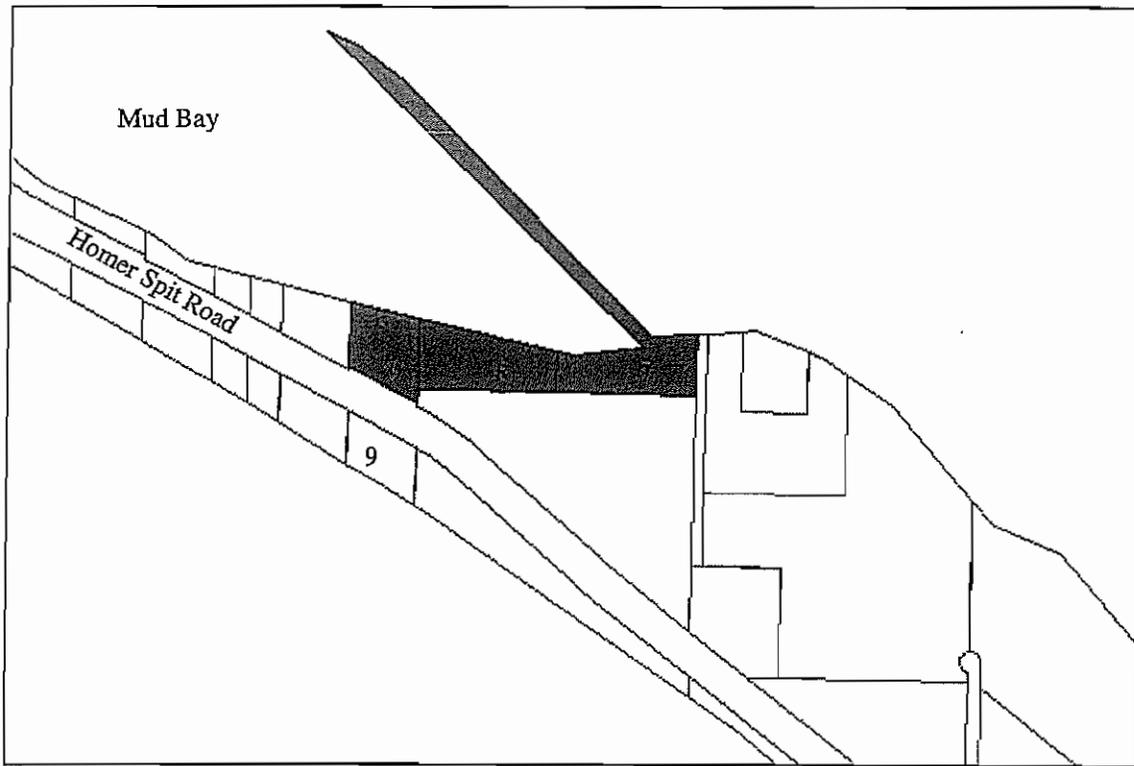
**Legal Description:** HM T06S R13W S20 NW1/4 SE1/4 EXC HOMER BY PASS RD

<b>Zoning:</b> Conservation	<b>Wetlands:</b> Beluga Slough Estuary
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**Notes:**

- Conservation Easement document recoded in Book 0275, Page 243, Homer Recording District, 4/21/98.
- Parcel is within a FEMA-mapped floodplain.

**Finance Dept. Code:** 392.0013



**Designated Use:**

**Acquisition History:** EVOS purchase and conservation easement. Resolution 97-72 and 104.

**Area:** Lot 7: 7.1 acres  
 Lot 8: 3.94 acres  
 Lot 9: 3.00 acres  
 Lot 9 S of Road: 2.16 acres (no EVOS Conservation Easement)

**Parcel Number:** 181020 02, 01, 18101023, 24

**2009 Assessed Value:** Lot 7: \$115,800 Lot 8: \$76,600 Lot 9: \$65,100 Lot 9S: \$10,300

**Legal Description:** HM T06S R13W S27 GOVT LOT 7 (east) and 8 (west)  
 HM T06S R13W S28 THAT PORTION OF GOVT LOT 9 LYING NORTH OF HOMER SPIT RD

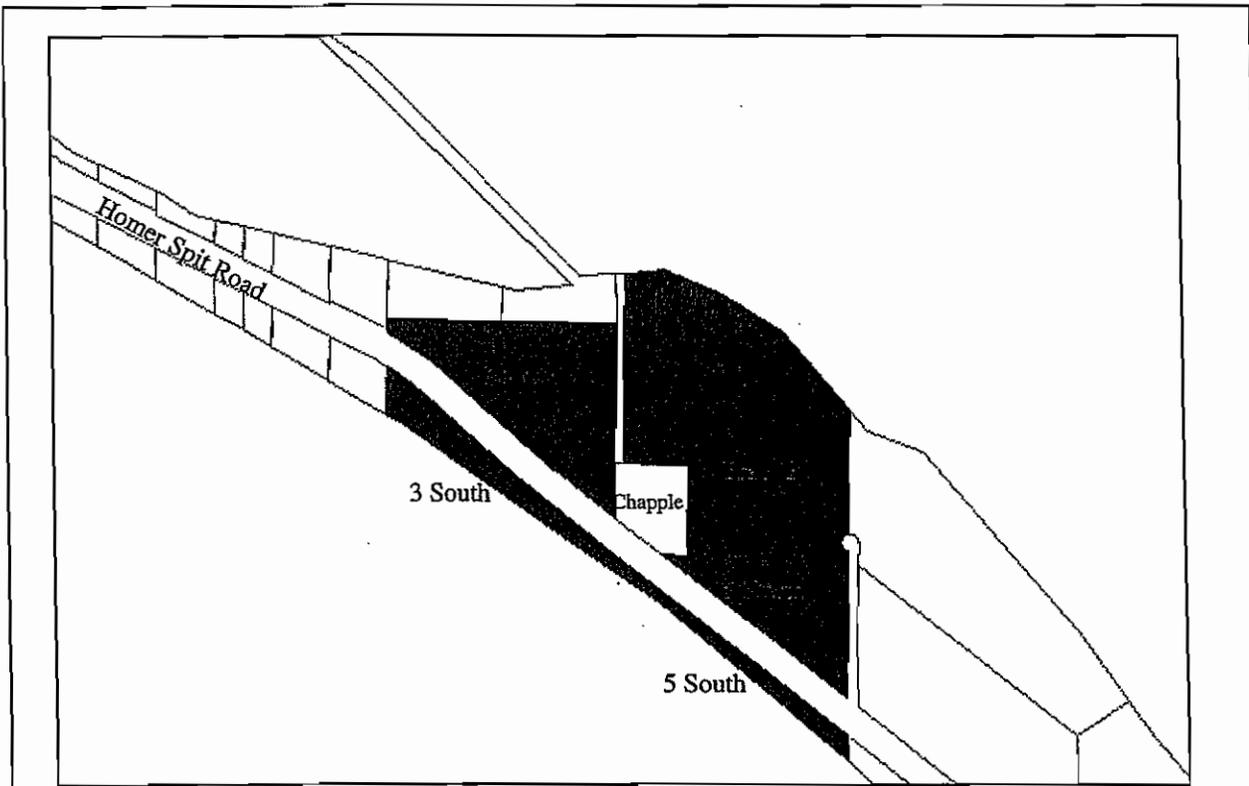
**Zoning:** Conservation—lots 7 and 8  
 Open Space Recreation—Lot 9

**Environment:** State Critical Habitat Area below 17.4 ft. mean high tide line.

**Notes:**

- Conservation easement recorded in Book 0275, Page 229, Homer Recording District, 4/21/98.
- Parcels are within a FEMA-mapped flood hazard area.

**Finance Dept. Code:**



**Designated Use:**

**Acquisition History:** EVOS purchase and conservation easement.

**Area:** Total: 70.97 acres

**Parcel Number:** 18102 03, 04, 05, 06, 09, 10,14

**2009 Assessed Value:** Total: \$989,500

**Legal Description:** T 6S R 13W SEC 27 SEWARD MERIDIAN HM:

- 0630660 WALTER DUFOUR SUB LOT 1, 0630060 WALTER DUFOUR SUB TRACT A
- THAT PORTION OF GOVT LOT 3 LYING NORTH OF HOMER SPIT RD
- THAT PORTION OF GOVT LOT 3 LYING SOUTH OF HOMER SPIT RD
- THAT PORTION OF GOVT LOT 5 LYING NORTH OF HOMER SPIT RD
- PORTION OF GOVT LOT 5 LYING SOUTH OF HOMER SPIT HWY
- 0770055 WALTER DUFOUR SUB TRACT B TRACT B

**Zoning:** Conservation

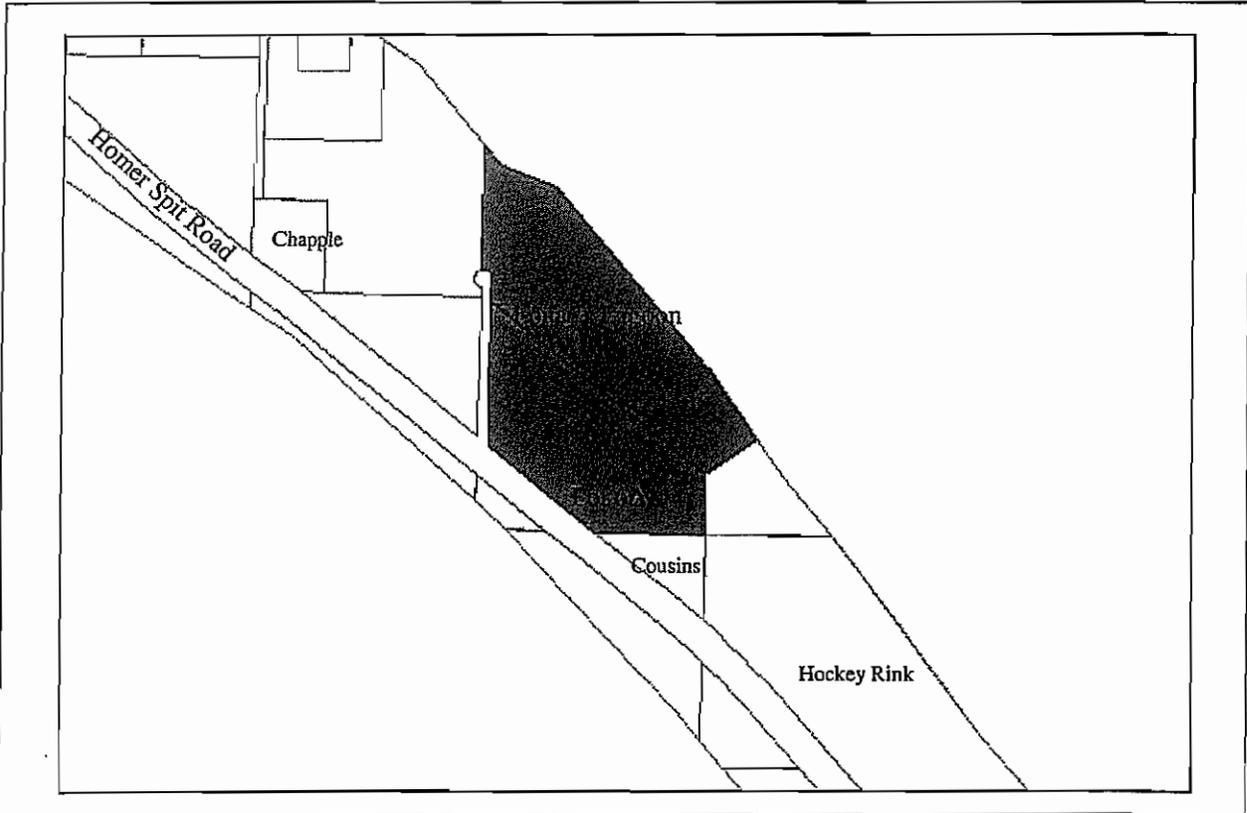
South side of lot 5 is zoned Marine Industrial, but development is restricted by the conservation easement.

**Environment:** State Critical Habitat Area below 17.4 ft. mean high tide line.

**Notes:**

- Conservation easement recorded in Book 0275, Page 222, Homer Recording District ,4/21/98.
- Deeded to the City on same date, Book 0275, Page 236, HRD.
- Parcels are within a FEMA-mapped flood hazard area.

