



# Kenai Peninsula Borough

144 North Binkley Street  
Soldotna, AK 99669

## Meeting Agenda Assembly

*Brent Johnson, President*  
*Tyson Cox, Vice President*  
*Kelly Cooper*  
*Cindy Ecklund*  
*Bill Elam*  
*Brent Hibbert*  
*Peter Ribbens*  
*Ryan Tunseth*  
*Mike Tupper*

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Tuesday, July 9, 2024

6:00 PM

Betty J. Glick Assembly Chambers

Meeting ID: 895 1103 3332 Passcode: 193069

[https://yourkpb.zoom.us/j/89511033332?](https://yourkpb.zoom.us/j/89511033332?pwd=GThg6CA4QuaaPihm3rpMKljbZoy5ZG.1)

[pwd=GThg6CA4QuaaPihm3rpMKljbZoy5ZG.1](https://yourkpb.zoom.us/j/89511033332?pwd=GThg6CA4QuaaPihm3rpMKljbZoy5ZG.1)

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### CALL TO ORDER

### PLEDGE OF ALLEGIANCE

### INVOCATION

*Any invocation that may be offered at the beginning of the assembly meeting shall be a chaplain from borough fire and emergency service areas. No member of the community is required to attend or participate in the invocation.*

### ROLL CALL

### COMMITTEE REPORTS

### APPROVAL OF AGENDA AND CONSENT AGENDA

*(All items listed with an asterisk (\*) are considered to be routine and non-controversial by the Assembly and will be approved by one motion. Public testimony will be taken. There will be no separate discussion of these items unless an Assembly Member so requests, in which case the item will be removed from the Consent Agenda and considered in its normal sequence on the agenda.)*

**ACTION ITEMS CURRENTLY ON CONSENT AGENDA:**

KPB-6162: June 18, 2024 Regular Assembly Meeting Minutes

Resolution 2024-030: Project Scope for the Renovation of the 203 Pioneer Avenue SKPHSA

Resolution 2024-031: Lease Agreement with the USDA Forest Service for the Cooper Mountain Communications Site

Resolution 2024-032: Adopting Joint Resolution No. 2024-001 with the Cities of Homer, Kachemak, Kenai, Seldovia, Seward and Soldotna, Supporting a Direct Air Service From the Kenai Municipal Airport to Seattle/Tacoma and the Lower 48

Ordinance 2023-19-55: Recording FY2024 PERS Expenditures Paid

Ordinance 2024-19-02: Re-Appropriating Funds for KPB Public Relations, Tourism Promotion, and Economic Development

Ordinance 2024-18: One (1) Late-Filed Disabled Veteran Disability Documentation Filed After March 31

Ordinance 2024-21: Emergency Response Equipment from Bear Creek Fire & EMS, Inc.

Ordinance 2024-20: Amending KPB 2.56.007 Funny River Comprehensive Plan

KPB-6175: Petition to Vacate a 254' x 33' Portion of Galankin Street

**ACTION ITEMS ELIGIBLE TO BE ADDED TO THE CONSENT AGENDA:**

Ordinance 2024-19-01: Appropriating \$4,000,000 from the U.S. Treasury Local Assistance and Tribal Consistency Funds to Support the Central Peninsula Landfill Leachate Infrastructure Capital Improvements

**APPROVAL OF MINUTES**

- \*1. [KPB-6162](#) June 18, 2024 Regular Assembly Meeting Minutes

Attachments: [June 18, 2024 Regular Assembly Meeting Minutes](#)

**COMMENDING RESOLUTIONS AND PROCLAMATIONS**

1. [KPB-6179](#) Legislative Citation from Senator Jesse Bjorkman Congratulating the Kenai Peninsula Borough on its 60th Anniversary

**PRESENTATIONS WITH PRIOR NOTICE**

*(20 minutes total)*

1. [KPB-6163](#) Kenai Peninsula Borough School District Quarterly Report, Kari Dendurent, Assistant Superintendent (10 Minutes)

Attachments: [KPBSD Alaska Reads Act Update Presentation](#)

2. [KPB-6164](#) State of Alaska's Election Processes, Carol Beecher, Division of Elections Director (10 Minutes)

Attachments: [Presentation to Kenai Assembly](#)  
[Public Comment 070924](#)

## **PUBLIC COMMENTS ON ITEMS NOT APPEARING ON THE AGENDA**

*(3 minutes per speaker; 20 minutes aggregate)*

## **MAYOR'S REPORT**

### Mayor's Report Cover Memo

[KPB-6174](#) Mayors Cover Memo

Attachments: [Mayor's Report Memo 07.09.24](#)

### 1. Assembly Requests/Responses

None

### 2. Agreements and Contracts

- a. [KPB-6165](#) Authorization to Award a Contract for ITB24-060 Nikolaevsk Boiler Replacement

Attachments: [Authorization to Award Contract ITB24-060 Nikolaevsk Boiler Replacement 06.1](#)

- b. [KPB-6166](#) Authorization to Award a Contract for ITB24-062 Nikiski North Star Elementary School Parking Lot Crack Sealant

