



Seldovia Gazette

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Thursday, Oct. 6, 2005

Just another day in paradise

Vol. 1, No. 17, September 29, 2005

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Unofficial Municipal Election Results

Posted October 4, 10:15pm

<i>City Council - 1 year term</i>	<i>Votes</i>
Peggy Boscacci	66
Write in - Eric Nordenson	5
Write in - Pierre Int-Hout	1
Write in - Ray Springer	2
Write in - Savannah Lewis	1

<i>City Council - 3 year term</i>	<i>Votes</i>
Tom Keesecker	40
Steve Lewis	23
Walter McInnes	47
Write in - Eric Nordenson	23
Write in - Jerry Willard	1
Write in - Mike Miller	1
Write in - Pierre Int-Hout	1
Write in - Doug Giles	1

<i>Mayor of Seldovia - 3 year term</i>	<i>Votes</i>
Savannah Lewis	21
Dick Wyland	53
Write in - Gerry Willard	3
Write in - Jim Hopkins	1

Election Notes:

1) The turnout count of Borough/City voters in this election was 115. Of the 115 voters, 89 were registered in the City. Out of the 89 City ballots, 9 are classified as "Questionable Ballots." "Questionable Ballots" indicates that there was a problem with the ballot, e.g. the voters address not matching the

Marketplace

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Support the **Seldovia Sea Otter Booster Club**
Help keep sports and academic travel programs alive for our school!



Seldovia Boat Slips

School

▶ **Seldovia volleyball team wins ALL of its games on September 23/24!**



Notices

▶ **Comprehensive Plan Public Final August 10, 2005 (pdf)**

▶ **Amended FY05 Seldovia City Budget 7-8-2005 (pdf)**

▶ **Boys and Girls Club October 2005 Calendar **NEW!****

▶ **Boys and Girls Club Newsletter**

▶ **Harbor Survey Priority Results (pdf)**

Corrections

▶ **None this week. . .**

Classified Rates

▶ **Instructions and rate sheet**



PDF files require a special "Reader" in order to view pdf files. Click the Adobe button above to get a FREE pdf reader!



Large print version of this page - [click here](#). Please note that we do not have large print versions

printouts between the City and Borough.

2. The above vote totals DO NOT include the 13 absentee ballots that were issued and, if returned, will be counted Monday, October 10, 2005 at 5:00 pm.

Top Stories

The candidates speak

by Tamara Blodgett

Municipal elections for the City of Seldovia are scheduled for Tuesday, October 4, 2005. The polling place will be the Multi-Purpose Room in the Public Library building, Seldovia, Alaska. Polls will be open from seven o'clock (7:00 am) in the morning until eight o'clock (8:00 pm) in the evening, Alaska Standard Time. If you received an absentee ballot, it must be postmarked by 5:00 pm, October 4, 2005 and received by the City of Seldovia no later than 5:00 pm, October 10, 2005.

The following candidates are running for office:

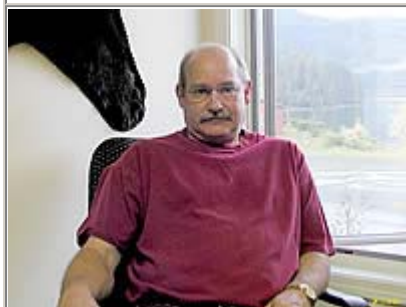
City Council - 1 year term - 1 position open



Peggy Boscacci (incumbent)

[Click for Interview](#)

City Council - 3 year term - 2 positions open



Tom Keesecker

[Click for Interview](#)



Steve Lewis (incumbent)

[Click for Interview](#)

for Rent
The Seldovia harbor has 32 foot and 42 foot slips for rent. Call for details:
Harbor Master
(907) 234-7886
City Office (907) 234-7643

of the other pages on this site.



