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**City Council Minutes**  
**September 16, 2008 ~ 5:00PM**

**Regular Meeting**  
**City Hall, Delta Junction, Alaska**  
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The regular meeting of the Delta Junction City Council was held on Tuesday, September 16, 2008 at City Hall in Delta Junction, Alaska. Mayor Pro tem Lou Heinbockel called the meeting to order at 5:00pm.

Council members present: Mayor Pro tem Lou Heinbockel, Mike Murphy, JW Musgrove  
Leslie Feilner, Pablo Martinez, Pete Hallgren (telephonically)  
Council member excused: Mayor Mary Leith-Dowling  
City employees present: Finance Officer Dave Zimmerman, Landfill Supervisor Butch Ellis  
City Clerk Pat White  
Ten members from the community were present.

**AMENDMENTS TO AGENDA ~ APPROVAL OF AGENDA**

Heinbockel stated *New Business* item, *Tract K of Fred Cook Subdivision*, would be moved to *Request to Speak* as a courtesy to Ralph Mathews so he can drive back to Fairbanks during daylight hours. Martinez moved to approve the September 16, 2008 agenda as amended; Murphy seconded. Motion carried.

**APPROVAL OF MINUTES OF THE PREVIOUS MEETING**

White reported minor word corrections were made after the September 2 draft minutes were posted. Feilner moved to approve the minutes of the September 2, 2008 meeting; Martinez seconded. Motion carried.

**PUBLIC AND COUNCIL COMMENTS ON NON-AGENDA ITEMS**

**Sergey Morozov** said the need for electricity on Phillips Road has been an issue for several years, but the families that live on Phillips have been unable to resolve the situation. GVEA is not interested in offering another quote or spending any more time researching the matter. The last estimate to install power was \$145,000 or \$155,000. Power is needed for the first mile and a half on Phillips Road through property that is owned by the university in order to get electricity to the five families that live beyond the university-owned property. Morozov said the children are home-schooled and generator fuel costs \$1,500/month. He explained the extent of their efforts in writing letters. They've discussed the matter with non-profits and determined the families on Phillips Road (30 adults and children) do not have a large enough population base. Washington D.C. directed them to turn toward the State of Alaska and John Harris said to contact the City government. Bill Gates offered no guarantees and GVEA grants, which were similar to loans, were discontinued in 1997. Morozov said they moved there in 1993 because the land was inexpensive. There are more lots for sale, but there are no interested buyers because there is no power. Morozov said it is too difficult to ask for money individually and he asked if the City would do it on their behalf.

**Hallgren** said the best solution, after having dealt with the issue a number of times while employed as City Administrator, was submitting a request to the legislature at the same time the Legislative Capital Wish List was submitted. Electricity is beneficial to the residents who live on Phillips Road, but it will increase the value of the university's land also. Hallgren asked Martinez to make inquiries at the Chamber luncheon on September 18 when guest speakers from GVEA will be present. The legislature could grant funding directly to GVEA.

Musgrove said the City is unlikely to receive a large sum of money for a small group of people for their own personal use. Funding electricity must be justified. He asked if Mike Tvenge could research what happens to remote areas when electricity is brought in, similar to an explosion of sales and development. Heinbockel suggested Tvenge look into grant funding and said there is not much the City can do beyond writing letters to Representative John Harris and Senator Gene Therriault. Heinbockel called for Council comments on non-agenda items with none being offered.

**CORRESPONDENCE** – A sample ballot showed four candidates running in the October 7, 2008 Municipal Election. Lou Heinbockel will run unopposed for Seat C (3-year term), Michael Murphy and Dawn Grossmann will compete for Seat E (one-year term), and Pablo Martinez will run unopposed for Seat F (3-year term). The sample ballot also displayed Proposition 1: Exemption from requirements of the State of Alaska Official Financial Disclosure Law (AS 39.50).

### **REQUEST TO SPEAK**

**Ted Sponsel**, Project Consultant for the Deltana Community Human Services Partnership (DCHSP), explained progress since he last spoke on July 15, 2008. They have had several meetings and have spoken to community and church leaders regarding the human services project. They are gathering information this month to understand services needed within the community through a survey. It is inserted in the local Delta Wind and is also available online ([www.acrf.org](http://www.acrf.org)) or at IGA and the library, where drop boxes are located. The surveys can be delivered to a drop box or returned by fax or mail. Sponsel said DCHSP is also gathering information from the school district, the local court system, etc. He said DCHSP has surveyed over 200 Fairbanks human service agencies regarding who already provides services to Delta, who wishes to have a presence in Delta, and what it will take to have a permanent presence in Delta. The information gathered will be used to make a 10-year plan and, between 11:00 and 3:00 on October 11, Sponsel will teach six major steps on how to conduct community planning. Sponsel encouraged Council and the general public to complete the surveys this month, to attend the next coalition meeting on September 30, and to bring their expertise and attend the October 11 training.