Attachments: [Authorization to Award Contract ITB24-062 Nikiski North Star Elementary School](#)

- c. [KPB-6167](#) Authorization to Award a Contract for ITB24-063 Nikiski Middle / High School Parking Lot Crack Sealant

Attachments: [Authorization to Award Contract ITB24-063 Nikiski Middle-High School Parking](#)

- d. [KPB-6168](#) Authorization to Award a Contract for ITB24-064 Lawton Drive Fuel Mitigation

Attachments: [Authorization to Award Contract ITB24-064 Lawton Drive Fuel Mitigation 06.13.24](#)

- e. [KPB-6169](#) Authorization to Award a Contract for RFP24-015 Broadband Project 06.14.24

Attachments: [Authorization to Award Contract RFP24-015 Broadband Project 06.14.24](#)

- f. [KPB-6170](#) Authorization to Award a Contract for RFP24-023 Emergency Responder Medical Physical-Testing Requirements

Attachments: [Authorization to Award Contract RFP24-023 Emergency Responder Medical Ph](#)

3. Other

- a. [KPB-6171](#) South Peninsula Hospital Project Update – Project 21SHB Remodel of Kachemak Professional Building

Attachments: [Project 21SHB Remodel Update for Mayor's Report\\_Memo.docx](#)

- b. [KPB-6172](#) Budget Revisions – May 2024

Attachments: [Budget Revisions - May 2024 06.07.24](#)

- c. [KPB-6173](#) Revenue-Expenditure Report – May 2024

Attachments: [Revenue-Expenditure Report - May 2024](#)

**ITEMS NOT COMPLETED FROM PRIOR AGENDA**

**PUBLIC HEARINGS ON ORDINANCES**

*(Testimony limited to 3 minutes per speaker)*

Ordinances referred to Finance Committee

1. [2024-19-01](#) An Ordinance Appropriating \$4,000,000 from the U.S. Treasury Local Assistance and Tribal Consistency Funds to Support the Central Peninsula Landfill Leachate Infrastructure Capital Improvements (Mayor)

Attachments: [Ordinance 2024-19-01](#)  
[Memo](#)

Ordinances referred to Lands Committee

2. [2024-17](#) An Ordinance Amending KPB 2.56.040 to Incorporate the City of Soldotna Riverfront Development Plan as an Element of the Official Comprehensive Plan for that Portion of the Borough within the Boundaries of the City of Soldotna (Mayor)

Attachments:

[Ordinance 2024-17](#)

[Memo](#)

[Amendment Memo](#)

[Soldotna Riverfront Development Plan](#)

[Reference Copy O2019-25](#)

## UNFINISHED BUSINESS

Unfinished Business referred to Finance Committee

1. [2024-029](#) (Cox, Hibbert) Substitute: A Resolution Placing an Areawide Question on the October 2024 Ballot Asking whether the Borough Should Levy Up to a 12 Percent Lodging Tax on Short-Term Rental Accommodations and Overnight Camping Facilities, Exempt these Rentals from the General Sales Tax, and Provide that up to One Half of the Tax may be Exempted Inside Cities with an Adopted Lodging Tax (Cox, Hibbert)

[Clerk's Note: Hibbert gave notice to remove Resolution 2024-029 (Cox, Hibbert) Substitute from the table on 06/18/24.]

Attachments:

[Resolution 2024-029 Substitute](#)

[Memo Substitute](#)

[SOA Bed Tax Comparison](#)

[Cox Lodging Tax Benefits Summary](#)

[Public Comment 070924](#)

[Resolution 2024-029 \(amended by Sub 06/18/24\)](#)

[Public Comment 061824](#)

[Fiscal Note](#)

[CPL Master Plan 2023 Data](#)

[Memo](#)

[eComment 061824](#)

## NEW BUSINESS

1. Resolutions

## Resolutions referred to Finance Committee

- \*a. [2024-030](#) A Resolution Approving the Project Scope of Work for the Renovation of the 203 Pioneer Avenue Property for South Kenai Peninsula Hospital Service Area Purposes (Mayor)

Attachments: [Resolution 2024-030](#)  
[Memo](#)  
[Advisory Board Recommendations](#)  
[SPHI Resolution 24-17](#)  
[SPKHSAB Resolution 2024-07](#)

- \*b. [2024-031](#) A Resolution Authorizing the Mayor to Enter into a Lease Agreement with the USDA Forest Service for the Cooper Mountain Communications Site to Support Emergency Management Communications Equipment (Mayor)

Attachments: [Resolution 2024-031](#)  
[Memo](#)  
[Advisory Board Recommendations](#)  
[Cooper Mtn OEM Comm Site Lease\\_Backup](#)

- \*c. [2024-032](#) A Resolution Adopting Joint Resolution No. 2024-001 of the Assembly of the Kenai Peninsula Borough and Councils of the Cities of Homer, Kachemak, Kenai, Seldovia, Seward and Soldotna, Supporting a Request the City of Kenai's Small Community Air Service Development Grant Proposal to Support Incentives Aimed at Direct Air Service from the Kenai Municipal Airport to Seattle/Tacoma and the Lower 48 (Mayor, Hibbert, Tunseth)

