



**City Council Minutes  
April 7, 2015 ~ 5:00PM**

**Regular Meeting  
City Hall, Delta Junction, Alaska**

The regular meeting of the Delta Junction City Council was held on Tuesday, April 7, 2015 at City Hall. Mayor Pete Hallgren called the meeting to order at 5:04pm.

City Council members present: Mayor Pete Hallgren, Mayor Pro tem Mary Leith, Sherman Stebbins  
Lonny Meeks, Corey Vanden Boom, JW Musgrove (telephonically until 6:48pm)

City Council member excused: Audrey Brown

City employees present: City Administrator Mike Tvenge, Finance Officer Stephanie Prestwich  
Library Director Joyce McCombs, City Clerk Pat White

Twenty members from the community were present at the beginning of the meeting and it was broadcast over the local High School radio, KDHS 95.5 FM.

**AMENDMENTS ~ APPROVAL OF AGENDA**

Leith moved to approve the April 7, 2015 agenda; Meeks seconded. Motion carried.

**AMENDMENTS ~ APPROVAL OF MINUTES FROM PREVIOUS MEETING**

Vanden Boom moved to approve the March 17, 2015 minutes; Stebbins seconded.

Motion passed unanimously on a roll call vote with six in attendance.

**COMMENTS FROM THE AUDIENCE**

Jennifer Brant introduced herself, Mrs. Brant to her second-grade students and Coach Brant to the Delta High School fast-pitch softball team, and expressed appreciation for use of the baseball fields at the City Park, access to electricity, and for the new outhouses that will be built this summer. Each of the (12) High School students introduced themselves and stated positions they play. Brant reported they will host their first softball tournament at the City Park on May 22/23. Five teams (Houston, Valdez, Cordova, North Pole, and Hutch) will travel to Delta and they are considering opening the competition to a couple of JV teams that wish to participate. Brant shared their season schedule and invited the Council and public to their home games (May 2, 11, 16, 21/23) and championship games (first week of June).

Kassie Farrar reported goals for this year's Tree Revitalization Project; planting and maintenance of trees. She plans to plant three new Birch or Canadian Red Chokecherry trees this year, but would plant five if she could get help from volunteers. Cage sizing needs increased around some of the Mountain Ash, Crabapple, and lilacs, stakes need replaced in front of the Alaskan Steakhouse, weeds and willows need removed in the medians, several trees at City Hall and the Triangle need pruned, and all (28) of the saplings that have been planted (since she started in 2011) need fertilized. Farrar asked for \$200 to accomplish her goals.

Prestwich said there are ample funds available in the Donations budget to cover Farrar's request.

Musgrove moved to authorize \$300.00 for expenses associated with revitalizing trees in downtown Delta Junction; Leith and Meeks seconded.

Discussion followed regarding appreciation for Farrar's labor, business owners maintaining roadsides in front of their stores, and Farrar offering to plant Mountain Ash and/or Chokecherry trees in front of GVEA and Video Unlimited.

Farrar said she has enjoyed planting and fertilizing trees and feels it has improved Delta's appearance.

Motion passed unanimously on a roll call vote with six in attendance (Hallgren, Meeks, Musgrove, Stebbins, Vanden Boom, and Leith).

**REQUEST TO SPEAK**

Allison Long, President of Deltana Youth Soccer Association, reported soccer was organized last spring under Deltana Community Services Partnership (DCSP). Soccer games were held in the baseball area and did not overlap with the Pony League (aka Little League) season. She said 194 youth registered for soccer last year and the same number is expected to

return this year. Long asked to use the fields again this year for six weeks, season kickoff on July 11 through August 20, and to store four or five sets of goals at the City Park, chained to the fence or trees.

Discussion followed regarding borrowing soccer goals last year from Fort Greely MWR, Tony White paying for all the materials to build goals and Sam Porter welding them, whether the school district has any, disturbing the grass by using the ball fields in the spring when the ground is wet, more noticeable damages after older soccer players use the fields, and installing the new outhouses after the 4th of July weekend.

Meeks moved to approve Long's request to use the City Park for the soccer season and to store soccer goals at the park during the winter; Vanden Boom seconded.