**Finance Dept. Code:**



**Designated Use:**  
**Acquisition History:** EVOS purchase and conservation easement.

<b>Area:</b> Total: 45.47 acres	<b>Parcel Number:</b> 181-020 - 18, 19
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**2009 Assessed Value:** Total: \$747,300

**Legal Description:** HM2001008 T06S R13W S27 LOUIE'S LAGOON LOT 6-A  
 HM2001008 T06S R13W S27 LOUIE'S LAGOON LOT 6-B

<b>Zoning:</b> Conservation	<b>Environment:</b> State Critical Habitat Area below 17.4 ft. mean high tide line.
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**Notes:**

- Conservation easement recorded in Book 0275, Page 229, Homer Recording District, 4/21/98. This easement covers former Lot 6. See plat 2001-008.
- Conservation easement with Kachemak Heritage Land Trust on Lot 6B. Executed 10/4/02, document 2004-004843-0 HRD.
- Parcels are within a FEMA-mapped flood hazard area.

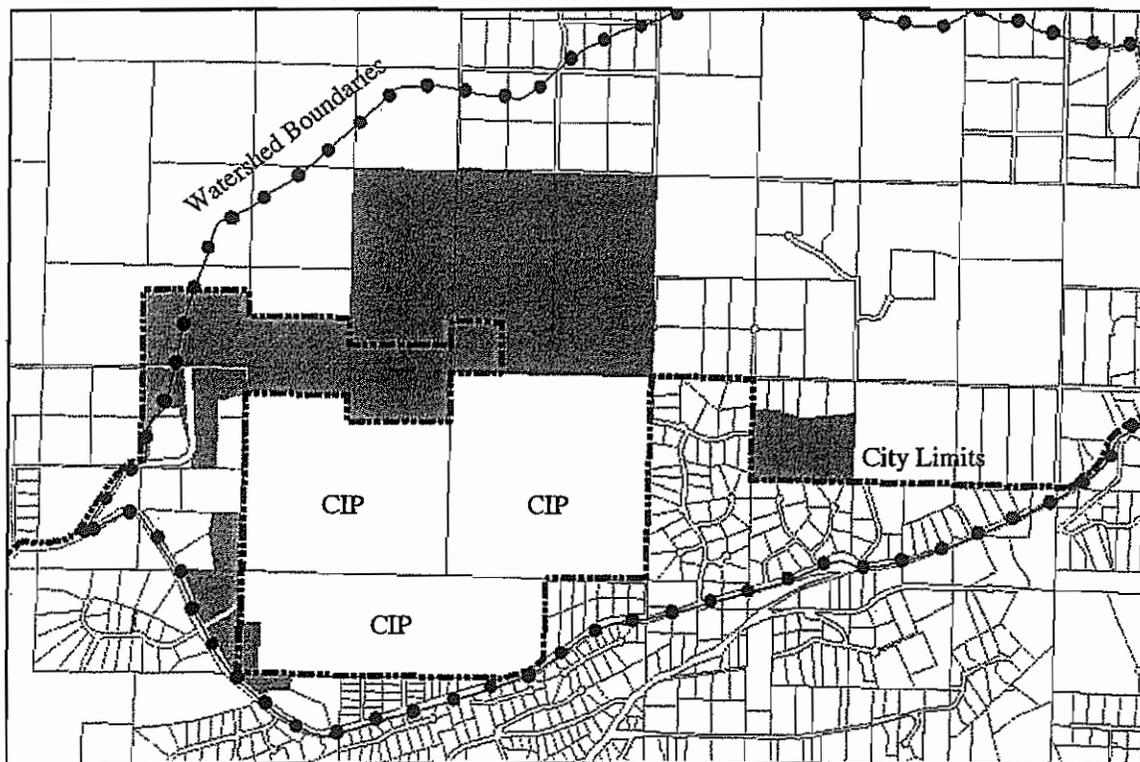
**Finance Dept. Code:**



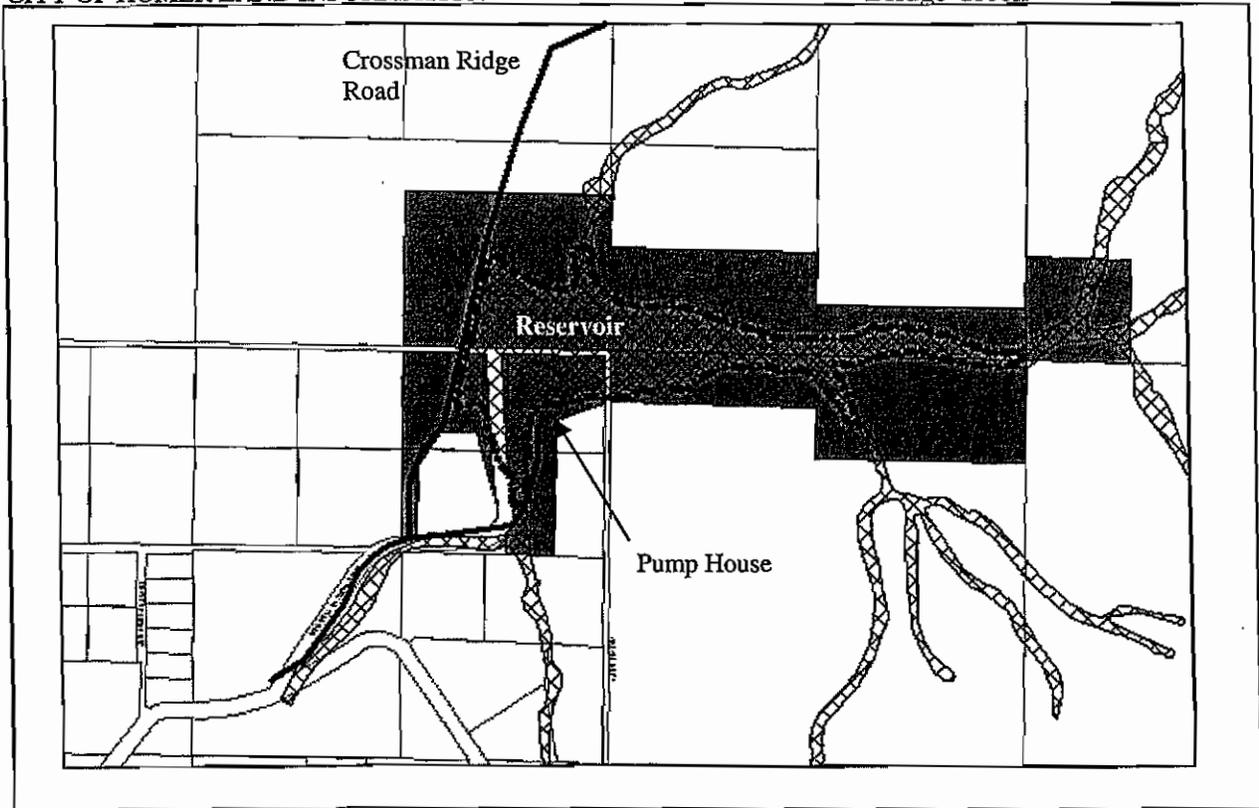
## City Lands within the Bridge Creek Watershed Protection District

These properties lie within the Bridge Creek Watershed Protection District. Not all the lands within the district are in Homer City limits. The city owns 19 lots totaling 395.6 acres with an assessed value in 2010 of \$2,039,200. Lands include conservation purchases from the University of Alaska, and water system infrastructure such as the reservoir, pump house, and water treatment plant and tanks.

In 2006, the number one CIP funding priority was the water supply, including the water treatment plant, water source and watershed land acquisitions. In particular, the City has requested funding to purchase additional property bordering the reservoir and Bridge Creek for both water treatment expansion and preservation.



Section updated February 6, 2012

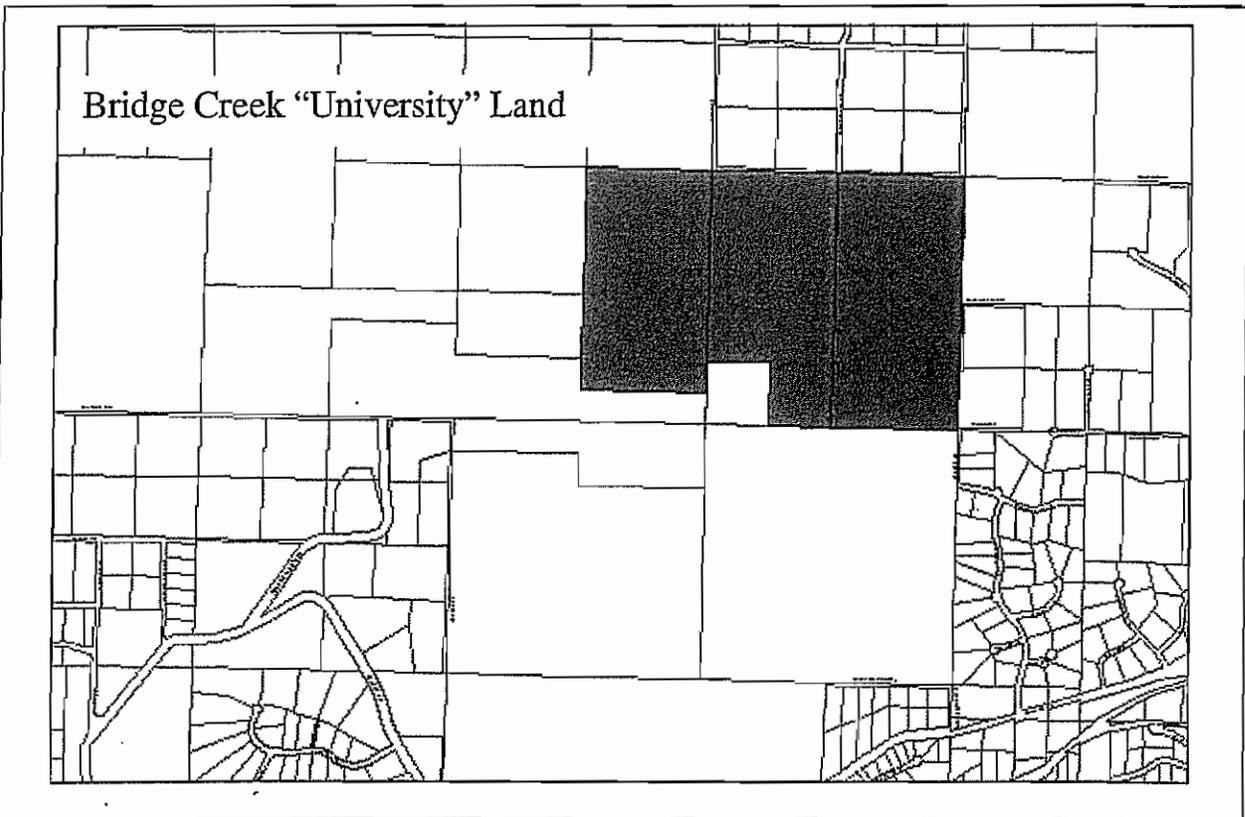


**Designated Use:** Bridge Creek Watershed, Reservoir and pump house  
**Acquisition History:**

<b>Area:</b> 120.9 acres	<b>Zoning:</b> Conservation	<b>2009 Assessed Value:</b> \$463,400
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PARCEL ACREAGE LEGAL		
17307053	0.410	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 2 THAT PORTION THEREOF LYING EAST OF DIAMOND RIDGE ROAD
17307057	1.470	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 13 A PORTION THEREOF
17307059	0.130	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 13 A PORTION THEREOF
17307062	7.350	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 1 PORTION THEREOF
17307064	6.940	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 2 PORTION THEREOF
17305301	30.000	T 6S R 13W SEC 8 SEWARD MERIDIAN HM N1/2 N1/2 NW1/4 NW1/4 & N1/2 NE1/4 NW1/4
17305111	60.000	T 6S R 13W SEC 5 T 6S R 13W SEC 6 HM SEWARD MERIDIAN S1/2 S1/2 SE1/4 SW1/4 & S1/2 SW1/4 SW1/4 OF SEC 5 & S1/2 SE1/4 SE1/4 & S1/2 N1/2 SE1/4 SE1/4 OF SEC 6
17305236	10.000	T 6S R 13W SEC 5 SEWARD MERIDIAN HM SW1/4 SW1/4 SE1/4
17307060	4.600	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 14 THE W1/2 THEREOF