Walter McInnes (incumbent)

[Click for Interview](#)

Mayor - 3 year term - 1 position open



Savannah Lewis

[Click for Interview](#)



Dick Wyland (incumbent)

[Click for Interview](#)

All candidates have been interviewed by the Seldovia Gazette and are included in this weeks edition of the newspaper. The format of all interviews was face-to-face interviews with twelve questions (all identical) asked and one statement being provided by the candidates. All articles have been paraphrased with the candidate statement as the only quote. Ms. Lewis chose to interview via email and the questions, with her responses, have been included in their entirety. Due to the lengths of the interviews, we have opted to include them on a page by themselves . . .

[Please click this link to read the interviews.](#)

Please get out and vote!



*Voting is not only your right and a privilege,
it is your responsibility to help keep
democracy alive.*

City Council meeting synopsis *by Tamara Blodgett*

Mayor Wyland had an excused absence.
All 6 member of the City Council and the City Manager were present.

Agenda approval:

Councilman Lewis moved to amend the agenda and remove Ordinance 06-03 from the agenda; second from McInnes. This motion was voted down 4-2. A vote on the regular agenda was passed 5-1.

Minutes approved.

Treasure's report was summarized with some staff adjustments for fire and EMS being higher than normal due to prepayment of insurance.

Motion to introduce **Ordinance 06-03, change in Sundry Fee Schedule** (this is a change to some of the city's fees with regard to usage, fee increases, and other factors.) A public hearing has been set for October 12, 2005. Motion to introduce was passed 4-2.

Committee and Advisory Board Reports:

Planning and Zoning Chairwoman Paulie Carluccio stated that P&Z has a meeting scheduled for next week. The Comprehensive Plan Committee originally scheduled to meet on October 10 would have to either change the meeting time or place because of a conflict with the City Council election certification meeting and harbor workshop. ~~the scheduled meeting for next week would be in a different location or at a different time due to a scheduling conflict for the Multi Purpose Room.~~

Art Council has no upcoming events for the next couple of months. The last meeting was devoted primarily to planning next year's Summer Solstice Festival.

Councilman Lewis submitted his report from the Prince William Sound Regional Citizens Advisory Council he attended in Seward on September 14-15. The only significant event affecting Seldovia was that the shippers announced they have no intention of filing an amendment to their contingency plans that would reduce their escort tub fleet from two to one tugs.

Councilman Gain stated Board of Game and Fish meetings will be held in November in Anchorage. The proposal document has been released and if there is anything the local advisory committee needs to address, please contact Councilman Gain. The books should be available online.

Councilman McInnes said there was nothing new at the SOS meeting and the transition with the new manager, Sharon Bond, is going very well.

June Rueling, Representative, Vice President and board member of the Cook Inlet Regional Citizen's Advisory Council stated they will have the regular meeting on September 30, 2005 and a quarterly meeting on the following Friday, October 7, 2005. An agenda will be provided to Council Chair Massion when one becomes available.

Councilman Glover stated the Seldovia Chamber of Commerce will meet at the Glovers' residence on Thursday, October 6, 2005.

Old Business:

Ordinance 06-02 - Authorizing the sale of Lots 5 & 6: The City Manager, stated that the zoning for these lots is public (not dedicated public) and in order for the City Council to use them for anything other than a park, parking lot, or putting up a government facility, they must be rezoned. The rezoning should go through P&Z and then be presented to the City Council as an Ordinance. This zoning issue will be presented at the next Planning and Zoning meeting. A planning document has been submitted which outlines what the City Manager plans to present to the Council and what the benefit of the sale of these lots would be to the city (Seldovia Municipal Codes are listed). Council does have authority to change this ordinance after discussion and a vote. Reynertson asked the Council to not make any motions at this time and discussion was opened to the public and Council.

Councilman Lewis mentioned that the need for parking was important in light of the possibility of the proposed "fast ferry" and the current usage of our harbor. Lewis also feels the openness of this area is part of its appeal, with views of the marina and local vista. He would consider sales, in the future if there were a very specific usage that he saw a benefit for the city.