Hallgren expressed appreciation for volunteers who organize activities that utilize the City Park.

Motion passed unanimously on a roll call vote with six in attendance (Meeks, Musgrove, Stebbins, Vanden Boom, Hallgren, and Leith).

## CORRESPONDENCE

### Public Health Center Open House - April 22, 2015

### National Infant Immunization Week (April 18-25)

Elena Powers introduced herself as one of the two new Public Health nurses in Delta and invited the Council to an Open House on April 22, 3:00 to 5:00pm, at the Public Health Center. She said the National Infant Immunization Week is an annual observance to highlight the importance of protecting infants from vaccine-preventable diseases, to celebrate achievements of the immunization programs, and to promote healthy communities within the United States. The Delta Public Health Center will waive vaccine administration fees for all ages during the week of April 18/25. Immunization records will be required. Powers presented a proclamation and asked Mayor Hallgren to promote Immunization Week within the Delta community.

Discussion followed regarding vaccines for shingles and it being available for anyone between 60 and 64 who are not yet eligible for Medicare.

## REPORTS

**Airport** – JW Musgrove reported very little snow is left at the airport and it is expected to be soft for the next few days. The taxiway has water and residual snow, but the runway is hard-packed and perfect for landing.

**Cemetery** – Mary Leith reported the first four plots were recently sold in the new section of the cemetery.

**Mayor** – Pete Hallgren reported Deltana Community Services Partnership (DCSP) is applying to the Alaska Federal Property Program to supply the Ptarmigan Heights Senior housing complex with refurbished furniture and, as Mayor, he issued an endorsement explaining DCSP's efforts to serve area residents that are impoverished.

**City Clerk** – Pat White reported:

- Orion Entertainment will be filming *Building off the Grid* and will be in Delta Junction the week of April 13 to film scenic shots "that reflect the small town feel." Amelia Yaron, Orion's Associate Producer, promised to not block sidewalks or stop traffic.

- National Day of Prayer will be held at City Hall at noon on May 7.

**City Administrator** – Mike Tvenge reported:

- He would recommend opting out of the National Flood Insurance Program (NFIP) because of increased regulations, limited staff at City Hall, and because there is only one local policyholder that is in the program.

Discussion followed about requiring additional full-time staffing to issue building permits and inspections, whether they would be required for previously existing building, and drafting an ordinance to remove the City of Delta Junction from the NFIP.

- The new outhouses for the City Park will cost nearly \$142,000 (Denali Flush = \$81,519.05 and Double Rocky Mountain = \$60,420.52) not including installation, which will require additional costs for a crane.

Discussion followed regarding CXT Inc. being the only company that can meet standards for outhouses as designed by State of Alaska engineers and whether the water fountain would be a target for vandalism.

Leith moved to approve City Administrator Mike Tvenge entering into a contract for purchase and delivery of the new concrete toilets from CXT Inc., not to exceed \$142,000.00; Stebbins seconded.

Motion passed unanimously on a roll call vote with six in attendance (Musgrove, Hallgren, Stebbins, Vanden Boom, Meeks, and Leith).

- George Sandlin signed an agreement on April 4 to pick up household trash from Delta Sanitation's residential customers and deliver it to the landfill. The agreement is separate from the City's agreement with Delta Sanitation, Inc. (DSI) that states, "... any breach of this agreement, either in payment of weekly tipping fees or payment delinquencies, will result in loss of landfill facility use to Delta Sanitation, Inc. until the default in payments is cured." Sandlin will pay per visit with his personal credit card, but has committed only to a 90-day trial before buying DSI's business. He is not

accepting responsibility of stockpiled garbage, which the Department of Environmental Conservation (DEC) mandated be cleaned up by April 15. Tvenge said DSI has not delivered any refuse to the City Landfill since February 13, still owes \$4,531.25 in tipping fees, and has not requested to use the landfill. Sandlin's proposal would responsibly address the trash issue within the community.

Discussion followed regarding Stebbins hauling garbage to the landfill on March 23 because the dumpster on Deborah Street was overflowing, cancelling service with DSI and switching to Delta Environmental Services on March 27, and confronting large volumes of refuse should DSI deliver their stockpiled garbage within the next week.

