

Special Ketchikan City Council meeting was called to order by Mayor Williams at 7:01 p.m., September 23, 2010, with the following members present: Dick Coose, Jason Harris, Kj Harris, Matthew Olsen (via teleconference), Jack Shay, Robert Sivertsen and Marty West.

The Pledge of Allegiance was given by all persons in the Chambers.

Staff present were Manager Amylon, Assistant Manager Martin, City Attorney Bradford and City Clerk Suiter.

COMMUNICATIONS – None

PERSONS TO BE HEARD – None

NEW BUSINESS

Ketchikan Public Library Project Development Plan

Chris Kowalczewski, representing the Foraker Group, congratulated the community on moving this project so far forward during the past year. She said most of their projects take longer than this, and while it has perhaps been a long year for some, the community has really rallied behind it and shown a lot of interest.

Ms. Kowalczewski spoke about the future of funding on the project, noting they will be sponsoring – along with the State Libraries Association – a workshop in a couple of weeks on funding for library projects. She said this will be an opportunity to review all the sources of funding as well as the application process with the state. She explained that from their perspective, the Ketchikan project is probably in the best position to get funding this coming year, considering the other libraries that are in this tier for funding.

Martha Schoenthal, speaking about the Pre-Development Plan, stated the delivery of the Development Plan concludes the Foraker Group's pre-development plan participation in the library process. She also felt the City was poised for success, with strong community support, a resolute Council, an opportunity for matching state funding and opportunities for grant funding. She said she was impressed with the community's determination and she gave kudos to Manager Amylon for his support. She continued some of the things that were accomplished include: establishing a space plan of 16,250 square feet; found a workable site, accomplished a concept design study, and a project development plan.

Ms. Schoenthal pointed out the total estimated project cost of the proposed new library is \$11,997,681. She drew the Council's attention to several aspects of that cost, including the pre-development costs, 1% for a public art program, and a project contingency.

Judi Andrijanoff, RISE Alaska, spoke to the overall development plan and the known funding as well as potential funding sources at this time. She explained the funding plan

will be revised as additional funding sources are identified, confirm the ones that are anticipated, and secure dollars as the project moves along. She said the goal initially is \$6 million from the State of Alaska from the Library Renovation and Major Construction Grant Program, and the hope is the City will get a grant application in this fall for this coming legislative cycle. She noted there needs to be a local match for those construction funds from the state, and the City has proposed a bond for that. She said the amount of the bond and the timing will be managed by the City and perhaps it won't end up needing the total \$5.2 million in bonds. She said it will evolve as the project gets refined.

Ms. Andrijanoff stated there is a sense within the community to raise about \$1 million from private and corporate donors, and there is an expectation that up to \$2 million is available in specific private and public grants to libraries. She emphasized it is important to develop a schedule that reflects the timing and the need for funding as it moves along with construction, resulting in extensive grant research that needs to be done for timing of applications. She also discussed the cruise passenger vessel tax, noting there are opportunities through a legislative process that support cruise passenger visits and through the funding search, no stone will be left unturned.

Ms. Schoenthal continued by discussing operating costs, noting comparisons made to other relatively new construction projects. She explained the new facility's estimated cost to operate in today's dollars is approximately \$80,600 per year. She continued to address some recommendations they would encourage, including the formation of a Building Committee, a transition facilitator, resuming Sunday hours, and extensive stakeholder communications and fund-raising activities. She concluded that it was personally a privilege to be part of a project that she knows is going to be successful. Ms. Schoenthal answered questions from the Council, stating there will be opportunity to contact her office if needed as the project proceeds.

In response to Councilmember Shay, Manager Amylon said the majority of requested improvements to the Copper Ridge site have gone in except for the storm drainage system, and Mr. Lybrand has requested additional time to do that pending his review of the library design. He stated the City has agreed to that, and closing will take place no later than October 8 and if the storm drainage is not in by that date, the City will retain a portion of the purchase price in escrow.

