

PORT AND HARBOR ADVISORY COMMISSION  
SPECIAL MEETING  
NOVEMBER 9, 2011

Session 11-11, a Special Meeting of the Port and Harbor Advisory Commission was called to order by Chair Ulmer at 5:00 p.m. on November 9, 2011 at the City Hall Cowles Council Chambers located at 491 E. Pioneer Avenue, Homer, Alaska.

PRESENT: COMMISSIONERS, HARTLEY (telephonic), HOTTMAN, HOWARD, ULMER, ZIMMERMAN

ABSENT: COMMISSIONER CARROLL, WEDIN

STAFF: PORT AND HARBOR DIRECTOR HAWKINS  
CITY MANAGER WREDE  
DEPUTY CITY CLERK KRAUSE

### AGENDA APPROVAL

The agenda was approved by consensus of the Commission.

### PUBLIC COMMENTS REGARDING ITEMS ON THE AGENDA

Brad Faulkner, city resident, commented regarding the bond issue. A number of projects are long overdue and have matching funds, but at least half of the money being bonded for is for a new harbor masters office. If a new office is to be built it should not be built between the Salty Dawg Saloon and Hillstrand's property, as it is the most expensive and leasable land in the harbor. It could be built across the way in conjunction with helping cruise ship passengers. He questioned the effect on harbor fees for users, what is envisioned for a new harbor office, and whether there is really a need for one. He disagreed that the City should be building the offices to lease out and compete with private industry. He acknowledged the electrical and replacing wooden floats are items long overdue. The voters have voted things like this down, and this is coming out of fisherman's pockets at a time where potential impacts are going to hurt people who make a living out of the harbor. Show the plan and the effect on the slip rate before voting on this.

Todd Hoppe, city resident and commercial fisherman, commented regarding the bond issue. He understands this will increase his rates and he likes to see improvements. He doesn't see the benefit of a new harbor building and he doesn't see anything to improve the moorage for 50 to 60 foot boats. He has a 58 foot boat and is at least 5 years away from getting a slip. He takes issue with going into a new harbor office to pay his increased fees without any solutions for the moorage problems.

### RECONSIDERATION

### APPROVAL OF MINUTES

### VISITORS

A. Representative Seaton or his staff to Report on HB 184

Representative Seaton showed a power point presentation the Commission regarding HB 184 the proposal to rewrite the shared fisheries business and landing tax. He explained current

distribution of the tax money and how HB 184 will change the distribution to better benefit the harbors in the local municipalities.

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

##### **A. Port and Harbor Director's Reports for November 2011**

Harbormaster Hawkins reviewed his staff report and answered questions from the Commission.

#### **PUBLIC HEARING**

There were no public hearing scheduled.

#### **PENDING BUSINESS**

No pending business items were scheduled.

#### **NEW BUSINESS**

##### **A. HB 184 Fish Tax Landing Fee**

The only point raised is that funding for the lobbyist is included in the 2012 budget, so if that passes they will be able to continue to lobby for those funds for the City.

##### **B. Port Improvement Committee Project Ranking and Bonding Process**

Commissioner Howard read a letter from Commissioner Hartley and a copy of the letter was included in the record. Councilmembers Wythe and Howard, and City Manager Wrede participated in the discussion.

Discussion points included:

- Cost of these projects needs to be established. You don't ask for money until you know what you really need to ask for.
- It would be beneficial to have a comparison done to establish the best placement for the harbor office, whether to build on the property we have or get an existing building.
- The first phase of the Committee's work was to determine the feasibility of carrying this type of project forward and the conclusion was that it is possibly feasible. The next phase is to break it down, understand the cost, schedules, and how it will come together.
- There are still many steps that have to be done before the City can bond including compiling true numbers, public hearings, and the application process with the municipal bond bank.
- Some Federal agencies have expressed interest in renting office space from the City and the Committee had general discussion that it might be a good idea to have office space in the harbormaster building. Overslope development was also suggested for the building. Taking away those factors could reduce cost.
- There are a lot of user groups in the harbor with different priorities and it is good that people are talking about it now.

##### **C. Draft Resolution Re: 2012 Meeting Schedule**

HOWARD/HARTLEY MOVED TO ADOPT THE MEETING SCHEDULE IN THE PROPOSED RESOLUTION WITH THE EXCEPTION THAT THE MEETING IN NOVEMBER BE SCHEDULED ON NOVEMBER 28, 2012.

There was brief discussion.

VOTE: NON OBJECTION: UNANIMOUS CONSENT

Motion carried.

### **INFORMATIONAL ITEMS**

- A. Monthly Statistical & Performance Report
- B. Deep Water Dock Report
- C. Pioneer Dock Report
- D. Pioneer Dock Ferry Landings Report
- E. Weekly Crane and Ice Report
- F. Water Usage 2011
- G. Minutes from Port and Harbor Advisory Commission 10/27/10 Re: 3% Rate Increase
- H. Strategic Plan
- I. Lease Expirations as of 2/17/11
- J. Commissioner Attendance Schedule for City Council Meetings

The Commission agreed to include parking on the January agenda. There was also discussion about the stall wait list.

### **COMMENTS OF THE AUDIENCE**

Brad Faulkner, city resident, commented regarding HB 184 and the funding for the lobbyist. He appreciated the information about the bond issue; he has a better understanding that there is more work to be done.

Kevin Hogan commented regarding port and harbor revenues and asked the Commission to pay attention to what is happening with the Board of Fish, which is being heavily lobbied by the Mat-Su Borough to introduce a fisheries management plan. It is a plan that will eliminate landings into Homer by moving the fishery up north. Keep it on the radar because it will have huge impacts. We can't count on those revenues continuing.

### **COMMENTS OF CITY STAFF**

Harbormaster Hawkins noted a correction in the number of harbor employees that utilize the Harbormaster's office is 16, not 6.

### **COMMENTS OF THE COUNCILMEMBER**

There no Councilmember comments.

### **COMMENTS OF THE CHAIR**

Chair Ulmer appreciates the efforts on the bonding. She understands there is no action without a lot of study so she appreciates the Committee's work.

**COMMENTS OF THE COMMISSION**

Commissioner Hottman commented on something he heard from a long liner regarding the declining halibut stock. Before, there were 4 trips to Homer in a season spending about \$10,000 a trip in ice and fuel, this year it was 2 trips and if they continue to decline, soon it will be one trip. It impacts the harbor and the community.

Commissioner Zimmerman thanked the Councilmembers for coming to help sort this out. He asked if the Commission could discuss a payment schedule for annual and semi-annual moorage.

Commissioner Hartley said he appreciated the opportunity to teleconference.

Commissioner Howard thanked the public for their comments tonight. It was a productive meeting and he looks forward to more in the future.

**ADJOURN**

There being no further business to come before the Commission the meeting adjourned at 6:37 p.m. The next regular meeting is scheduled for Wednesday, December 14, 2011 at 5:00 p.m. at the City Hall Cowles Council Chambers located at 491 E. Pioneer Avenue, Homer, Alaska.

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MELISSA JACOBSEN, CMC, DEPUTY CITY CLERK

Approved: \_\_\_\_\_