**Finance Dept. Code:**



**Designated Use:** Bridge Creek Watershed Property  
**Acquisition History:** Ordinance 2003-7(A). Purchased from UAA.

<b>Area:</b> 220 acres	<b>Parcel Number:</b> 173 052 34, 35, 17305120
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**2009 Assessed Value:** \$167,600

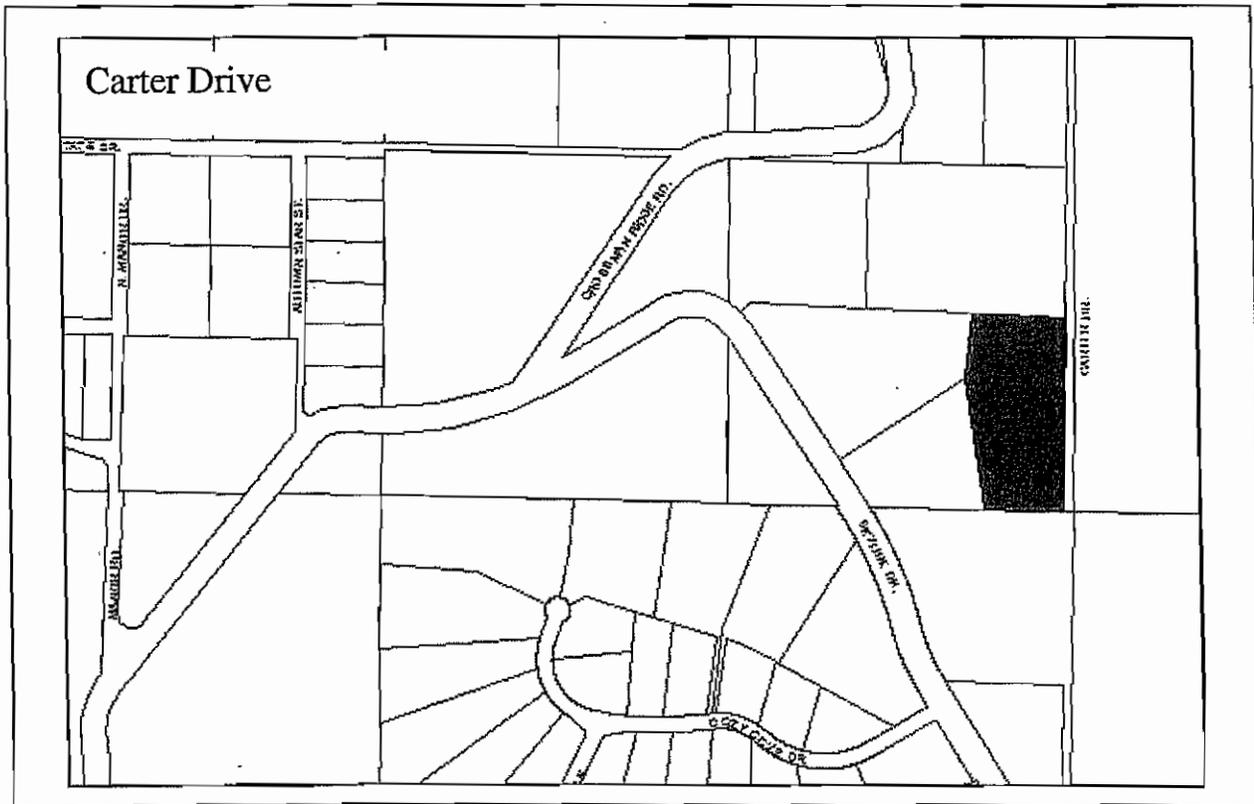
**Legal Description:** The Northwest one-quarter of the Southeast one-quarter (NW1/4 SE1/4) and the East one-half of the Southwest one-Quarter of the Southeast one-quarter (E1/2 SW1/4 SE1/4) and the Northwest one-quarter of the Southwest one-quarter of the Southeast one-quarter (NW1/4 SW1/4 SE1/4) and the Northeast one-quarter of the Southwest one-quarter (NE1/4 SW1/4) and the North one-half of the South one-half of the Southeast one-quarter of the Southwest one-quarter (N1/2 S 1/2 SE1/4 SW1/4) and the East one-half of the Southeast one-quarter (E1/2 SE1/4) of Section 5, Township 6 South, Range 13 West, Seward Meridian, in the Homer Recording District, State of Alaska.

<b>Zoning:</b> Bridge Creek Watershed Protection District. Not within City Limits.	<b>Wetlands:</b> Some wetlands. Bridge Creek flows through the property.
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**Infrastructure:** None. Limited legal and physical access.

**Notes:**  
 Paid \$265,000 for land in 2003.

**Finance Dept. Code:**



**Designated Use:** A public use to protect and enhance the City's Bridge Creek Watershed and thereby protect its water quality.

**Acquisition History:** Emergency Ordinance 2005-40, 2005-45.

**Area:** 5.93 acres

**Parcel Number:** 173070760

**2009 Assessed Value:** \$105,900 (Land \$69,500 Structure \$36,400)

**Legal Description:** HM0840119 T06S R13W S07 Pioneer Valley Subdivision Lot 2

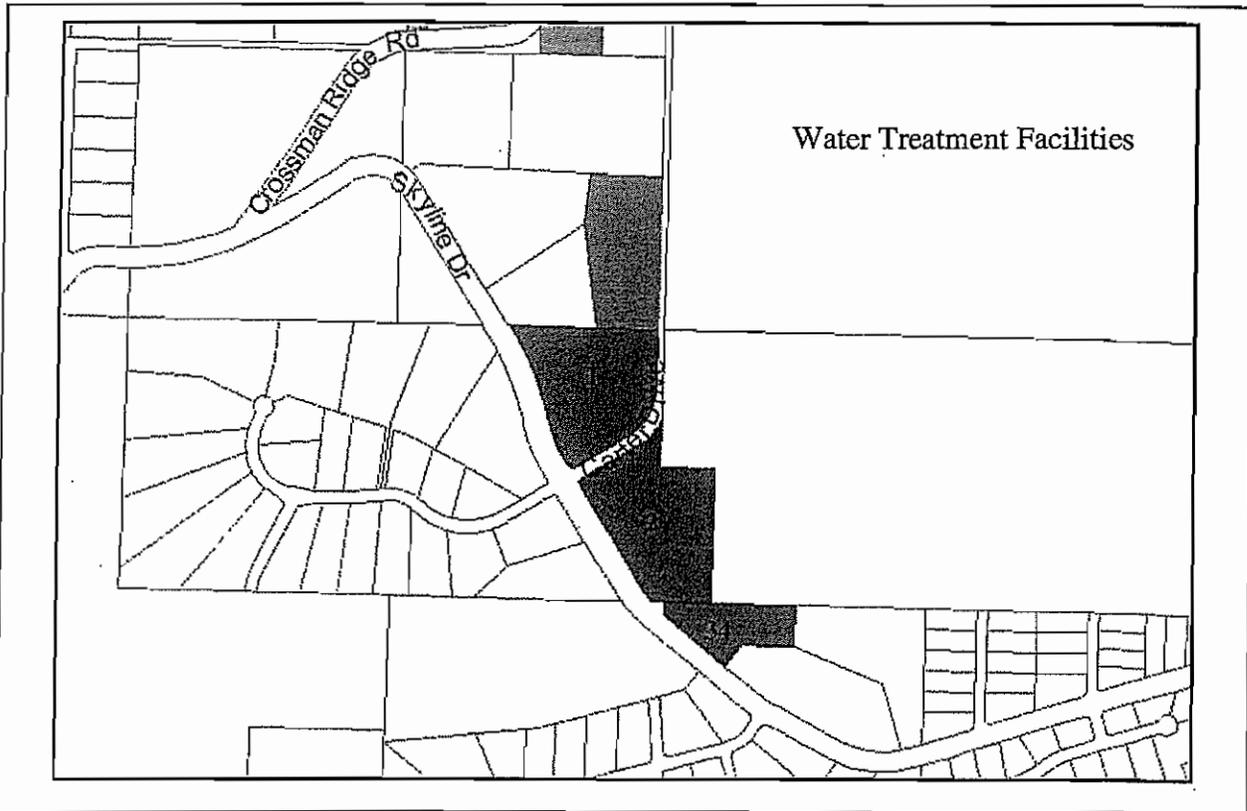
**Zoning:** Rural Residential, Bridge Creek WPD

**Wetlands:** Some discharge slope wetland, possibly a creek to the Reservoir.

**Infrastructure:** Driveway access to property.

**Notes:** Property includes a small cabin.

**Finance Dept. Code:**



**Designated Use:** Protecting the watershed and providing alternate access to property north of the City's water treatment plant, Water Tank and building, City Well Reserve Water Tank and building/Public Purpose.

**Acquisition History:** Ordinance 10-21 (Lot 1) Lot 34 Purchased 1/97 Tulin

**Area:** Lot 1: 3.873 acres  
 Lot 2: 8.34 acres  
 Lot 34: 3 acres

**Parcel Number:** 17907094, 95, 96, 17308034

**2010 Assessed Value:** Lot 34: land \$85,600, Improvements \$301,500

**Legal Description:** Hillstrand's Homestead Lots 1, 2, Tulin Terrace Upper Terrace Lot 34

**Zoning:** Rural Residential, Bridge Creek WPD

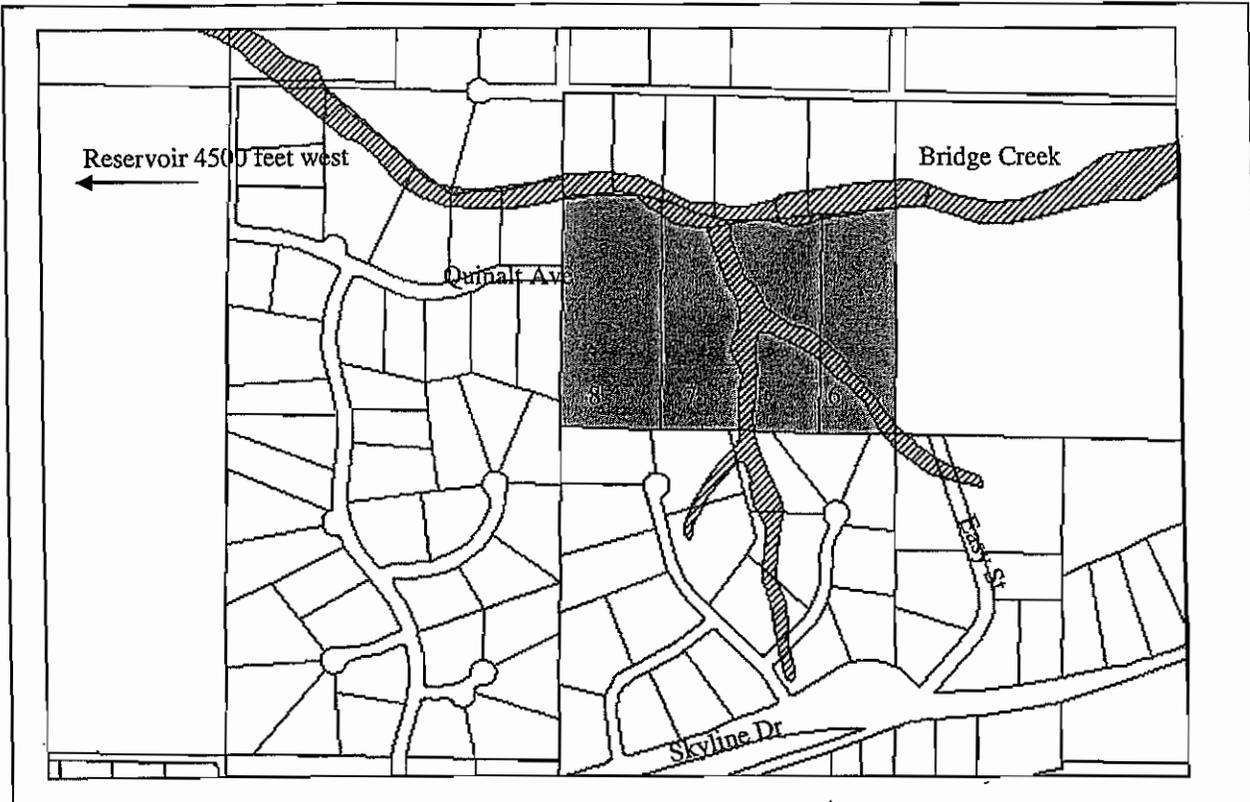
**Wetlands:** Some discharge slope wetland, possibly a creek to the Reservoir.

