



Kenai Peninsula Borough

144 North Binkley Street
Soldotna, AK 99669

Meeting Agenda Finance Committee

Brent Hibbert, Chair
Dale Bagley, Vice Chair
Willy Dunne

Tuesday, July 18, 2017

4:00 PM

Assembly Chambers

M. PUBLIC HEARINGS ON ORDINANCES

1. [2017-19-01](#) An Ordinance Approving and Appropriating a Grant Totaling \$34,559.67 from the Alaska Department of Natural Resource for the Volunteer Fire Assistance Program on Behalf of Anchor Point Fire & Emergency Service Area, Bear Creek Fire Service Area, Central Emergency Service Area, Kachemak Emergency Service Area and Nikiski Fire Service Area (Mayor)

Attachments:

[Ordinance 2017-19-01](#)
[Memo](#)
[VFA Grant Awards](#)
[Excerpts of Service Area Board Minutes](#)

2. [2017-14](#) An Ordinance Approving an Operating Agreement with Central Peninsula General Hospital, Inc. for Central Peninsula Hospital and Other Medical Facilities (Mayor) (First of Two Public Hearings)

Attachments:

[Ordinance 2017-14](#)
[Amendment Memo dated July 6, 2017](#)
[Memo](#)
[Operating Agreement & Exhibit A Description of Medical Facilities](#)
[Exhibit B Example of Operating Statistics](#)
[LAYDOWN Exhibit C Memorandum of Agreement](#)

O. NEW BUSINESS

1. Resolutions

- *a. [2017-047](#) A Resolution Accepting Equipment from the Southern Region Emergency Medical Services Council, Inc. on Behalf of Anchor Point Fire & Emergency Medical Service Area (Mayor)

Attachments:

[Resolution 2017-047](#)

[Memo](#)

[Award Letter from Southern Region EMS Council](#)

- *b. [2017-048](#) A Resolution Accepting Emergency Response Equipment from the Southern Region Emergency Medical Services Council, Inc. on Behalf of Nikiski Fire Service Area (Mayor)

Attachments:

[Resolution 2017-048](#)

[Memo](#)

[Award Letter from Southern Region EMS Council](#)

- *c. [2017-049](#) A Resolution Transferring Funds from a Completed Previously Appropriated Capital Project to be Used to Address Changes to the Structural Scope in Central Peninsula Hospital Radiology Phases III, IV and V Renovation Projects (Mayor)

Attachments:

[Resolution 2017-049](#)

[Memo](#)

2. Ordinances for Introduction

- *a. [2017-19-02](#) Appropriating \$1,500 for Costs of Printing and Distributing Information about the Ballot Proposition for the Proposed Debt Issuance of \$5 Million to Finance Replacing the Borough Administration Building's Heating, Ventilation and Air Conditioning Systems to Ensure Compliance with Legal Restrictions on the Use of Borough Funds and Assets Related to Ballot Propositions (Mayor) (Hearing on 8/1/17)

Attachments:

[Ordinance 2017-19-02](#)

[Memo](#)

- *b. [2017-19-03](#) An Ordinance Appropriating \$1,500 for Costs of Printing and Distributing Information about the Ballot Proposition Seeking Voter Approval to Adopt an Additional Sales Tax on Temporary Lodging Facilities to Ensure Compliance with Legal Restrictions on the Use of Borough Funds and Assets Related to Ballot Propositions (Mayor) (Hearing on 08/15/17)

Attachments: [Ordinance 2017-19-03](#)
[Memo](#)

- *c. [2017-15](#) An Ordinance Amending KPB 5.28.500(D), Procurement and Purchasing, to Authorize a Reduction in the Duration of Surplus Property Notices to Borough Agencies (Mayor)(Hearing on 8/15/17)

Attachments: [Ordinance 2017-15](#)
[Memo](#)