Councilwoman Boscacci stated that she would like to see it go to the Planning Commission first, then go through the process. She would also like to see it submitted with each lot separately and not "lumped together" for clarity.

Councilman McInnes noted this deserved looking into and interpretive points of view would need to be considered. Additionally, he would like us to look at all the lots as a whole, as they affect one another, rather than disjointed entities. He thinks it is a very expensive parking lot in view of the city's economics. He stressed the importance of looking at a map and walking the area . . . try to recall the vehicles that were there in the busy months. How many vehicles were actually parked there?

Councilman Glover is not in favor of selling both lots and favors keeping lot five as a parking area. He would like to see a basic plan that speaks to the overall affect of this lot designation. Glover is concerned that a "piecemeal" approach to land sales would be a detriment to Seldovia. A waterfront plan, an overview, would help tremendously with vision for the Main Street area.

Council Chair Massion mentioned that the possible sale of lot 6, with an overall plan for all the lots, not just 5 and 6 would be important. He would like to see it go before the P & Z as the City Manager suggested.

Councilman Gain mentioned that this subject has come up before and would consider selling lot 6, but thinks that 20 years

down the line lot 5 would possibly be needed for parking and it needs to go through P & Z.

Councilman McInnes recalls after the Urban Renewal, to the best of his recollection, the City of Seldovia designated these lots as public so it could not be snapped up frivolously and keep the waterfront for further and later consideration. It was designed by people of the time to be kept in common interest.

Council Chair Massion asked that a stake be placed between the 2 lots so the public would know where the division was. Reynertson joked and said he would just turn them over to Councilman McInnes.

No action was taken on Ordinance 06-02

New Business:

1) A preliminary Legislative Grant Priority List (FY06) was submitted to the Seldovia City Council by the City Manager. Reynertson emphasized that when asking for these grants, there is not a limit to the number of items requested. Everything that is a priority needs to be included. A "full range" of grant items, from small to medium to large is preferred. An initial set of items that Reynertson felt were important are summarized below (these are just a starting point):

1. City dock repairs
2. Water filtrations system
3. Continuous turbidity monitoring equipment
4. Sidewalks and bike paths
5. Water distribution with wastewater upgrade. A grant has been given, but it is no an absolute guarantee that the construction will follow.
6. Rehab. of existing boardwalk and possible additional construction of new BW along waterfront side of Main St.
7. A multi-purpose facility for: Harbor Master, Clinic, Police, City Offices and possible EMS
8. Funds for replacement/repair of Small Boat Harbor
9. Calcium chloride for Jakolof Bay Rd. and the dump road
10. Smolt stocking for Seldovia Harbor (Silvers)
11. Paving of streets
12. Purchase or repair of a street sweeper
13. Purchase of a Travel-Lift for the boat haul-out operation
14. Funds for the repair/replacement of the haul-out boat trailer

This is a short list and the complete LGP can be viewed at the city office.

Councilman Glover mentioned that he had met with Representative Seaton recently and Rep. Seaton was emphatic that all priority need to be included in the priority list. Rep. Seaton stated that if a requested item is not on the priority list, it is very difficult, if not impossible, for him to acquire the funds.

Councilman Lewis had a clarifying question about #3 (turbidity) that was addressed by Reynertson. Councilman McInnes spoke to the methodology of our current and past filtration systems. Reynertson said the DEC feels that filtration by avoidance is coming to an end. All the regulators are looking for any and all excuses to end filtration by avoidance.

2) Resolution 06-10, Supporting Michael Foster and Associates as the VSW Engineers.

This Resolution supports using Michael Foster and Associates (MLF) as the engineers for the Village Safe Water Project design and construction management. Favorable comments were made and the resolution passed unanimously.

City Manager's Report: - [see full report below](#)

General Comments:

Reynertson mentioned that he had been in contact with the DOT to get an update on the status on the Seldovia Airport Master Plan. A new survey had been completed and the Islander is no longer the design aircraft for the Seldovia Airport. The A-1 designator can remain for Seldovia. The plans to lengthen the safety run out area has now been abandoned. The twenty- year look ahead now suggests much less activity than originally thought. As such the need for the parallel taxi way is no longer necessary so has been dropped. What is still part of the plan is: culvert, apron paving, water, sewer, restrooms, etc. and new environmental assessment should be available in the next 6-8 weeks.