**Infrastructure:** Paved road, electricity

**Notes:**

Bulk of Lot 1 purchased in 2010, Ord 10-21, \$90,000. 184 Skyline Dr  
 Western half of lot 2 has old water tank. Former water treatment plant site.  
 Eastern half of lot 2, acquired through eminent domain. Location of the water treatment plant.  
 Lot 34 site of 1 million gallon water tank.

**Finance Dept. Code:**



**Designated Use:** Watershed Protection Purposes  
**Acquisition History:** Ordinance 2009-08(A)

**Area:** Lot 6: 6.91 acres, Lot 7: 13.38 acres  
 Lot 8: 8.89 acres Total: 28.81 acres

**Parcel Numbers:** 1736600 6, 7, 8

**2009 Assessed Value:** \$137,400 (all lots)

**Legal Description:** Lots 6,7 and 8, Roehl Parcels Record of Survey Amended

**Zoning:** Not in city limits.

**Wetlands:** about half the land is wetland. Bridge Creek is the northern boundary of these lots.

**Infrastructure:** Gravel access on Easy Street and Quinalt Ave. There is a gravel road with some sort of easement over lots 6 and 7.

**Notes:**

Lots purchased 2/25/09  
 Lot 6, \$58,735, recorded document 2009-000612-0  
 Lot 7, \$113,730, recorded document 2009-000613-0  
 Lot 8, \$75,565, recorded document 2009-000611-0  
 Total Cost: \$248,030

The northern lot line of these lots is bridge creek, and meanders as the creek meanders.

**Finance Dept. Code:**

## City Lands

PARCEL_ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
18103477	4480 HOMER SPIT RD	0.52	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 2007L36 HOMER SPIT REPLAT 2006 LOT 9-A	A-2
18103478		0.53	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 2007L36 HOMER SPIT REPLAT 2006 LOT 10-A	A-2
18103223		0.67	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 4	A-3
18103224		0.67	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 5	A-3
18103225		0.67	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 6	A-3
18103226		0.67	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 7	A-3
18103227		0.67	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 8	A-3
18103228	4290 FREIGHT DOCK RD	0.67	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 9	A-3
18103229		0.67	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 10	A-3
18103230		1.78	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 11	A-3
18103220	4380 FREIGHT DOCK RD	5.00	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 12	A-4
18103238		0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 19	A-5
18103239		0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 20	A-5
18103324		Portion	Homer Spit Sub No 2 Lot 12-A	A-6
18103316	4262 HOMER SPIT RD	0.29	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 19	B-10
18103309	4390 HOMER SPIT RD	0.23	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 30	B-11
18103432	4400 HOMER SPIT RD	0.57	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT AMENDED LOT 32	B-12
18103431	4406 HOMER SPIT RD	0.20	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0920050 HOMER SPIT SUB NO TWO AMD LOT 88-1	B-13
18103442	4460 HOMER SPIT RD	0.29	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0920050 HOMER SPIT SUB NO TWO AMENDED LOT 88-2	B-14
18103443	4470 HOMER SPIT RD	0.18	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0920050 HOMER SPIT SUB NO TWO AMENDED LOT 88-3	B-15

## City Lands

PARCEL ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
18103444	4474 HOMER SPIT RD	0.31	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0920050 HOMER SPIT SUB NO TWO AMENDED LOT 88-4	B-16
18103402	4535 HOMER SPIT RD	2.93	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 50	B-17
18103403		1.50	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 49 THAT PORTION PER LEASE 205/928	B-17
18103421	800 FISH DOCK RD	0.63	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0900052 CITY OF HOMER PORT INDUSTRIAL NO 3 LOT 12-A1	B-18
18103452	4501 ICE DOCK RD	0.79	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0990043 CITY OF HOMER PORT INDUSTRIAL NO 4 LOT 12-C	B-19
17504024	4300 BARTLETT ST	7.12	T 6S R 13W SEC 18 SEWARD MERIDIAN HM 2008092 SOUTH PENINSULA HOSPITAL SUB 2008 ADDN TRACT A2	B-2
18103425	874 FISH DOCK RD	0.52	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0800092 CITY OF HOMER PORT INDUSTRIAL SUB NO 2 LOT 13B	B-20
18103419	842 FISH DOCK RD	1.49	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED ADL 18009 LOT 41 (ADL 18009)	B-21
18103427	843 FISH DOCK RD	0.07	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 48	B-22
18103404	4667 HOMER SPIT RD	2.23	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 48	B-23
18103445	4688 HOMER SPIT RD	0.35	T 7S R 13W SEC 1 SEWARD MERIDIAN HM A PORTION OF GOVT LOT 20 PER A/L 207 @ 73	B-24
18103447	4690 HOMER SPIT RD	1.83	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0930049 HOMER SPIT SUB NO 6 VELMA'S ADDN LOT 45-A	B-25
18103260	4607 FREIGHT DOCK RD	0.46	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0970072 HOMER SPIT NO 6 8-E-1	B-26
17510070	450 STERLING HWY	4.30	T 6S R 13W SEC 19 SEWARD MERIDIAN HM 2000022 HOMER SCHOOL SURVEY 1999 CITY ADDN TRACT 2	B-3
18103105	3815 HOMER SPIT RD	1.60	T 6S R 13W SEC 35 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 5	B-4
18103117	3854 HOMER SPIT RD	11.27	T 6S R 13W SEC 35 SEWARD MERIDIAN HM 0940043 THE FISHIN HOLE SUB NO 2 TRACT 1-A	B-5
18103118	3978 HOMER SPIT RD	0.15	T 6S R 13W SEC 35 SEWARD MERIDIAN HM 0940043 THE FISHIN HOLE SUB NO 2 TRACT 1-B	B-6
18103119	1114 FREIGHT DOCK RD	0.18	T 6S R 13W SEC 35 SEWARD MERIDIAN HM 0940043 THE FISHIN HOLE SUB NO 2 TRACT 1-C	B-7

## City Lands

PARCEL ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
18103240	4323 FREIGHT DOCK RD	0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 21	B-8
18103218	4373 FREIGHT DOCK RD	0.32	T 6S & 7S R 13W SEC 36 & 1 SEWARD MERIDIAN HM 0920024 HOMER SPIT FOUR SUB	B-9
17717706	997 OCEAN DRIVE LOOP	0.68	T 6S R 13W SEC 29 SEWARD MERIDIAN HM 0003415 OSCAR MUNSON SUB LOT 43	C-10
17717707	1017 OCEAN DRIVE LOOP	0.98	T 6S R 13W SEC 29 SEWARD MERIDIAN HM 0003415 OSCAR MUNSON SUB LOT 44	C-10
18101008		4.60	T 6S R 13W SEC 28 SEWARD MERIDIAN HM GOVT LOT 8	C-11
18101009		1.44	T 6S R 13W SEC 28 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 7 LYING SOUTH OF HOMER SPIT RD	C-11
18101010	1920 HOMER SPIT RD	0.81	T 6S R 13W SEC 28 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 7 LYING NORTH OF HOMER SPIT RD	C-11
18101011		0.77	T 6S R 13W SEC 28 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 6 LYING NORTH OF HOMER SPIT RD	C-11
18101012		1.20	T 6S R 13W SEC 28 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 6 LYING SOUTH OF HOMER SPIT RD	C-11
18101013		1.32	T 6S R 13W SEC 28 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 5 LYING SOUTH OF HOMER SPIT RD	C-11
18101014		0.82	T 6S R 13W SEC 28 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 5 LYING NORTH OF HOMER SPIT RD	C-11
18103451	810 FISH DOCK RD	0.68	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0990043 CITY OF HOMER PORT INDUSTRIAL NO 4 LOT 12-B	C-12
18103408		0.08	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 47	C-13
17528001		1641.24	T 6S R 14W SEC 19 & 23 & 24 & 30 SEWARD MERIDIAN HM 0770064 ALASKA TIDELANDS SURVEY NO 612	C-2
17728001		499.54	T 6S R 13W SEC 20 & 29 SEWARD MERIDIAN HM 0742265 ALASKA TIDELAND SURVEY 612	C-2



## City Lands

PARCEL_ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
18103319		0.31	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 16	D-11
18103320		0.31	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 15	D-11
18103321		0.31	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 14	D-11
18103322	4166 HOMER SPIT RD	0.30	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 13	D-11
18103324	4166 HOMER SPIT RD	1.59	T 6S & 7S R 13W SEC 35 & 36 & 1 & 2 SEWARD MERIDIAN HM 0910003 HOMER SPIT SUB NO TWO LOT 12A	D-11
18103216		5.22	T 6S & 7S R 13W SEC 35 & 36 & 1 & 2 SEWARD MERIDIAN HM 0920050 HOMER SPIT SUB NO TWO AMENDED LOT G-8	D-12
18103247	4171 FREIGHT DOCK RD	0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 28	D-12
18103248	4155 FREIGHT DOCK RD	0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 29	D-12
18103249	4147 FREIGHT DOCK RD	0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 30	D-12
18103250	4123 FREIGHT DOCK RD	0.22	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 31	D-12
18103251	4109 FREIGHT DOCK RD	0.22	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 32	D-12
18103252	4081 FREIGHT DOCK RD	0.22	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 33	D-12
18103253	4065 FREIGHT DOCK RD	0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 34	D-12
18103254	4035 FREIGHT DOCK RD	0.31	T 6S R 13W SEC 35 & 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 35	D-12
18103255	4001 FREIGHT DOCK RD	0.35	T 6S R 13W SEC 35 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 36	D-12
18103256		0.50	T 6S R 13W SEC 35 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 37	D-12
18103221		0.65	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 2	D-13
18103222		0.67	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 3	D-13
18103231		0.66	T 6S R 13W SEC 35 & 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 1	D-13

City Lands

PARCEL ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
18103233		0.32	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 14	D-14
18103234		0.32	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 15	D-14
18103235		0.19	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 16	D-14
18103236		0.24	T 6S & 7S R 13W SEC 36 & 1 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 17	D-14
18103237		0.33	T 6S & 7S R 13W SEC 36 & 1 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 18	D-14
18103241		0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 22	D-14
18103242		0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 23	D-14
18103243		0.26	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 24	D-14
18103244		0.22	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 25	D-14
18103245		0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 26	D-14
18103246		0.32	T 6S R 13W SEC 36 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 27	D-14
18103232		2.08	T 6S & 7S R 13W SEC 36 & 1 SEWARD MERIDIAN HM 0930012 HOMER SPIT SUB NO 5 LOT 13	D-15
18103259		1.12	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0970072 HOMER SPIT NO 6 8-D-1	D-16
18103310	4348 HOMER SPIT RD	0.65	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 29	D-17
18103311	4350 HOMER SPIT RD	0.28	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 28	D-17
18103441		0.60	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0920050 HOMER SPIT SUB NO TWO AMENDED PARKING AND ACCESS AREA	D-18
18103436	4603 HOMER SPIT RD	2.00	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 49 THAT PTN EXCL LEASE @ 205/928	D-19
17514416	3713 MAIN ST	1.31	T 6S R 13W SEC 19 SEWARD MERIDIAN HM 2008016 HOMER PUBLIC LIBRARY NO 2 LOT 2	D-2
17710739	400 HAZEL AVE	2.24	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 2005036 GLACIER VIEW SUB NO 26 TRACT B	D-3