### **Preliminary Plat Approval – Tract K of Fred Cook Subdivision** (moved from *New Business*)

**Ralph Mathews**, RLS/Mathews Land Surveying, Inc., stated Mark Gentz owns Track K, a parcel of the Fred Cook Subdivision, which was approved by Council (on February 4, 2003). He referenced the preliminary plat and said a “T” intersection is planned for an emergency vehicle turnaround. It would normally require a cul-de-sac, but an old slough bed prevents making one. The intersection would have no traffic and is unlikely to require any snow removal. Mathews referenced Chapter 4.45 of the City Code of Ordinance relating to gravel pits and said Gentz is already moving material to build a road through his subdivision, but he believes extracting gravel is not intended to be a commercial operation beyond that. Heinbockel stated an ordinance was adopted (August 25, 1980) so that no new gravel pits were created because of a horrendous hole left near Bergstad’s Trailer Court after material was extracted to rebuild the highway. Prohibiting gravel pits is to avoid developing dangerous conditions.

Mathews explained Fairbanks North Star Borough (FNSB) policies allow creating a gravel pit as part of a developmental plan for a specific property. He said he was newly aware of the ordinance and had no time to discuss it with Gentz. He said he designed the emergency vehicle turnaround after communicating with Fire Chief Carin Bear about specs and the longest wheelbase of the fire trucks. The “T” intersection is located near Gentz’ shop, which is under construction.

Hallgren said constructing a gravel pit is less expensive than hauling in commercial gravel, but dedicating 5 acres (Lot 9) of Tract K, which is 20.78 acres, indicates continued use of the gravel pit.

Mathews said he would ask Mark Gentz about his intentions for the property east of the lot line (slough bank) and he would find out the elevation and usefulness of the property. He said the preliminary plat could have conditions that must be met before the final plat is approved.

Heinbockel asked to bring the topic back at the next meeting on October 8.

Musgrove suggested not acting until the checklist has been completed.

Mathews said he is working with the local surveyors and City staff in drafting that checklist.

**REPORTS**

**Rescue Squad** – Squad Chief Lisa Shivel reported Medic III was taken in for repairs on September 15.

**Fire Department** – Dave Zimmerman reported Chief Bear appreciates the new sump pump replacement.

**Airport** – JW Musgrove reported there is an increase in airport traffic because of the hunting season.

**City Clerk** – Pat White reported she inquired, but does not have an answer, about how many communities that are already exempt from filing Alaska Public Offices Commission (APOC) disclosure forms actually have their own local forms. She said Homer was exempt in 1968, but did not implement a local disclosure form until 2007. Over one hundred communities are exempt from the State law and a dozen more are going through the process this October to get excused. White said AML schedules teleconferences with clerks around the State to discuss APOC issues.

Heinbockel said he has no difficulty disclosing information about himself, but he feels uncomfortable having to disclose information about his children.

Musgrove referenced news about Anchorage Mayor Mark Begich failing to disclose some information. He said financial disclosure is to keep a candidate's personal interests transparent, but the more intrusive the forms become, the more likely one is to fill them out improperly.

**City Administrator** – Dave Zimmerman reported in Mike Tvenge's absence and said the majority of the street paving contract is complete. He referred to a punch list delivered by M2C1 and said HC Contractors was finishing the last six items. The actual paving is done for the season and HC intends to keep the asphalt plant in Delta over the winter. There will be more discussion about leftover monies and what to pave next year. The Rasmuson Foundation gave approval to use funds to pave the library parking lot, there is additional brushing and clearing needed along some city streets next spring, and there is grant funding available for paving and additional street lights.

Hallgren questioned what grant would cover the Rescue Squad parking lot and street lighting.

Zimmerman said he would provide a copy of that State of Alaska Grant #09-DC-083. It expires in 2013.

Hallgren said that \$500,000 grant is part of the \$700,000 that remains for paving. He is interested in understanding the grant requirements, if they are mandatory or optional, because depending on how a grant is worded, one or more of the requirements, not necessarily all of them, must be met.