Heidi Ekstrand, representing Friends of the Library, notified the Council there was a lunch tomorrow at the library as an informal celebration. She thanked many people, including the Mayor and Council; the manager; the Feasibility Committee; the Library Director; Judi Andrijanoff; Bill Bolling; Trevor Sande; C.B. Bettisworth; Tim Whitely; Friends of the Library; and George Lybrand. She expressed appreciation for the progress toward a new library building that the Foraker Pre-Development Group has helped to achieve. She acknowledged the individuals involved, and concluded her thanks by recognizing the Rasmusen Foundation.

Kent Crandall from RISE Alaska said the 35% effort will be kicked off tomorrow and will move ahead as quickly as possible. He emphasized there needs to be a Building Committee to help make decisions because there are still many decisions to be made as the process proceeds. He noted the end of each design phase would come back to the Council.

MAYOR AND COUNCIL COMMENTS

Councilmember Olsen said he wanted to know how the advertising campaign is coming along. In discussing the \$22 million new Fire Station and new Library costs, he recounted there was already \$5 million for the Fire Station and \$6 million for the Library. He said this takes it to \$11 million, and \$3.5 from the Community Building Fund takes it to \$7.5 million. He continued we hoped to get another \$2 million from the Rasmusen Foundation, which takes it to \$5.5 million, and taking the \$500,000 the Friends of the Library has already raised brings us to \$5 million for the two projects. He hoped this was a big part of the campaign to approve the bond.

Councilmember Jason Harris said he is happy we are moving forward with this, as it has been a long process. He said the community is wrapped around it and he has received more communication about it than anything else since he has been on the Council.

Councilmember Sivertsen said he is also happy to see the project moving forward, and after the differences were settled, the community is well behind it. He expressed he was glad to see the recent article in the paper about the Police Department confiscating a bunch of drugs. He was pleased to see the swift action and cooperation among agencies, noting it will take more than just the City of Ketchikan to correct the problem.

Councilmember Coose felt it was good to move forward, and he noted the request to establish a Building Committee to assist as it moves forward. He reminded the Council is still in charge, and needs to stay involved as it goes on.

Councilmember Kj Harris said he is happy to see everyone working together and getting stuff done. He reminded he will be providing a forum for everyone to meet councilmembers and staff, at Annabelle's next Tuesday from 10:00 a.m. and 2:00 p.m.

Councilmember Shay urged everyone not to vote, unless they were going to vote "yes" on the library bond issue. He agreed with Councilmember Coose's remarks about the Building Committee, noting that if one was present during the Schoenbar renovation project, it would have been a lot more smooth. He reported he will be going to two AML meetings, one in October and one in November. He advised the Joint Tax Committee meeting was postponed, and if any of the Council has any issues to let him know so it can be brought up. He reported on his granddaughter's health.

Councilmember West extended her thanks to the list of people that Ms. Ekstrand thanked, and she thanked Ms. Ekstrand as well.

EXECUTIVE SESSIONS

Request for Executive Session – Annual Evaluation of the City Clerk

Moved by West, seconded by Jason Harris the City Council go into executive session in accordance with KMC 2.04.025(a)(2) for the purpose of conducting the annual evaluation of the city clerk, which may involve discussion of “subjects that tend to prejudice the reputation and character of any person, provided the person may request a public discussion.”

Motion passed with KJ Harris, Coose, Sivertsen, West, Shay and Jason Harris voting yea; Olsen absent.

The Council recessed into executive session at 7:40 p.m. and reconvened at 7:58 p.m.

Mayor Williams said the Council has completed an executive session for the purpose of conducting the annual evaluation of the city clerk and no action would be taken tonight.

ADJOURNMENT

As there was no further business, the Council adjourned at 7:59 p.m.

Lew Williams III, Mayor

ATTEST:

Katherine M. Suiter
City Clerk