## City Lands

PARCEL ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
17710740	500 HAZEL AVE	3.01	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 2005036 GLACIER VIEW SUB NO 26 TRACT A	D-3
17720408	491 E PIONEER AVE	1.12	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 2004048 GLACIER VIEW SUB CAMPUS ADDN LOT 6-A-2	D-4
17702057	604 E PIONEER AVE	1.57	T 6S R 13W SEC 17 & 20 SEWARD MERIDIAN HM 0870011 NEW HOMER HIGH SCHOOL NO 2 TRACT 1-B	D-5
17504011	102 DEHEL AVE	0.50	T 6S R 13W SEC 18 SEWARD MERIDIAN HM N 150 FT OF THE S 250 FT OF THE E 180 FT OF THE NE1/4 SW1/4	D-6
17714020	3577 HEATH ST	1.85	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0850128 GLACIER VIEW SUB NO 18 LOT 1	D-7
17714014	3575 HEATH ST	0.92	T 6S R 13W SEC 20 SEWARD MERIDIAN HM POR PER E1/2 NW1/4 NE1/4 SW1/4 PER D-60-164	D-8
17714015	3575 HEATH ST	3.16	T 6S R 13W SEC 20 SEWARD MERIDIAN HM THAT PORTION OF E1/2 NW1/4 NE1/4 SW1/4 PER D-60 @ 05	D-8
17714016	3575 HEATH ST	30.00	T 6S R 13W SEC 20 SEWARD MERIDIAN HM NE1/4 NE1/4 SW1/4 & S1/2 NE1/4 SW1/4	D-9
17505107	122 W BAYVIEW AVE	0.26	T 6S R 13W SEC 18 SEWARD MERIDIAN HM 0562936 FAIRVIEW SUB LOT 2 TRACT A	E-10
17505108	110 MOUNTAIN VIEW DR	0.26	T 6S R 13W SEC 18 SEWARD MERIDIAN HM 0562936 FAIRVIEW SUB LOT 1 TRACT A	E-10
17726038		0.02	T 6S R 13W SEC 17 SEWARD MERIDIAN HM 0760026 KAPINGEN SUB UNIT 3 PARK RESERVE	E-10
17727049		0.04	T 6S R 13W SEC 17 SEWARD MERIDIAN HM 0770065 ISLAND VIEW SUB PARK	E-10
17513328	3859 BARTLETT ST	0.25	T 6S R 13W SEC 19 SEWARD MERIDIAN HM 0860044	E-11
17513329		0.85	T 6S R 13W SEC 19 SEWARD MERIDIAN HM 0860044 BUNNELL'S SUB NO 17 LOT 12-A	E-11
17514235	224 W PIONEER AVE	0.06	T 6S R 13W SEC 19 SEWARD MERIDIAN HM 2007124 BUNNELLS SUB NO 21 LOT 37F-1	E-12
17720204	580 E PIONEER AVE	0.31	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0750018 GLACIER VIEW SUB NO 1 REPLAT LTS 1 8 & 9 BLK 4 LOT 9-A	E-13
17903007	1136 EAST END RD	0.28	T 6S R 13W SEC 16 SEWARD MERIDIAN HM 0003373 JAMES WADDELL SURVEY OF TRACT 4 LOT 4A	E-14
17712014		1.73	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0003743 WADDELL SUB THAT PORTION S OF HOMER BY PASS RD	E-15
17730251		0.38	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0840005 LAKESIDE VILLAGE SUB AMENDED JEFFERY PARK	E-16

## City Lands

PARCEL ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
17712022	3664 BEN WALTERS LN	2.48	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0840122 LAKESIDE VILLAGE PARK ADDN REPLAT LOT 1A-2	E-17
17714010	3300 BELUGA PL	3.46	T 6S R 13W SEC 20 SEWARD MERIDIAN HM PTN GL 2 BEGIN S 1/16 CORNER SECS 19 & 20 & NW CORNER LOT 2 TH S 89 DEG 57'30" E 600 FT ALONG N BOUND LT 2 TO POB TH S 0 DEG 2' E 391 FT TO CORNER 2 ON MHW KACHEMAK BAY TH S 59 DEG 30' E 150 FT TO CORNER 3 TH N 38 DE	E-18
17730239		0.21	T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0840005 LAKESIDE VILLAGE SUB AMENDED LOT 2 BLK 4	E-19
17302201		33.00	T 6S R 14W SEC 9 SEWARD MERIDIAN HM SE1/4 SE1/4 EXCLUDING THE W1/2 SW1/4 SE1/4 SE1/4	E-2
17303229		240.00	T 6S R 14W SEC 10 SEWARD MERIDIAN HM SE1/4 & S1/2 SW1/4	E-2
17939003		0.18	T 6S R 13W SEC 15 SEWARD MERIDIAN HM 0820047 SCENIC VIEW SUB NO 6 LOT 5	E-20
17939004		0.16	T 6S R 13W SEC 15 SEWARD MERIDIAN HM 0820047 SCENIC VIEW SUB NO 6 LOT 4	E-20
17939005		0.18	T 6S R 13W SEC 15 SEWARD MERIDIAN HM 0820047 SCENIC VIEW SUB NO 6 LOT 3	E-20
17939006		0.18	T 6S R 13W SEC 15 SEWARD MERIDIAN HM 0820047 SCENIC VIEW SUB NO 6 LOT 2	E-20
17939007		0.19	T 6S R 13W SEC 15 SEWARD MERIDIAN HM 0820047 SCENIC VIEW SUB NO 6 LOT 1	E-20
17901023	4829 JACK GIST LN	14.60	T 6S R 13W SEC 15 SEWARD MERIDIAN HM 0990063 JACK GIST SUB LOT 2	E-21
17936020	2976 KACHEMAK DR	1.65	T 6S R 13W SEC 22 SEWARD MERIDIAN HM 0830087 SCENIC BAY SUB LOT 4	E-22
17915003		0.24	T 6S R 13W SEC 23 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 3 LYING SOUTHEASTERLY OF KACHEMAK BAY DRIVE	E-23
17910001		5.00	T 6S R 13W SEC 14 SEWARD MERIDIAN HM GOVT LOT 36	E-24
17911005		0.39	T 6S R 13W SEC 14 SEWARD MERIDIAN HM 0004712 HARRY FEYER SUB LOT 1	E-24
17940107		14.08	T 6S R 13W SEC 22 SEWARD MERIDIAN HM FOR GOVT LOT 3 S OF BLKS 300 & 400A HOMER AIRPORT LEASED LANDS	E-25

## City Lands

PARCEL_ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
18101030		10.30	T 6S R 13W SEC 21 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 13 EXCLUDING HOMER SPIT RD & KACHEMAK BAY DR	E-25
18101032		10.78	T 6S R 13W SEC 21 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 14 EXCLUDING KACHEMAK BAY DR	E-25
18101002		3.72	T 6S R 13W SEC 28 SEWARD MERIDIAN HM GOVT LOT 15	E-26
18101003		5.05	T 6S R 13W SEC 28 SEWARD MERIDIAN HM GOVT LOT 14	E-26
18101004		6.07	T 6S R 13W SEC 28 SEWARD MERIDIAN HM GOVT LOT 13	E-26
18101005		5.98	T 6S R 13W SEC 28 SEWARD MERIDIAN HM GOVT LOT 12	E-26
18101006		5.03	T 6S R 13W SEC 28 SEWARD MERIDIAN HM GOVT LOT 11	E-26
18101007		6.47	T 6S R 13W SEC 28 SEWARD MERIDIAN HM GOVT LOT 10	E-26
18103101		1.82	T 6S R 13W SEC 35 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 2	E-27
18103102	3735 HOMER SPIT RD	2.10	T 6S R 13W SEC 35 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 14 LYING SOUTHWEST OF THE HOMER SPIT RD	E-27
18102011		0.70	T 6S R 13W SEC 27 SEWARD MERIDIAN HM GOVT LOT 6 SW OF HWY	E-28
18103002		7.51	T 6S R 13W SEC 34 SEWARD MERIDIAN HM PORTION GOVT LOT 1	E-28
18103004		4.79	T 6S R 13W SEC 35 SEWARD MERIDIAN HM PORTION GOVT LOT 1	E-28
18103006		10.00	T 6S R 13W SEC 35 SEWARD MERIDIAN HM PORTION GOVT LOT 2	E-28
18103116	3800 HOMER SPIT RD	17.17	T 6S R 13W SEC 35 SEWARD MERIDIAN HM 0920039 THE FISHIN HOLE SUB TRACT 2	E-29
18103108		3.72	T 6S & 7S R 13W SEC 35 & 2 SEWARD MERIDIAN HM 0890034 - HOMER SPIT SUB AMENDED 7	E-30
18103301		1.98	T 7S R 13W SEC 2 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 9	E-30
18103304		1.08	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 11	E-31

## City Lands

PARCEL_ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
18103305		0.99	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 20	E-31
18103306	4225 HOMER SPIT RD	0.29	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0640816 SUB OF LOT 11 HOMER SPIT ALASKA LOT 11B EXCLUDING THE HOMER SPIT RD	E-31
18103401		2.52	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED LOT 31	E-32
18103426		1.09 @ 921	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0890034 HOMER SPIT SUB AMENDED COAL POINT MONUMENT PARK EXCLUDING THAT PORTION AS PER LEASE AGREEMENT 187 @ 921	E-33
18103446		0.11	T 7S R 13W SEC 1 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 20 LYING NE OF THE HOMER SPIT RD & BOUNDED ON THE NW BY LOT 43 OF HOMER SPIT SUB AMENDED & BOUNDED ON THE NE BY ATS 612 & BOUNDED ON THE SE BY LOT 45 OF HOMER SPIT SUB AMENDED & BOUNDED ON THE	E-34
18103448		0.43	T 7S R 13W SEC 1 SEWARD MERIDIAN HM 0930049 HOMER SPIT SUB NO 6 VELMA'S ADDN LOT 45-B	E-35
17321011		3.34	T 6S R 14W SEC 3 SEWARD MERIDIAN HM 0631146 TICE ACRES SUB HICKERSON MEMORIAL CEMETERY	E-4
17321013	40722 STACEY ST	1.68	T 6S R 14W SEC 3 SEWARD SW HM 2006017 TICE ACRES REPLAT NO 1 LOT 11-A	E-4
17321014	40746 STACEY ST	0.94	T 6S R 14W SEC 3 SEWARD SW HM 2006017 TICE ACRES REPLAT NO 1 LOT 11-B	E-4
17321015	41170 BELNAP DR	0.95	T 6S R 14W SEC 3 SEWARD SW HM 2006017 TICE ACRES REPLAT NO 1 LOT 11-C	E-4
17503025		6.57	T 6S R 14W SEC 13 SEWARD MERIDIAN HM SW1/4 SE1/4 NORTH OF SKYLINE DRIVE EXCLUDING SKYLINE DR SUB	E-5
17502056		1.04	T 6S R 14W SEC 13 SEWARD MERIDIAN HM 0770024 EMERALD HIGHLAND ESTATES SUB UNIT 3 LOT 1B BLK 3	E-6
17524110		0.49	T 6S R 14W SEC 24 SEWARD MERIDIAN HM 0880016 LILLIAN WALLI ESTATE SUB LOT 70	E-7
17524111		0.36	T 6S R 14W SEC 24 SEWARD MERIDIAN HM 0880016 LILLIAN WALLI ESTATE SUB LOT 66	E-7
17524112		0.34	T 6S R 14W SEC 24 SEWARD MERIDIAN HM 0880016 LILLIAN WALLI ESTATE SUB LOT 67	E-7

## City Lands

PARCEL ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
17524126		0.35	T 6S R 14W SEC 24 SEWARD MERIDIAN HM 0880016 LILLIAN WALLI ESTATE SUB LOT 60	E-7
17524127		0.36	T 6S R 14W SEC 24 SEWARD MERIDIAN HM 0880016 LILLIAN WALLI ESTATE SUB LOT 59	E-7
17524128		0.38	T 6S R 14W SEC 24 SEWARD MERIDIAN HM 0880016 LILLIAN WALLI ESTATE SUB LOT 58	E-7
17524129		0.39	T 6S R 14W SEC 24 SEWARD MERIDIAN HM 0880016 LILLIAN WALLI ESTATE SUB LOT 57	E-7
17524130		0.35	T 6S R 14W SEC 24 SEWARD MERIDIAN HM 0880016 LILLIAN WALLI ESTATE SUB LOT 65	E-7
17524006		2.75	R BELL SUB TRACT E T 6S R 13W SEC 18 SEWARD MERIDIAN HM 0700402 W	E-8
17504003		10.00	T 6S R 13W SEC 18 SEWARD MERIDIAN HM SE1/4 NE1/4 SW1/4	E-9
17504023	360 W FAIRVIEW AVE	38.30	T 6S R 13W SEC 18 SEWARD MERIDIAN HM THAT PORTION OF SW1/4 SE1/4 EXCLUDING SOUTH PENINSULA HOSPITAL SUB AND SOUTH PENINSULA HOSPITAL SUB 2008 ADDN	E-9
17305111		60.00	T 6S R 13W SEC 5 & 6 SEWARD MERIDIAN HM S1/2 S1/2 SE1/4 SW1/4 & S1/2 SW1/4 SW1/4 OF SEC 5 & S1/2 SE1/4 SE1/4 & S1/2 N1/2 SE1/4 SE1/4 OF SEC 6	F-2
17305236		10.00	T 6S R 13W SEC 5 SEWARD MERIDIAN HM SW1/4 SW1/4 SE1/4	F-2
17305301		30.00	T 6S R 13W SEC 8 SEWARD MERIDIAN HM N1/2 N1/2 NW1/4 NW1/4 & N1/2 NE1/4 NW1/4	F-2
17307053		0.41	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 2 THAT PORTION THEREOF LYING EAST OF DIAMOND RIDGE ROAD	F-2
17307057		1.47	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 13 A PORTION THEREOF	F-2
17307059		0.13	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 13 A PORTION THEREOF	F-2
17307060		4.60	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 14 THE W1/2 THEREOF	F-2
17307062	160 CROSSMAN RIDGE RD	7.35	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 1 PORTION THEREOF	F-2