- *d. [2017-16](#) An Ordinance Providing for Submission to the Qualified Voters of the Kenai Peninsula Borough, Alaska, the Question of Authorizing the Issuance of General Obligation Debt not to Exceed Five Million Dollars (\$5,000,000) of the Kenai Peninsula Borough to Pay Costs of Planning, Designing, Constructing and Equipping the George A. Navarre Kenai Peninsula Borough Administration Building's Heating, Ventilation and Air Conditioning Mechanical System Replacement and Other Necessary Code-Required Components, at an Election in and for the Kenai Peninsula Borough on October 3, 2017 (Mayor) (Hearing on 8/1/17)

Attachments: [Ordinance 2017-16](#)
[Memo](#)

- *e. [2017-17](#) An Ordinance Amending KPB Chapter 5.18 to Establish an 8 Percent Areawide Sales Tax on Temporary Lodging and Providing for an Exemption of Up to 4 Percent of the Levy on Temporary Lodging within the Boundaries of Cities in the Borough that Levy a Similar Sales Tax in Addition to an Existing General Sales Tax, Subject to Approval by the Voters in the Regular Election on October, 3, 2017 (Mayor)(Hearing on 08/15/17)

Attachments: [Ordinance 2017-17](#)
[Memo](#)
[LAYDOWN Memo from Mayor's Office](#)

3. Other

- *a. [KPB-1294](#) Approving the Issuance of a Letter of Non-Objection to the Marijuana Control Board Regarding the New Standard Marijuana Cultivation Facility License Application Filed by Alaska Harvest Company in Kasilof, Subject to the following conditions:
1. The marijuana establishment shall conduct their operation consistent with the site plan submitted to the Kenai Peninsula Borough.
 2. There shall be no parking in borough rights-of-way generated by the marijuana establishment.
 3. The marijuana establishment shall remain current in all Kenai Peninsula Borough tax obligations consistent with KPB 7.30.020(A).

Attachments:

[Complete Application Package - 11214](#)

[Memo to Assembly - 11214](#)

[PLN AssemblyMemo11214](#)

[Planning Staff Report - 11214.pdf](#)

[Acknowledgment Form - 11214](#)

[Site Development Plan - 11214](#)

[Aerial Map - 11214.pdf](#)

[Land Use Map - 11214.pdf](#)

- *b. [KPB-1295](#) Approving the Issuance of a Letter of Non-Objection to the Marijuana Control Board Regarding the New Retail Marijuana Store License Application Filed by Alaska Native Cannabis Company, LLC in Sterling, Subject to the following conditions:
1. The marijuana establishment shall conduct their operation consistent with the site plan submitted to the Kenai Peninsula Borough.
 2. There shall be no parking in borough rights-of-way generated by the marijuana establishment.
 3. The marijuana establishment shall remain current in all Kenai Peninsula Borough tax obligations consistent with KPB 7.30.020(A).
 4. The marijuana establishment shall not conduct any business on, or allow any consumer to access, the retail marijuana store's licensed premises, between the hours of 2:00 a.m. and 8:00 a.m.

Attachments:

[Complete Application Package - 11793](#)

[Memo to Assembly - 11793](#)

[PLN AssemblyMemo11793](#)

[Planning Staff Report - 11793.pdf](#)

[Acknowledgement Form.pdf](#)

[Site Plan - 11793.pdf](#)

[Aerial Map - 11793.pdf](#)

[Land Use Map - 11793.pdf](#)

- *c. [KPB-1296](#) Approving the Issuance of a Letter of Non-Objection to the Marijuana Control Board Regarding the New Limited Marijuana Cultivation Facility License Application Filed by Green Thumb Solutions in Soldotna, Subject to the following conditions:
1. The marijuana establishment shall conduct their operation consistent with the site plan submitted to the Kenai Peninsula Borough.
 2. There shall be no parking in borough rights-of-way generated by the marijuana establishment.
 3. The marijuana establishment shall remain current in all Kenai Peninsula Borough tax obligations consistent with KPB 7.30.020(A).