- Seasonal vehicle weight restrictions, 50% of maximum axle weight, are in effect for City streets for the next several weeks.

**Finance** – Stephanie Prestwich reported:

- There have been \$5,000 in credit/debit card transactions since the machines were installed on March 20.
- The nine-month budget comparison shows receipt of 103% in revenue, 99.88% of estimated landfill revenue, and \$4,000 more from the cemetery than what was expected. Prestwich said she does not anticipate any cash flow problems.

**Park / Recreation** – Mike Tvenge reported the bid opening for the lawn contract is 3:00pm on April 15.

**Personnel** – Pete Hallgren reported he authorized hiring Rob Bevard to fill the maintenance position left by Michael Zastavskiy. The position paid \$17.36/hour, but Bevard, who has equipment experience and his CDL license, was hired at \$18.00/hour. It would add \$48.53 to the 2015 fiscal budget.

## UNFINISHED BUSINESS

### Covenants and Land Clearing at Delta Airport Subdivision Phase 2

Hallgren reported several hundred trees were recently cut and removed from the new airport subdivision, equaling to a large scale, unauthorized operation. The situation has been stabilized, it is under investigation, and the City Attorney has been notified. Hallgren referred to previous conversations about establishing covenants for the new airport subdivision and email correspondences thereafter. He said he believed the subdivision is industrial airport-use, not residential, and that the surveyed lots should not be subdivided.

Hallgren moved to pass the original draft of covenants onto City Attorney Jim DeWitt, to include wording that the airport lots are not to be subdivided, and to bring it back to the City Council for final approval; Meeks seconded.

Motion passed unanimously on a roll call vote with six in attendance (Meeks, Vanden Boom, Stebbins, Musgrove, Hallgren, and Leith).

Tvenge reported Surveyor Ralph Mathews flagged all of the access roads (streets and taxiways) and once they are cleared Mathews can set each lot boundary. He questioned how the trees will be harvested; whether the contractor would be expected to give the City a rebate for the value of the timber or whether the timber would be part of the bid price, whether the number of streets to be cleared would be limited, and whether the timber should be salvaged or mulched.

Discussion followed regarding deciding to clear the full 80 feet that was flagged to develop all the subdivision streets, salvaging the timber, utilizing Forestry's burn pit for brush and tree limbs, dealing with junk and old vehicles that still block rights-of-ways, and Tvenge researching rough cost estimates and a proposed bid contract to clear roads.

## NEW BUSINESS

### Scoping Comments on Locating F-35s at Eielson AFB

Hallgren reported he, Leith, and Brown attended the Public Scoping Meeting at the Alaskan Steakhouse on March 26. He referred to his two-page draft letter, a public comment for the Environmental Impact Statement (EIS), which supported locating the F-35s at Eielson and detailed two major concerns: 1) military operations posing extreme wildfire danger to the community and 2) excessive noise from sonic booms and low level aircraft. He attached a copy of the 2006 MOA with U.S. Army Alaska (USARAK) and photos from the 1999 Donnelly Flats Fire, in which Fort Greely residents were evacuated and area residents were preparing to evacuate due to live embers falling on their homes. He mentioned the past two years' experience with the Mississippi Fire that required the help from National Type I firefighting crews. Hallgren suggested making provisions to restrict training to the west side of the Delta River, away from the community, and possibly changing flight patterns to address the sonic booms.

Discussion followed regarding edits to Hallgren's letter.

Stebbins moved to approve issuing Hallgren's letter as a public comment once revisions are made; Meeks seconded. Motion carried.

Musgrove exited at 6:48pm (lost phone connection).

### Amended 2015 Holiday Schedule

White explained that the 4th of July holiday closure was listed incorrectly for the landfill when the schedule was discussed last November. The Landfill would be *open* on Friday, July 3, 2015 and closed on Saturday, July 4. City Hall and the Library would be closed on July 3 and the Library would also be closed on July 4 (personal leave without pay).

Hallgren called for objection with none being offered.