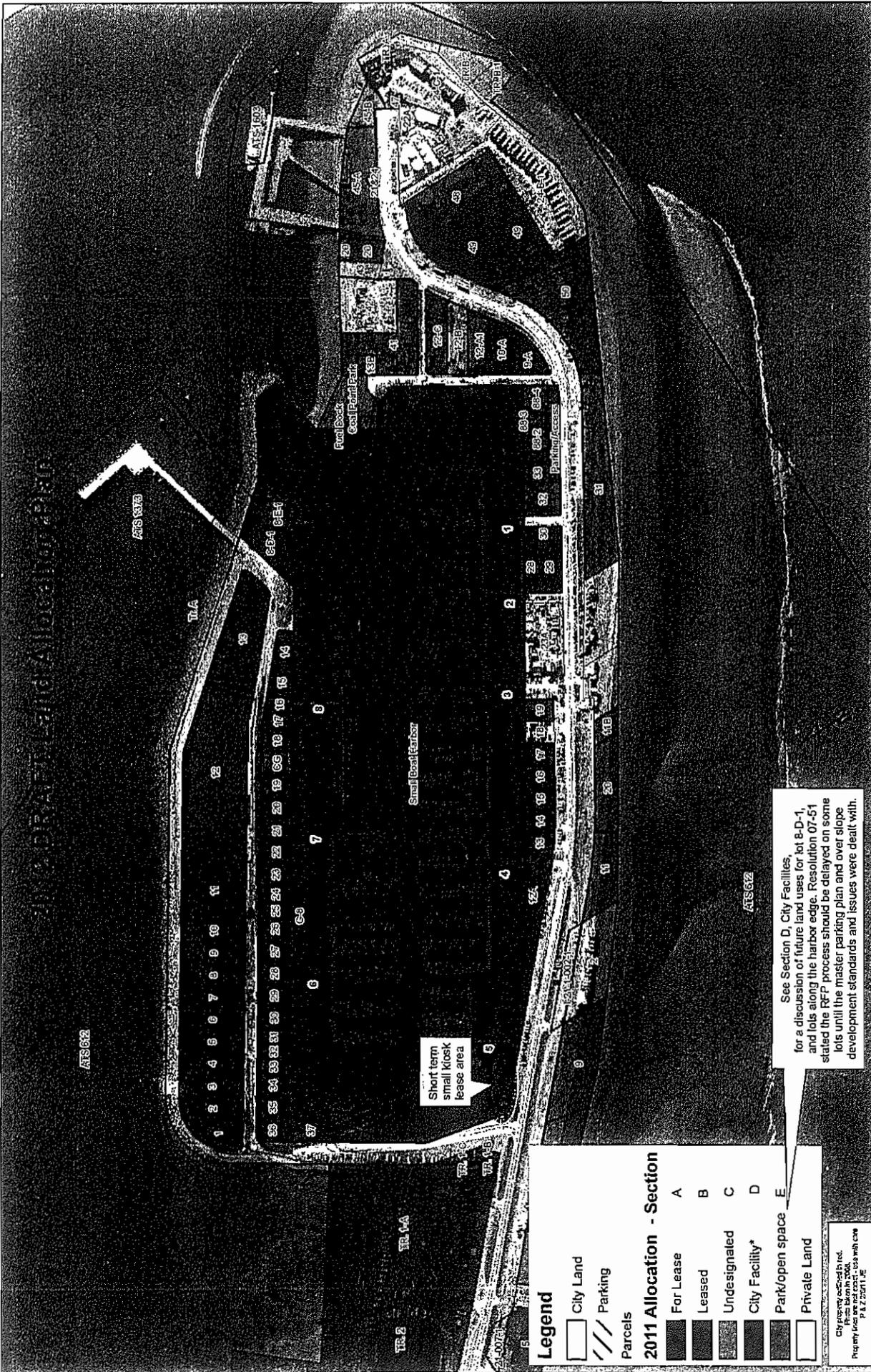
City Lands

PARCEL_ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
17307064		6.94	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0711238 DIAMOND RIDGE ESTATES SUB LOT 2 PORTION THEREOF	F-2
17305120		70.00	T 6S R 13W SEC 5 SEWARD MERIDIAN HM NE1/4 SW1/4 & N1/2 SE1/4 SW1/4 & N1/2 S1/2 SE1/4 SW1/4	F-3
17305234		80.00	T 6S R 13W SEC 5 SEWARD MERIDIAN HM E1/2 SE1/4	F-3
17305235		70.00	T 6S R 13W SEC 5 SEWARD MERIDIAN HM NW1/4 SE1/4 & E1/2 SW1/4 SE1/4 & NW1/4 SW1/4 SE1/4	F-3
17307076	5601 CARTER DR	5.93	T 6S R 13W SEC 7 SEWARD MERIDIAN HM 0840119 PIONEER VALLEY SUB LOT 2	F-4
17307094	184 SKYLINE DR	7.83	Hillstrands Homestead Lot 1	F-5
17308034	192 SKYLINE DR	3.00	T 6S R 13W SEC 8 SEWARD MERIDIAN HM 0960051 TULIN TERRACE SUB UPPER TERRACE LOT 34	F-5
17307095,6	188 SKYLINE DR	8.34	Hillstrands Homestead Lot 2	F-5
17366006		6.95	T 6S R 13W SEC 9 SEWARD MERIDIAN HM PTN NE1/4 NW1/4 STARTING @ 1/4 CORNER SECS 4 & 9; TH S 1320 FT TO CN1/16 CORNER; TH W 1320 FT TO NW1/16 CORNER; TH E 1020 FT TO POB; TH N 995 FT TO THREAD OF BRIDGE CREEK; TH E ON THREAD OF BRIDGE CREEK TO N-S CEN	F-6
17366007		13.55	T 6S R 13W SEC 9 SEWARD MERIDIAN HM PTN NE1/4 NW1/4 STARTING @ 1/4 CORNER SECS 4 & 9; TH S 1320 FT TO CN1/16 CORNER; TH W 1320 FT TO NW1/16 CORNER; TH E 390 FT TO POB; TH N 960 FT TO THREAD OF BRIDGE CREEK; TH E ON THREAD OF BRIDGE CREEK 650 FT; TH	F-6
17366008		9.10	400 T 6S R 13W SEC 9 SEWARD MERIDIAN HM PTN OF NE1/4 NW1/4 STARTING @ 1/4 CORNER OF SECS 4 & 9; TH S 1320 FT TO CN1/16 CORNER; TH W 1320 FT TO NW1/16 CORNER; TH E 390 FT TO POB; TH N 960 FT TO THREAD OF BRIDGE CREEK; TH W ON THREAD OF BRIDGE CREEK	F-6
17714006		39.24	T 6S R 13W SEC 20 SEWARD MERIDIAN HM NW1/4 SE1/4 EXC HOMER BY PASS RD	G-2
18101023		3.00	T 6S R 13W SEC 28 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 9 LYING NORTH OF HOMER SPIT RD	G-3
18101024		2.16	T 6S R 13W SEC 27 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 9 LYING SOUTH OF HOMER SPIT RD	G-3

## City Lands

PARCEL_ID	ADDRESS	ACREAGE	LEGAL DESCRIPTION	Land Allocation
18102001		3.94	T 6S R 13W SEC 27 SEWARD MERIDIAN HM GOVT LOT 8	G-3
18102002	3079 HOMER SPIT RD	7.10	T 6S R 13W SEC 27 SEWARD MERIDIAN HM GOVT LOT 7	G-3
18102003		1.02	T 6S R 13W SEC 27 SEWARD MERIDIAN HM 0630660 WALTER DUFOUR SUB LOT 1	G-4
18102004		6.90	T 6S R 13W SEC 27 SEWARD MERIDIAN HM 0630060 WALTER DUFOUR SUB TRACT A	G-4
18102005		17.46	T 6S R 13W SEC 27 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 3 LYING NORTH OF HOMER SPIT RD	G-4
18102006		7.50	T 6S R 13W SEC 27 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 3 LYING SOUTH OF HOMER SPIT RD	G-4
18102009		9.00	T 6S R 13W SEC 27 SEWARD MERIDIAN HM THAT PORTION OF GOVT LOT 5 LYING NORTH OF HOMER SPIT RD	G-4
18102010		3.90	T 6S R 13W SEC 27 SEWARD MERIDIAN HM PORTION OF GOVT LOT 5 LYING SOUTH OF HOMER SPIT HWY	G-4
18102014		25.19	T 6S R 13W SEC 27 SEWARD MERIDIAN HM 0770055 WALTER DUFOUR SUB TRACT B TRACT B	G-4
18102018		19.66	T 6S R 13W SEC 27 SEWARD MERIDIAN HM 2001008 LOUIE'S LAGOON LOT 6-A	G-5
18102019		25.81	T 6S R 13W SEC 26 & 27 SEWARD MERIDIAN HM 2001008 LOUIE'S LAGOON LOT 6-B	G-5





ATS62

ATS 103

TR A

8-D-1 CE4

Small Boat Harbor

Short term small kiosk lease area

ATS62

**Legend**

- City Land
- Parking
- Parcels**
- For Lease A
- Leased B
- Undesignated C
- City Facility\* D
- Park/open space E
- Private Land

**2011 Allocation - Section**

City property owned by the City of Philadelphia  
 Planning Department  
 Planning Information Systems  
 P. A. 02/2011

See Section D, City Facilities, for a discussion of future land uses for lot 8-D-1, and lots along the harbor edge. Resolution 07-51 stated the RFP process should be delayed on some lots until the master parking plan and other slope development standards and issues were dealt with.



# Office of the City Clerk

Jo Johnson, CMC, City Clerk

Melissa Jacobsen, CMC, Deputy City Clerk II  
Renee Krause, CMC, Deputy City Clerk I



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## MEMORANDUM

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**TO: MAYOR HORNADAY AND CITY COUNCIL**

**THRU: WALT WREDE, CITY MANAGER**

**FROM: PARKS AND RECREATION ADVISORY COMMISSION**

**DATE: JANUARY 25, 2012**

**RE: RECOMMENDATION TO APPROVE A RESOLUTION EXPRESSING  
SUPPORT FOR THE HOMER PLAYGROUND PROJECT**

---

### **BACKGROUND**

The Homer Playground Project (HoPP) requested the commission on January 5, 2012 during a special meeting to approve submitting a resolution to Council expressing support for and urging community/volunteer participation for the proposed playground at Karen Hornaday Park. The commission postponed a decision on this request until the regular meeting on January 19, 2012 and decided they would address it as a separate issue on the agenda.

During the January 19, 2012 regular meeting under Pending Business the commission reviewed the proposed language for a resolution expressing support and agreed to submit the resolution with no changes to Council for approval. The excerpt from that meeting follows:

*C. Review and Recommendation to Submit a Memorandum of Support for HoPP to City Council.*

*Chair Bremicker opened discussion on this item.*

*LOWNEY/LILLIBRIDGE - MOVE TO SUBMIT A RECOMMENDATION TO CITY COUNCIL THAT THEY APPROVE THE RESOLUTION ENDORSING THE HOMER PLAYGROUND PROJECT AND ENCOURAGING COMMUNITY AND VOLUNTEER PARTICIPATION IN THE PROJECT.*

*There was brief discussion on using the language submitted in resolution form from the group HoPP.*

*VOTE. YES. NON-OBJECTION. UNANIMOUS CONSENT.*

*Motion carried.*



**CITY OF HOMER  
HOMER, ALASKA**

City Manager/Parks and Recreation  
Advisory Commission

**RESOLUTION 12-013**

1 A RESOLUTION OF THE HOMER CITY COUNCIL  
2 EXPRESSING SUPPORT FOR THE HOMER PLAYGROUND  
3 PROJECT PROPOSAL TO CONSTRUCT A NEW  
4 PLAYGROUND AT KAREN HORNADAY PARK DURING A  
5 "BUILD WEEK" SCHEDULED FOR MAY 21-27, 2012, AND  
6 ENCOURAGING COMMUNITY PARTICIPATION.