Attachments:

[Local Government Notice - 11556](#)
[Memo to Assembly - 11556.pdf](#)
[PLN Memo to Assembly - 11556.pdf](#)
[Complete Application Package - 11556](#)
[Planning Staff Report - 11556.pdf](#)
[Acknowledgement Form - 11556](#)
[Site Development Plan - 11556](#)
[Maps - 11566.pdf](#)

- *d. [KPB-1297](#) Approving the Issuance of a Letter of Non-Objection to the Marijuana Control Board Regarding the New Limited Marijuana Cultivation Facility License Application Filed by Lady Gray Growing in Soldotna, Subject to the following conditions:
1. The marijuana establishment shall conduct their operation consistent with the site plan submitted to the Kenai Peninsula Borough.
 2. There shall be no parking in borough rights-of-way generated by the marijuana establishment.
 3. The marijuana establishment shall remain current in all Kenai Peninsula Borough tax obligations consistent with KPB 7.30.020(A).

Attachments:

[Complete Application Package - Lady Gray Growing 12255.pdf](#)
[Memo to Assembly - 12255](#)
[PLN AssemblyMemo12255](#)
[Planning Staff Report - 12255.pdf](#)
[Acknowledgement Form - 12255.pdf](#)
[Site Plan - 12255.pdf](#)
[Aerial Map - 12255.pdf](#)
[Land Use Map - 12255.pdf](#)

- *e. [KPB-1304](#) Approving the Issuance of a Letter of Non-Objection to the Marijuana Control Board Regarding the New Standard Marijuana Cultivation Facility License Application Filed by Greenstar, Inc. in Nikiski, Subject to the following conditions:
1. The marijuana establishment shall conduct their operation consistent with the site plan submitted to the Kenai Peninsula Borough.
 2. There shall be no parking in borough rights-of-way generated by the marijuana establishment.
 3. The marijuana establishment shall remain current in all Kenai Peninsula Borough tax obligations consistent with KPB 7.30.020(A).

Attachments:

[Complete Application Package - 12872](#)
[12872_2017-07-18_Memo_to_Assembly_Approval_New_Lic](#)
[PLN_AssemblyMemo12872](#)
[Planning Staff Report - 12872.pdf](#)
[Acknowledgment Form - 12872](#)
[Site Development Plan - 12872](#)
[Land Use Map - 12872.pdf](#)
[Aerial Map - 12872.pdf](#)

- *f. [KPB-1305](#) Approving the Issuance of a Letter of Non-Objection to the Marijuana Control Board Regarding the New Standard Marijuana Cultivation Facility License Application Filed by High Tide Distributors in Nikiski, Subject to the following conditions:
1. The marijuana establishment shall conduct their operation consistent with the site plan submitted to the Kenai Peninsula Borough.
 2. There shall be no parking in borough rights-of-way generated by the marijuana establishment.
 3. The marijuana establishment shall remain current in all Kenai Peninsula Borough tax obligations consistent with KPB 7.30.020(A).

Attachments:

[Complete Application Package - 12398](#)
[Memo to Assembly - 12398](#)
[PLN_AssemblyMemo_12398](#)
[Planning Staff Report - 12398.pdf](#)
[Acknowledgement Form - 12398](#)
[Updated Site Plan - 12398.pdf](#)
[Site Development Plan - 12398](#)
[Land Use Map - 12398.pdf](#)
[Aerial Map - 12398.pdf](#)

- *g. [KPB-1298](#) Approving the Issuance of a Letter of Non-Objection to the Marijuana Control Board Regarding the Renewal of the Limited Marijuana Cultivation Facility License No. 10041 filed by Peace Frog Botanicals, LLC in Nikiski, Subject to the following conditions:
1. The marijuana establishment shall conduct their operation consistent with the site plan submitted to the Kenai Peninsula Borough.
 2. There shall be no parking in borough rights-of-way generated by the marijuana establishment.
 3. The marijuana establishment shall remain current in all Kenai Peninsula Borough tax obligations consistent with KPB 7.30.020(A).