### **Final Plat Approval – ASLS 2010-13**

Tvenge reported Tract 8A and Tract 10A are close to the last of municipal entitlement properties deeded to the City of Delta Junction from the State of Alaska. Once the City Council, acting as the Platting Authority, approves the final plat, the Department of Natural Resources (DNR) will request a draft patent, which the City will review and approve before DNR transfers the land. Notes pertaining to “ordinary high water mark” will be handwritten on the final Mylar.

Meeks moved to approve the final plat for ASLS 2010-13 as presented; Leith seconded.

Motion passed unanimously on a roll call vote with five in attendance (Vanden Boom, Stebbins, Meeks, Hallgren, Leith).

### **Second Reading, Public Hearing, and Adoption of Ordinance 2015-03, An Ordinance Amending Municipal Code Sections 1.41.015, 1.41.020, 1.41.025 Acquisition of Supplies, Equipment, or Services Under \$1,000, Under \$10,000, and Over \$10,000 and Adding Sections 1.41.026, Procurement Preferences Imposed by Alaska Law and 1.41.027, Acquisition of Supplies, Equipment, or Services Over \$25,000**

Leith moved to open the public hearing of Ordinance 2015-03; Hallgren seconded. Motion carried.

Hallgren called for public comments with none being offered.

Leith moved to close the public hearing portion of Ordinance 2015-03; Meeks seconded.

Motion passed unanimously on a roll call vote with five in attendance (Hallgren, Meeks, Stebbins, Vanden Boom, Leith).

Hallgren moved to adopt Ordinance 2015-03, to amend Municipal Code Sections 1.41.015, 1.41.020, 1.41.025, and add sections 1.41.026 and 1.41.027; Vanden Boom seconded.

Tvenge explained streamlining the purchasing process, which was the reason to change the ordinance.

Leith said she agreed with changes for basic purchases, but had hardship with including purchases over \$25,000.

Motion passed on a roll call vote with four voting in favor (Meeks, Vanden Boom, Stebbins, Hallgren) and one voting against (Leith).

### **Purchase Orders**

PO#017947 to Aetna, Inc. in the amount of \$16,994.47 for April group health insurance

PO#017948 to Amazon.com in the amount of \$564.10 for library books

PO#017949 to Bristol Engineering Services in the amount of \$4,041.50 for first billing on landfill expansion

PO#017950 to Buffalo Fuel in the amount of \$7,615.60 for March heating fuel

PO#017951 to CDW Government, Inc. in the amount of \$765.46 five external hard drives and scanner to preserve records at City Hall

PO#017952 to Delta Professional Development in the amount of \$855.69 for fuel used for street maintenance and equipment

PO#017953 to NC Machinery in the amount of \$600.14 for two road grader cutting edges

PO#017954 to Michael O. Tvenge in the amount of \$616.00 for travel reimbursement for Floodplain Management Seminar in Anchorage, March 2/6

PO#017955 to Delta Medical Transport in the amount of \$13,000.00 for quarterly contract payment

Meeks moved to approve purchase orders 017947 through 017955 as presented; Vanden Boom seconded.

Tvenge said FEMA would reimburse the City for his costs associated with the Floodplain Management course (017954).

Motion passed unanimously on a roll call vote with five in attendance (Stebbins, Leith, Meeks, Vanden Boom, Hallgren).

### **ADDITIONAL PUBLIC AND COUNCIL COMMENTS**

Stebbins said he is “anti-borough” and “anti-property tax,” but he will present a bed tax proposal at the April 21 City Council meeting. If it is agreed to move forward, it would be run by the City’s attorney, followed by public input, and put on the ballot for the October election. He would like to begin collecting a bed tax by the summer of 2016.

Hallgren said he would vote against a bed tax unless the City’s income changes dramatically because it would create a disincentive to build in downtown Delta Junction. He explained recent circumstances around the State Legislators serving as an Unorganized Borough assembly and introducing a bill to outlaw commercial marijuana businesses throughout the unorganized borough. If it passes, commercial marijuana sales would be prohibited outside City limits and it would complicate matters should the City, as a municipality, ban it from its jurisdiction also.

### **ADJOURNMENT**

Vanden Boom moved to adjourn at 7:42pm; Meeks seconded. Motion carried.