7  
8  
9

10 WHEREAS, the Homer Playground Project (HoPP) was established by community  
11 members last spring to raise funds and mobilize volunteers to replace the old playground at  
12 Karen Hornaday Park with a new and more diverse playground; and

13  
14 WHEREAS, HoPP has engaged the services of a professional playground design firm  
15 and produced a schematic design that reflects input from hundreds of Homer children and adults  
16 and has been approved by the Karen Hornaday Park Committee; and

17  
18 WHEREAS, in consultation with the playground designer, the City of Homer Public  
19 Works Director, and private contractors; HoPP has determined that May 21-27, 2012, is the  
20 optimum time for "Build Week," during which time the playground will be built by volunteers  
21 with professional supervision; and

22  
23 WHEREAS, HoPP has already raised \$60,608, including \$5,000 provided by the City of  
24 Homer Ordinance 11-27 and is working hard to raise funds, recruit volunteers, and solicit  
25 donations of tools and materials that will be needed to achieve this goal.

26  
27 NOW, THEREFORE, BE IT RESOLVED that the City Council of Homer, Alaska  
28 hereby supports the Homer Playground Project timeline that calls for May 21-27, 2012 to be  
29 designated as "Build Week"; and urges community members of all ages to participate in this  
30 worthwhile project.

31

32  
33 PASSED AND ADOPTED by the Homer City Council this 13th day of February, 2012.  
34

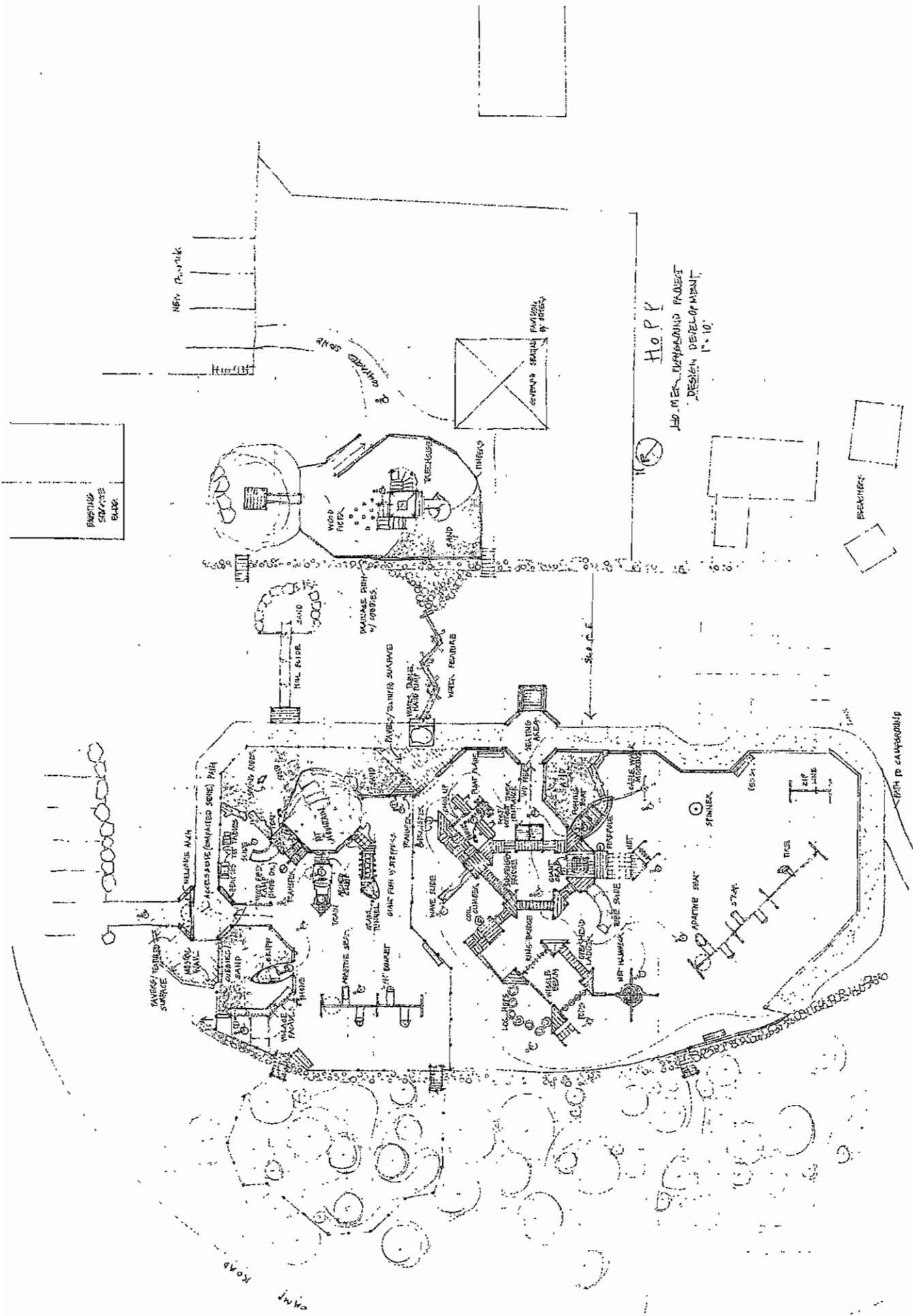
35 CITY OF HOMER  
36

37  
38  
39 \_\_\_\_\_  
JAMES C. HORNADAY, MAYOR

40 ATTEST:

41  
42  
43 \_\_\_\_\_  
44 JO JOHNSON, CMC, CITY CLERK  
45

46  
47  
48 Fiscal information: NA  
49  
50  
51





## Office of the City Clerk

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## MEMORANDUM

---

**TO: MAYOR HORNADAY AND CITY COUNCIL**

**THRU: WALT WREDE, CITY MANAGER**

**FROM: PARKS AND RECREATION ADVISORY COMMISSION**

**DATE: JANUARY 25, 2012**

**RE: RECOMMENDATION TO APPROVE A REQUEST FROM THE HOMER  
PLAYGROUND PROJECT FOR ADDITIONAL FUNDING**

---

### **BACKGROUND**

The Homer Playground Project requested an additional \$50,000 to fund material and equipment purchases for a proposed new playground at Karen Hornaday Park. A special meeting was conducted on January 5, 2012 to consider that request. The Commission postponed a decision until the January 19, 2012 regular meeting. This would allow the commission time to properly review the engineering estimate by Carey Meyer, Public Works Director and a proposed spending plan by Katie Koester, Community and Economic Development Coordinator, provided as laydowns at the special meeting. A joint worksession was scheduled prior to the meeting to allow open discussion with all interested groups. The minutes reflecting that meeting is attached.

At the regular meeting on January 19, 2012 the commission considered public testimony from several persons regarding the proposed playground project. The commission disseminated information provided and with the assistance of city staff made the following recommendation. An excerpt from the minutes reflecting the dialogue is attached.

### **RECOMMENDATION**

Approve the request for allocating an additional \$50,000.00 to the Homer Playground Project (HoPP) and that future amendments to the preliminary budget established by Ordinance 11-22 for the Phase I Improvements to Karen Hornaday Park are permitted by Resolution.



*Session 12-01, a Special Meeting of the Parks and Recreation Advisory Commission was called to order by Chair Bumpo Bremicker at 5:38 p.m. on January 5, 2012 at the City Hall Cowles Council Chambers located at 491 E. Pioneer Avenue, Homer, Alaska.*

**PRESENT:** COMMISSIONERS BRANN, BREMICKER, LOWNEY

**TELEPHONIC:** COMMISSIONER ARCHIBALD

**ABSENT:** COMMISSIONER LILLIBRIDGE (EXCUSED)

**STAFF:** CITY MANAGER WALTER WREDE  
PUBLIC WORKS DIRECTOR CAREY MEYER  
COMMUNITY AND ECONOMIC DEVELOPMENT COORDINATOR KATIE KOESTER  
DEPUTY CITY CLERK I RENEE KRAUSE

#### APPROVAL OF THE AGENDA

*The agenda was approved by consensus of the Commission.*

#### APPROVAL OF MINUTES (Minutes are approved during Regular Meetings.)

*There were no minutes for approval.*

#### PUBLIC COMMENTS REGARDING ITEMS ON THE AGENDA

*Ralph Broshe, city resident and member of Friends of Woodard Creek and Karen Hornaday Park. Mr. Broshe read his letter of April 7, 2011 for the record. He explained his reason for joining the friends was to get a trail built along Woodard Creek. He also stated that he worked with Jack Wiles on creating the master plan for the park. He strongly advocates for parking and road improvements and would like the Commission to consider the overall safety and best use of all when developing the park. He acknowledged that implementing the master plan will take a lot of money.*

*Jim Preston, city resident, read a letter from Jack Wiles into the record regarding use of the remaining funding. Jack Wiles in his letter strongly recommends a preferred alternative to fund for the road and parking improvements.*

*Roberta Highland, city resident, thanked the commissioners for their service. She stated that Karen Hornaday Park is a jewel and Woodard Creek is a gem. She advocated for parking and road improvements to be considered before anything else for safety issues. Ms. Highland recommended that a joint effort from all interested parties with the initial focus of the parking and road improvements should be considered.*

*Phil Needham, representing the Little League, wanted to express appreciation to commission for the seed money they received to perform improvements to the fields at Karen Hornaday Park. He stated that Little League is the biggest user group at this park and they did not want to be left out of any future plans. They have already lost some parking to the planned playground improvements without any consultation and they have concerns regarding spending all the money that is currently available on design leaving no funds to perform the actual work. He stated that the Little League would like to see more money and consideration given to maintenance and upkeep to existing facilities such as restroom roof requires replacement.*

*Janice Preston, city resident, read a letter that she wrote in response to how to spending the legislative grant received. She advocated and supported spending monies on road and parking improvements that will benefits the residents and visitors alike who use the park.*

*Jim Preston, city resident, commented that the Friends of Woodard Creek and Karen Hornaday Park were instrumental in stopping the dirt from being dumped in the area along the creek; he provided details on the effects of the creek bed and the safety benefits relocating the road and parking improvements.*

*Janice Preston, read a letter into the record from Marty McCleary who advocated support for use of the remaining funds to finish the engineering report to provide a shovel ready project and fully supported the parking and road improvements and beautification efforts at the entrance to the park.*

*Beth Cumming, city resident, and member of Friends of Woodard Creek and Karen Hornaday Park. Ms. Cumming*

*advocated not spending any additional funds until the commission could fully review the costs estimates recently provided by Mr. Meyer and consideration given to holding additional meetings that can have interested parties from all groups attend to discuss the priorities and distribution of funds. She offered a few observations since the playground project have started and the goals set by the group and that there are several important decisions made negating the effectiveness of the commission. She commented on the instrumental efforts of the Friends of Woodard Creek and Karen Hornaday Park that initiated all of the interest in the Park. Ms. Cumming additionally commended and recognized individuals of the community and city staff.*

*There were no further comments.*

#### **VISITORS**

*Miranda Weiss, Homer Playground Project (HoPP), Update on Playground Project/Equipment*

*Deb Cox, city resident and co-chair of the group distributed an informational handout that included a summary of how the funding was obtained for Karen Hornaday Park, and the actual and estimated costs for the proposed playground improvements.*

*Ms. Cox stated that the group is using a format that has been proven with other parks in the state and were accomplished in the one year plan with the exception of one which had land issues. Ms. Cox noted that in the packet of information the HoPP group is requesting the commission send City Council a recommendation of support for the project and allocation of an additional \$50,000 from the current funds that the City has designated for the Phase I Karen Hornaday Park Master Plan. She expounded that approving the request for \$50,000 will generate the recognition and the remaining funds required to complete the project. She further noted that speaking for herself she would love to work with the other interest groups on the improvements to the park. She acknowledged the concerns expressed by the representatives of the Friends.*

*Ms. Cox quickly summarized the funds they have been able to raise to date, citing the methods the group has employed so far; why it would be in the best interest of the park to approve the request for \$50,000 and submitting a recommendation to City Council in support of the group's efforts.*