**Lands** – Pete Hallgren reported there is increased interest in expanding the airport subdivision and it may be necessary to subdivide more land.

Heinbockel questioned waiting for property sales requests, identifying how much land the City has, and determining if it should be put up for auction.

Hallgren said the City owns the majority of the land north of the subdivided lots that were sold in 2002. A substantial amount of money must be fronted to pay for the survey, prepare for the auction, and install roads and electricity to the subdivided lots. The City broke even shortly after the auction, but it was several years before the other lots sold. Hallgren said if the entire portion of remaining land were subdivided it would create more lots than what can be maintained.

Discussion followed regarding the Legislative Wish List and how one item that is a priority might not be viewed the same by the legislature.

Murphy suggested the City-owned lots that are on the newly paved roads be reappraised.

Hallgren agreed that it was an excellent idea, but there might only be a few lots. He asked that Tvenge and Letha Burcham identify those lots that fit the criteria.

Heinbockel said his former neighbor learned that paving streets increased property value by only 5%.

**Personnel** – Lou Heinbockel reported a recent termination and hiring a replacement. The new hire will fill the full-time position, but is unable to start because of giving 2-week notice to his current employer. Bill Smith is scheduled for surgery and is unavailable. Kurt Ueeck has been assisting Ellis in grading roads, but he leaves for the winter the first of October. Heinbockel said another individual would be hired on a part-time basis and will start as soon as possible.

**Recreation** – Lou Heinbockel reported the Delta Junction High School Football team won their first game in 2 years when they played in Seward on August 30, 2008.

**Public Works** – Mike Murphy thanked Butch Ellis for providing the map and description of proposed work that he requested on September 2.

**UNFINISHED BUSINESS** - none

**NEW BUSINESS****Renew Certificate of Deposit at Mt. McKinley Bank**

Zimmerman said renewal of the CD (money from the sale of the Waldo house) is due September 30.

Hallgren moved to approve renewal of the Certificate of Deposit at Mt. McKinley Bank for a 6-month term; Murphy seconded.

Discussion followed regarding rates of the Federal Reserve compared to the money market with AMLIP.

Martinez said he would abstain from voting because of his employment at Mt. McKinley.

Motion passed on a roll call vote with five (Hallgren, Musgrove, Murphy, Feilner, Heinbockel) voting in favor and one (Martinez) abstaining.

**Award of Interior Rink Improvements (Concrete and Drywall Paint)**

Heinbockel recommended postponing action of awarding the rink contract until the next meeting on October 8. He said only Heritage General Contracting bid on the rink improvements and he was disappointed there were not more competitive bids. He said \$25,000 is a considerable savings between the '08 (interior walls - \$26,400, concrete slabs - \$79,500, and asphalt slabs - \$89,567) bids and those for '09 (interior walls - \$15,754, concrete slabs - \$64,639, and asphalt slabs - \$89,567). Heinbockel said the engineer's estimates were considerably lower than the bid amounts. The interior walls are not a physically large area and they have been unfinished for approximately fifteen years.

Discussion followed regarding awarding the contract, using force accounting to finish interior walls, weather conditions being reason for the differences in bid prices, choosing between item #2 (concrete) and item #3 (asphalt), and spreading the last of the impact funds to pay for installation of the outdoor rink.

Murphy asked Patrick Morgan, M2C1, how long the bids were good for and what they recommended.

Morgan said he would inquire about the bid dates. He recommended putting off awarding the contract.

Martinez moved to table awarding the contract until October 8; Feilner seconded.

Murphy said he would rather award the contract, than to wait.

Heinbockel said he would like the Council to consider installing the outside rink and not finishing the inside.

**Preliminary Plat Approval – Tract K of Fred Cook Subdivision**

*See Request to Speak*

**Membership to Chamber of Commerce**

Martinez stated the Chamber is active in the community and the City strives to work with local businesses. He said he felt the City should have membership with the Chamber to have input with their activities and events.

Musgrove questioned the City's function of supporting individuals versus businesses.

Discussion followed regarding being more visible within the community, supporting the Chamber with their events, and the City accepting a personal donation to become a Chamber member.

Hallgren said he wished to disclose that he is a member of the Chamber.

Martinez stated he would abstain from voting because he is President of the Chamber of Commerce.

Hallgren moved to approve paying \$100 for the City of Delta Junction to become an active member of the Chamber of Commerce; Feilner seconded.