Attachments: [Resolution 2024-032](#)  
[Memo](#)  
[Joint Resolution](#)

## 2. Ordinances for Introduction

Ordinances for Introduction and referred to the Finance Committee

- \*a. [2023-19-55](#) An Ordinance Recording FY2024 Expenditures Paid by the State of Alaska Department of Administration, Division of Retirement & Benefits on behalf of the Kenai Peninsula Borough toward the Borough's Unfunded PERS Liability (Mayor) (Hearing on 08/06/24)

Attachments: [Ordinance 2023-19-55](#)  
[Memo](#)  
[PERS FY24 EmployerContributionRates](#)

- \*b. [2024-19-02](#) An Ordinance Re-Appropriating Funds to Provide for KPB Public Relations, Tourism Promotion, and Economic Development (Mayor) (Hearing on 08/06/24)

Attachments: [Ordinance 2024-19-02](#)  
[Memo](#)  
[Reference O2023-19](#)

- \*c. [2024-18](#) An Ordinance Authorizing the Assessor to Accept One Late-Filed Disabled Veteran Disability Documentation Filed After March 31 and Providing an Exception to KPB 5.12.040(B) (Mayor) (Hearing on 08/06/24)

Attachments: [Ordinance 2024-18](#)  
[Memo](#)

- \*d. [2024-21](#) An Ordinance Accepting Emergency Response Equipment from the Bear Creek Volunteer Fire & EMS, Inc. ("BCV") on Behalf of Bear Creek Fire Service Area and Reconveying Used Equipment Back to BCV (Mayor) (Hearing on 08/06/24)

Attachments: [Ordinance 2024-21](#)  
[Memo](#)  
[BCFSA Equipment Supporting Documents](#)

Ordinances for Introduction and referred to the Policies and Procedures Committee

- \*e. [2024-20](#) An Ordinance Amending KPB 2.56.007 to Incorporate the Funny River Community Plan as an Element of the 2019 Kenai Peninsula Borough Comprehensive Plan for that Portion of the Borough (Mayor) (Hearing on 08/06/24)

Attachments: [Ordinance 2024-20](#)  
[Memo](#)  
[Funny River Comp Plan Survey Summary Results](#)  
[Funny River Comp Plan](#)

### 3. Other

Other items referred to Lands Committee

- \*a. [KPB-6175](#) Petition to Vacate a 254' x 33' Portion of Galankin Street, Salamatof Area, KPB 2022-118V

[Clerk's Note: At its regularly scheduled meeting of June 24, 2024 the Kenai Peninsula Borough Planning Commission approved the proposed vacation by unanimous consent.]

Attachments: [Assembly Memo ROWV Galankin Street](#)

## PUBLIC COMMENTS AND PUBLIC PRESENTATIONS

### ASSEMBLY COMMENTS

### PENDING LEGISLATION

*(This item lists legislation which will be addressed at a later date as noted.)*

1. [2023-005](#) A Resolution of Intent by the Kenai Peninsula Borough Assembly Establishing that Financing of Energy and Resilience Improvement Projects through Assessments Serves a Valid Public Purpose and Related Matters (Ecklund) (Referred to Lands Committee) [Tabled on 10/24/23]

Attachments: [Resolution 2023-005](#)  
[Memo](#)  
[Ecklund Amendment](#)  
[C-PACER Program Handbook](#)  
[102423 Public Comments](#)  
[010323 Public Comments](#)  
[eComment](#)

## INFORMATIONAL MATERIALS AND REPORTS

### ASSEMBLY MEETING AND HEARING ANNOUNCEMENTS



1. August 6, 2024 6:00 PM  
Regular Assembly Meeting  
Council Chambers, Homer City Hall  
491 E. Pioneer Avenue, Homer  
Remote participation available through Zoom  
Meeting ID: 895 1103 3332 Passcode: 193069

## ADJOURNMENT

*This meeting will be broadcast on KDLL-FM 91.9 (Central Peninsula), KBBI-AM 890 (South Peninsula), K201AO(KSKA)-FM 88.1 (East Peninsula).*

*The meeting will be held in the Betty J. Glick Assembly Chambers, Borough Administration Building, Soldotna, Alaska. The meeting will also be held via Zoom, or other audio or video conferencing means whenever technically feasible. To attend the Zoom meeting by telephone call toll free 1-888-788-0099 or 1-877-853-5247 and enter the Meeting ID: 895 1103 3332 Passcode: 193069. Detailed instructions will be posted on at the Kenai Peninsula Borough's main page at [www.kpb.us](http://www.kpb.us): "Borough Assembly Meeting Notices" "Assembly Meeting Calendar".*

*For further information, please call the Clerk's Office at 714-2160 or toll free within the Borough at 1-800-478-4441, Ext. 2160. Visit our website at [www.kpb.us](http://www.kpb.us) for copies of the agenda, meeting minutes, ordinances and resolutions.*