Attachments:

[2017 - Renewal Application - 10041](#)

[10041_2017-07-18_Memo_to_Assembly_Approval_Renewal_Lic](#)

[PLN_Assemblymemorenewal10041](#)

[Planning Staff Report Renewal - 10041.pdf](#)

- *h. [KPB-1299](#) Approving the Issuance of a Letter of Non-Objection to the Marijuana Control Board Regarding the Renewal of the Limited Marijuana Cultivation Facility License No. 10210 filed by Cannaboyd in Homer, Subject to the following conditions:
1. The marijuana establishment shall conduct their operation consistent with the site plan submitted to the Kenai Peninsula Borough.
 2. There shall be no parking in borough rights-of-way generated by the marijuana establishment.
 3. The marijuana establishment shall remain current in all Kenai Peninsula Borough tax obligations consistent with KPB 7.30.020(A).

Attachments:

[2017 Renewal Application - 10210](#)

[10210_2017-07-18_Memo_to_Assembly_Approval_Renewal_Lic](#)

[PLN_Assemblymemorenewal10210](#)

[Planning Staff Report Renewal - 10210_2017-07-05.pdf](#)

- *i. [KPB-1300](#) Approving the Issuance of a Letter of Non-Objection to the Marijuana Control Board Regarding the Renewal of the Standard Marijuana Cultivation Facility License No. 10015 filed by Greatland Ganja in Kasilof, Subject to the following conditions:
1. The marijuana establishment shall conduct their operation consistent with the site plan submitted to the Kenai Peninsula Borough.
 2. There shall be no parking in borough rights-of-way generated by the marijuana establishment.
 3. The marijuana establishment shall remain current in all Kenai Peninsula Borough tax obligations consistent with KPB 7.30.020(A).

Attachments:

[2017 Renewal Application - 10015](#)

[10015_2017-07-18_Memo_to_Assembly_Approval_Renewal_Lic](#)

[PLN_AssemblyMemorenewal10015](#)

[Planning Staff Report Renewal - 10015.pdf](#)

- *j. [KPB-1301](#) Approving the Issuance of a Letter of Non-Objection to the Marijuana Control Board Regarding the Renewal of the Standard Marijuana Cultivation Facility License No. 11214 filed by Budding Alaska in Seward, Subject to the following conditions:
1. The marijuana establishment shall conduct their operation consistent with the site plan submitted to the Kenai Peninsula Borough.
 2. There shall be no parking in borough rights-of-way generated by the marijuana establishment.
 3. The marijuana establishment shall remain current in all Kenai Peninsula Borough tax obligations consistent with KPB 7.30.020(A).

Attachments:

[2017 - Renewal Application Package - 11214](#)

[10025_2017-07-18_Memo_to_Assembly_Approval_Renewal_Lic](#)

[PLN_Assemblymemorenewal10025](#)

[Planning Staff Report Renewal - 10025_2017-07-05.pdf](#)

- *k. [KPB-1318](#) Approving the Issuance of a Letter of Non-Objection to the Marijuana Control Board Regarding the Renewal of the Limited Marijuana Cultivation Facility License No. 10086 filed by Terra House, LLC in Soldotna, Subject to the Following Conditions:
1. The marijuana establishment shall conduct their operation consistent with the site plan submitted to the Kenai Peninsula Borough.
 2. There shall be no parking in borough rights-of-way generated by the marijuana establishment.
 3. The marijuana establishment shall remain current in all Kenai Peninsula Borough tax obligations consistent with KPB 7.30.020(A).

Attachments:

[2017 Renewal Application Package 10086](#)

[10086_2017-07-18_Memo_to_Assembly_Approval_Renewal_Lic](#)

[PLN_Assemblymemorenewal10086](#)

[Planning Staff Report Renewal - 10086.pdf](#)

- *l. [KPB-1316](#) Authorizing a Letter of Non-objection to the Issuance of the new Liquor License and Approve the Restaurant Designation Permit as Requested by Ninilchik 132.6 Cabins & RV Park

Attachments:

[Memo to Assembly - New License 5568](#)

[Memo from Planning Director and Buffer Map](#)

[Application](#)

[Premises Diagram](#)

[Restaurant Designation Permit](#)