*Ms. Cox responded that HoPP has not approached Rasmussen yet for a grant she believed it was planned to apply this month.*

*Commissioner Brann recommended a team approach from all the interested groups in applying to Rasmussen for a grant. Ms. Cox was very agreeable on that approach and felt that pooling efforts was a great idea and fully supports that idea but strongly recommends moving forward and not losing the momentum to accomplish HoPP's stated goals.*

*Ms. Cox was unable to answer Commissioner Archibald inquiry on what the group would do with additional funds from the City if they were unable to raise the remaining \$200,000.. She reiterated the intent of HoPP and in her opinion would maybe scale back the plan but continue working on raising all the funds needed to implement the overall plan.*

*Commissioner Lowney expressed agreement in pooling resources, concern if the user groups cannot work together as a whole they revert back to their individual projects; she does not know how; she did not know if the playground would be the impetus to affect this; she would like to see a consensus on prioritizing the pieces of the overall project. She is not sure what would or should be the first piece.*

*Ms. Cox opined again that with the current energy mobilized with the playground portion and the hundreds of people coming forward to help with this project. She again acknowledged that the project may not be high on everyone's list.*

*Chair Bremicker stated that they have a Master Plan that has been approved by City Council and the question is how we implement it now.*

*Ms. Cox responded to further requests for clarification on the support being requested from the Commission to endorse the project, and setting build week for May 19, 2012.*

*There were no further questions or comments.*

#### **RECONSIDERATION**

*There were no items scheduled for reconsideration.*

#### **STAFF AND COUNCIL REPORTS/COMMITTEE REPORTS/BOROUGH REPORTS**

*Mr. Walt Wrede, City Manager agreed with more concerted and coordinated efforts within all the interest groups. He stated that he has heard from a number of persons regarding the use of the available funds.*

*He introduced Katie Koester, Community and Economic Development Coordinator. As her first task she has been asked to work with the Commission and all user groups to develop an agreeable coordinated plan on how this money should be*

spent. Mr. Wrede further agreed that the City will not get any additional monies from the Legislature until this current funding is spent. She has come up with a draft budget to start the conversation on how to expend the available funding. He also informed the commission that the grant received was designated for Phase I of the Master Plan. A brief discussion on the road and parking improvements not being included in Phase I of the Master Plan.

Commissioner Archibald stated that the Committee has been waiting to hear those figures from Mr. Meyer and recommended a camp host program and removal of the red shed to comply with a request from the HoPP group.

#### *PUBLIC HEARINGS*

*No public hearings were scheduled.*

#### *PENDING BUSINESS*

*There were no items on the agenda.*

#### *NEW BUSINESS*

*A. Cost Estimate for Road and Parking Concepts for Karen Hornaday Park, by Public Works Director Meyer*  
*Mr. Meyer, Public Works Director summarized the information contained in the packet and promised to not go into a long dissertation on cost estimating. Mr. Meyer provided costs estimates for Concept A to Concept B2. He noted the following:*

- offered the same amount of parking spaces*
- \$250,000 in Access and Parking Improvements*
- Earthwork between concept A & B is approximately \$100,000*
- The trail and pedestrian bridge are included but as a separate line item as other improvements*
- The road length is approximately the same in each concept*

*Mr. Meyer responded to questions from the commissioners regarding the road re-alignment and what could be done with existing funds towards parking and road improvements and what could or would volunteers be allowed to provide or do. He further commented that the numbers provided do not take into account volunteer services. They are based on if these services were contracted out. He added that contractors will be less willing to volunteer services during the height of the construction season.*

*Commissioner Brann commented that they really need to prioritize the needs in the Master Plan and that there are other avenues for funding and all stakeholders need to be involved in searching out those funds*  
*Commissioner Archibald thanked Mr. Meyer for providing these cost estimates.*

*Chair Bremicker called for a brief recess at 6:57 p.m. The meeting was reconvened at 7:04 p.m.*

*Katie Koester, Community and Economic Development Coordinator provided a handout that provides a draft outline to initiate dialog and produce tangible results between all the user groups. Ms. Koester stated she included funding sources and amounts; work in progress, allocated or completed; suggestions for allocating the remaining funds; application for 2012 LWCF and future steps. Ms. Koester emphasized that the grant received was for Phase I Improvements and the scope of the grant agreement included playground equipment and revitalization of a playground; expanding day use area; survey, engineering, construction and drainage improvements; removal of the old storage shed; a pedestrian bridge; and resurfacing and other parking improvements. She tried to keep her recommendations in line with the grant agreement and Land and Water Conservation Foundation grant application.*

*Ms. Koester reviewed the handout provided to the commission. She expounded on the need to spend these funds before getting additional funding from the Legislature. Discussion ensued on the work that has been completed and allocated for this park including preliminary engineering on the road realignment, pedestrian bridge and drainage improvements. Her recommendations also include elements that were included in the LWCF grant application which is what the State grant was based on. For the recommendation entitled "Northern parking improvements" clarification was provided by Mr. Meyer on the location as below the red shed in the area of the restrooms. Ms. Koester stated that the City will reapply for a LWCF grant in the spring and if that is received it could possibly construct the trail along Woodard creek and complete the pedestrian bridge.*

*The commissioners expressed appreciation for the recommendations as outlined by Ms. Koester and agreed with producing something tangible, visible and draw more attention to the overall project. The political component was acknowledged also. It was opined that as long as all parties could be convinced to buy in to this plan it would be great but would also like that conversation. Discussion included extending the term of the grant; the grant agreement was dated February 2011 and must be used five years from the date on the agreement.*

*Commissioner Brann offered a recommendation to address safety issues regarding speeders on the road within the park.*

*There was no further discussion.*

*B. Use of a Portion of Legislative Grant Funds for Phase I Karen Hornaday Park for Playground Equipment.*

*Chair Bremicker read the item into the record. He noted that just focusing on one portion maybe was not the best*

process. He acknowledged that there was urgency on the part of the HoPP group but any recommendation would still have to be approved by City Council. He further commented that he would like to hear comments from the Friends of Karen Hornaday, Woodard Creek and Little League regarding the overall project and get additional viewpoints before making a recommendation.

Jim Preston, a soils expert by trade provided personal observation on the effects of dumping and opinions on relocating the road into the park and how it affected Woodard Creek. He offered some recommendations on what they should have as a goal to put Woodard Creek back on the right path.

Chair Bremicker called for a brief recess at 7:38 p.m. to allow members of user groups present to confer for a moment to respond to the Chair request. He called the meeting back at 7:41 p.m.

Roberta Highland speaking for the Friends of Woodard Creek and Karen Hornaday Park, related the groups experience in relation to the grant application and funding received. She stated that the main concerns of safety, establishing a trail and creek restoration were the major concerns of the group. Ms. Highland stated that the group recommends that any additional expenditures of money be postponed until further review of all the numbers and facts submitted at this meeting before anything else is done. They would further recommend re-writing the Phase I projects since it does not address any of the initial concerns that started this whole endeavor.

A brief discussion on if fill removed from one area could be used in other areas of the project. Two contractors involved stated that the quality of materials removed from that area would not be suitable for the parking and road improvements recommended. The materials could be used to fill some areas though that it was needed.

Ms. Krause stated that the discussion is off topic and that the commission was supposed to be discussing "Use of a Portion of Legislative Grant Funds for Phase I Karen Hornaday Park for Playground Equipment"

Chair Bremicker acknowledged that fact but opined that discussion was needed and that the commission was not ready to address just that issue and that they need to look at the big picture. The commissioners present agreed with the statement to postpone a decision. He also stated that the Committee should address this request, but acknowledged the circumstances not allowing that to happen at this time.

Todd Steiner, city resident and local contractor, having kept silent until now acknowledged the time and previous efforts of the other user groups but stated that the Commission should put consideration on the fact that HoPP purposes to bring \$150,000.00 to the table for \$50,000.00 to help improve the area.

The commissioners discussed and agreed to have a joint worksession with the user groups prior to the regular meeting to discuss Karen Hornaday Park. A discussion on how the meeting would be conducted ensued and what would be on the agenda.

Chair Bremicker requested all the groups to bring to the worksession their ideas and what they would like to see done.

There was no further discussion.

#### INFORMATIONAL MATERIALS

There were no informational materials.

#### COMMENTS OF THE AUDIENCE

Todd Steiner, city resident, commented that there were two items before the commission tonight and he could understand if they needed more time to make a decision on the request for more money but if they could resolve to support HoPP tonight it would assist the group in obtaining donations from other grant organizations and seeing the city supporting the organization would also help in private donations.

Deb Cox, HoPP, appreciated everyone's comments; together everyone achieves more, Go Team! Ms. Cox commented that the HoPP project is on a timeline and they have already published the build week and she expressed concern that not everyone is not in favor of building a new playground. She is genuinely interested in the whole master plan not just HoPP. HoPP has a MOU with the City; time is of the essence with their project. She wanted to plug one last time for something tangible; something to make that park stand out; remember that they have the masses that are coming together to build this playground.

Ms. Cox stated that the footprint of the playground has been enlarged to include some of the area in the lower portion nearer the existing shelter in response to Commissioner Lowney's inquiry.

Beth Cumming, city resident, commented that Parks and Rec voted to accept the Master Plan and the B2 site plan and she felt that the B2 plan needed to be altered severely. She has spent numerous hours at the park during the height of the little league season and the most cars she counted was 85, so the parking lots can be made smaller. She also

mentioned that the City has some sort of ecological plan where they are trying to be more ecologically sensitive and areas should be designated for compact vehicles.

*Excerpt of the January 19, 2012 Meeting Minutes:*

*B. Review and Recommendation on a Request for Additional Monies Submitted by Homer Playground Project (HoPP)*

*Chair Bremicker introduced the item by title and opened the floor for discussion.*

*LILLIBRIDGE/LOWNEY – MOVED TO RECOMMEND THAT THE PARKS AND RECREATION ADVISORY COMMISSION APPROVE THE FULL REQUEST FOR \$50,000 FROM HOPP SO THE KAREN HORNADAY PARK PLAYGROUND CAN BE BUILT THIS YEAR AS PROPOSED.*

*Discussion ensued on submitting recommendations piece-meal to Council and then getting it remanded back because Council did not understand; withholding a recommendation to support the HoPP request would possibly delay the start of the project this year; approving the request will not impede further recommendations to Council on how to spend the remaining funds; the implication that the Commission recommended \$50,000 to be used in preliminary engineering and this money was not spent as it was accomplished in house by Mr. Meyer so those funds could be used to fund the playground request; completing this playground would encourage possible funding in the future from other sources.*

*After consultation and deliberation on the best possible path staff recommended submitting a recommendation to council to amend the project budget approving the request for an additional \$50,000 to be allocated to HoPP for the project. An ordinance could be introduced and on the agenda for first reading at the February 13, 2012 Council meeting and then on the February 27, 2012 Council meeting the second and final reading and approval. It was noted that even if it was delayed to the first meeting in March it would be timely for HoPP to receive the funding for material purchase requirements.*

*Staff stated that in the memorandum to Council the Commission can include the concerns they have with future recommendations on disbursement of the remaining funds for the project.*

*Chair Bremicker wanted to amend the motion to include that the commission is working on amendments to allocate funding to other groups or similar wording.*

*Staff stated that a straight forward ordinance will be submitted if the Commission approves the request for the \$50,000 and they will add to the ordinance that future amendments to the project budget will be able to be done by resolution. Staff was asked to read the amended motion with the new information.*

*Chair Bremicker called for a break at 7:05 p.m. The meeting was reconvened at 7:10 p.m.*

*Ms. Krause read the new amended motion into the record.*

*LILLIBRIDGE/LOWNEY-MOVED THAT THE PARKS AND RECREATION ADVISORY COMMISSION SUPPORTS THE REQUEST FROM THE HOMER PLAYGROUND PROJECT (HoPP) FOR AN ADDITIONAL \$50,000.00 AND FURTHER RECOMMENDS THAT ADDITIONAL BUDGETARY AMENDMENTS FOR PHASE I IMPROVEMENTS TO KAREN HORNADAY PARK BE ALLOWED BY RESOLUTION.*

*There was no discussion.*

*VOTE. YES. LILLIBRIDGE, BRANN, LOWNEY, ARCHIBALD, BREMICKER.*

*Motion carried.*

*Commissioner Archibald and Chair Bremicker commented on looking forward to working with the interested groups and that this will result in a forward motion on implementing the Master Plan that many individuals worked on.*