Councilman Lewis asked what amount of money would be left over from the city dock project (EDA Cannery Grant). Reynertson responded with a tentative range of \$300,000 to 325,000. EDA requires us to have completed all construction on the project by December 31, 2005. This is a tight timeline and the council needs to act on this immediately. Reynertson is attempting to do forced account to facilitate the project, beginning with the pilings that are in a serious need of repair. Councilman Gain suggested removal of the cement slab to begin the project with a clean slate while also spending the grant money within the timeline allowed. Councilman McInnes also emphasized the need to make address those electrical issues that surround the city dock as soon as possible. Reynertson thinks the pilings alone will use up \$220-240,000. He says we will still have some money left over, but the deadline is the greatest concern right now. Reynertson wanted some input from the council on this project and appreciated Gain, and some of the other Council Members' comments. Mike Geagel has divers that can begin work on the City Dock pilings if force accounting can be used.

A Community Development Block Grant is also being applied for which might provide an allotment of approximately \$125,000. This money could be used for items such as a Travel-Lift or replacement of our current trailer.

Councilman McInnes wanted to speak to the suggested Legislative Priority List. He thinks that it is important that Jakolof Bay Road does receive the dust control in the form of calcium chloride. Councilman Lewis thinks it should not be on the list as this road is outside the city limits. That the people that live out there should go through legislative protocol or contact the DOT. McInnes respectively countered by saying the city has always asked for the road to be maintained with dust control. McInnes thinks that the residents out the road, the city residents and the tourists utilize this road too much to exclude it from the grant.

Excused absences were asked for the month of October for Councilwoman Boscacci, in addition to an excused absence for Council Chair Massion for

October 10, 2005.

Councilman Lewis brought a prior Council's decision to sell two lots that were out on Airport Avenue on the way to the city dump. He would like to see that addressed with this Council again. *[Editors note - the City Office was contacted on this matter and was told that these two lots, in fact, have been for sale, the City simply has not received any bids on the parcels.]* Lewis would also like to see a City Council Meeting between the Council and the City Manager Kurt Reynertson for the objectives that the Council thinks he should be working on. There is a performance evaluation coming up for the City Manager, who has not been told what is expected of him. He wants to set a time to get that done.

The Council needs to certify the vote and a time was discussed for everyone to meet on October 10, 2005, with the Harbor Renovation Meeting to follow.

City Council Meeting adjourned.

Wedding bells ring in Seldovia



**Congratulations to
Andy and Damara Lorentz
Married September 3, 2005 and
honeymooned in Hawaii**

US Coast Guard survey request *by Mary Glover*

The United States Coast Guard is “undergoing a project to analyze each critical waterway in Alaska in order to determine the effectiveness and necessary changes.” (Statement made by LTJG David C. Wohlers, US Coast Guard.) LTJG Wohlers, who resides in Juneau, is with the Coast Guard Aids to Navigation Office and his office is conducting a public survey. **Anyone who owns or operates a boat in the Alaskan waters, is urged to fill out the survey and either fax, email or mail it in to LTJG Wohlers.** LTJG Wohlers states, “...Our decisions will be based largely upon feedback from surveys completed by local waterway users.” The deadline for the returned survey is December 1, 2005.

[Click here for .pdf Survey](#)

Completed surveys can be e-mailed to dwohlers@cgalaska.uscg.mil or mailed to the following address:

Commander (OAN)
ATTN: LTJG David Wohlers
17TH Coast Guard District
Box 25517
Juneau, Alaska 99801-5517

Tidbits . . .

The Helenka B came to Seldovia on September 28 for it's annual pick up of Hazmat waste (that includes items such as batteries, paints, and drums of waste oil.)