Motion failed on a roll call vote with two (Musgrove, Murphy) voting against, three (Hallgren, Feilner, Heinbockel) voting in favor, and one (Martinez) abstaining.

**Purchase Orders**

PO#012869 to ACS in the amount of \$1,638.89 for Sept '08 telephone services

PO#012870 to Alaska Wildland Support in the amount of \$1,228.28 for park lawn maintenance beyond basic contract

PO#012871 to Amazon.com in the amount of \$671.11 for library books, DVDs, etc.

PO#012872 to ATT & Alascom in the amount of \$641.45 for Sept '08 911 phones and service

PO#012873 to Bank of America in the amount of \$5,256.79 for credit card charges (anti-virus software renewal, mapping computer replacement, McCombs travel to conferences in Portland and Sacramento)

PO#012874 to Bound Tree Medical in the amount of \$1,076.11 for Rescue Squad supplies (head immobilizer, gloves, stethoscope)

PO#012875 to Buffalo Center Auto Parts in the amount of \$579.63 for anti-freeze, gear oil, and hose tips at the landfill, Fire Dept, and city streets

PO#012876 to Crowley Petroleum Distribution in the amount of \$2,323.29 for heating oil at Fire Dept. and vehicle fuel for landfill equipment

PO#012877 to Custom Steel in the amount of \$6,082.82 for labor in Volvo loader bucket repairs

PO#012878 to Guess & Rudd in the amount of \$2,659.78 for attorney services (review of exemption from APOC law and ice rink contract)

PO#012879 to Joyce McCombs in the amount of \$1,083.87 for reimbursement of workshop expenses in Fairbanks in August and September

PO#012880 to Cory Nydam in the amount of \$762.57 for reimbursement of expenses to attend the Juneau Firefighters Convention in September

PO#012881 to OCLC, Inc. in the amount of \$876.53 for renewal of annual software for library cataloging

PO#012882 to Lisa Shivel in the amount of \$1,038.00 for reimbursement of lodging and travel advance to Anchorage for EMT instructor course in September

PO#012883 to Peter Sorenson in the amount of \$5,260.00 for final payment on library canopy addition

PO#012884 to Tyler Technologies in the amount of \$2,474.00 for annual update of accounting software

Martinez moved to approve purchase orders 012869 through 012884; Feilner seconded.

Heinbockel referred to PO#012876 and asked why the Fire Department fuel bill is so high and if the furnace was on all summer. He said the Fire Hall is a storage building with limited use and furnaces are not needed during the summer.

Ellis said the landfill equipment building has a 500-gallon tank and is on a keep-full basis, but ran out of fuel today. He shut both boilers down in May and turned them back on in mid-August.

Discussion followed regarding a wet, cooler-than-normal summer and the expense of the hot water heater.

Musgrove questioned PO#012882 and asked why an advance for travel and lodging is given.

Zimmerman said the advance to Lisa Shivel covers a per diem allowance, 5 days of lodging (\$75/day), and reimbursement for mileage (720 miles at .44¢/mile). The up front money is Shivel's first major travel request and will come out of the squad budget. All purchases over \$500 must have City Council approval.

Motion passed unanimously on a roll call vote.

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

Heinbockel called for additional public and Council comments.

Rescue Squad Chief Lisa Shivel asked if the LifePaks have arrived.

Zimmerman said the invoice has, but the LifePaks have not.

Heinbockel referenced Zimmerman's September 12 memo and asked if competitive bids were used to purchase the three LifePak 12 defibrillator/monitor units, totaling \$47,997, and the \$129,000 ambulance.

Shivel said the LifePaks were bought at a discount and were an emergency purchase.

Zimmerman said the LifePaks are consistent with what the squad uses. The ambulance will go out for bid.

Martinez asked if bids were gotten from Delta Medical Supply for the LifePaks because he preferred to support local businesses whenever possible, at the very least to make the inquiry.

Shivel said Delta Medical Supply does not stock LifePaks, which are available only through Medtronic and Zoll. Medtronic offered the discount.

Mike Paschall, Delta Wind Editor, asked why the City reimburses less than the federal mileage rate (58.5¢).

Heinbockel said the rate increased (34.5¢ to 44¢) on August 5, 2008 per Zimmerman's recommendation.

#### **ADJOURNMENT**

Murphy moved to adjourn at 6:40pm; Feilner seconded. Motion carried.