City Manager's Corner

by Kurt Reynertson

For the period covering September 12- September 23

- Pre-project conference was held with Hopkins Bros Construction last week. Attending the conference was Jim Hopkins (Hopkins Bros Co),

Gordon Severson (MLFA), Michael Foster (MLFA), Shirley Kelly (EDA; via telephone), and Kurt Reynertson (City). During the conference we discussed the contractor's responsibilities, contract administration procedures, quality control reporting, and the final acceptance process. It was also established that I will be the project inspector as well as the project manager, while Ronda Haynes will function as the project clerk. MLFA will coordinate the contract administration activities. Jim indicated that by the week of October 3 he should be starting work and that he expected to be completed by the week of November 7.

- There is money that will be left over from the EDA Cannery Grant that we have permission from the EDA to use on our City Dock. There are some severe time constraints associated with the remaining funds, in that all construction activities must be completed by December 31, 2005 . This leaves little time for a standard procurement package to be put together and executed. I am exploring do as much as possible on a Force Account basis with Ms. Kelly of the EDA.
- I am in the process of filling out the notice of intent to submit a CDBG application. The program will have a maximum cap of \$500,000 per project. CDBG is a single-purpose project grant vehicle. There is approximately \$2,500,000 available State wide for the program this year. With that in mind, and the probability that the State will want to spread the money around, it is my opinion that an application of no more than \$125,000 should be put forward. I have already requested a CDBG Application Packet.
- The latest update on the Community Center ADA access issue is that the elevator doors have been shipped via barge from Seattle . They are expected to arrive the end of this month and work may start as soon as mid October.
- I have put together and faxed out an RFQ for doing electric work that will wire the new X-Ray machine. The latest word from GE is that the X-Ray machine will be available for shipping by mid October. I have the quote from HEA to provide three phase, 480 volt power service to the clinic. This RFQ will cover work necessary to run the service from the meter box (outside) to an inside breaker panel, and then from the panel to the X-Ray machine itself. I have asked Liberty Electric and Northern Lights Electric, to provide quotes for the work. Alaska Industrial Electric and Hays Electric were also asked but they have declined.
- I am calling for a workshop on October 10 th for the Small Boat Harbor repair priorities immediately following election certification. I have given MLFA tentative go ahead to start design on some the items that there seems little doubt that all agree need to be done. This includes doing the piling work, replacement of floats, electric work, and water system. By getting the design underway there is a very good possibility that we will be able to move to construction in the spring.
- UPDATE 9-27-05 : I called Mark Mayo of the Alaska DOT (Airport Master Planning) to inquire on status of Seldovia Airport Master Plan.
 - Survey has been redone and the Islander is no longer the design aircraft. This means that the A-1 designator for Seldovia is acceptable. The plans to lengthen the safety run-out area is now abandoned.
 - The 20 year look ahead now suggests much less activity for Seldovia Airport (again through the survey that was redone). The need for a parallel taxi-way is no longer necessary. This

has been dropped from the Master Plan.

- All other projects (culvert on access road, apron paving, water & sewer, restrooms, etc.) are still part of the Master Plan.
 - New EA should be ready in two months.
- Note: Much has been discussed, and I imagine much more will be discussed concerning the land sales that I am proposing. This is as it should be.....a lot of discussion and public input. There are several reasons why I am proposing the land sales and some of those reasons include:
 1. City is experiencing, at best, stagnate revenue in terms of property tax and sales tax revenue. In fact one could argue that we are experiencing declining revenue, especially when one considers the time value of money.
 2. The City's property tax roles are decreasing year over year due to factors such as senior exemption, government buildings, and Seldovia Village Tribe facilities. This is in spite of assessed value creeping up (but taxable roles are decreasing).
 3. The City needs to encourage commercial activity by developing a viable downtown district. Having a viable downtown business or commercial district will, in fact, help increase property prices in the downtown district.
 4. Having a viable downtown commercial district will help entice business development in the industrial zoned section of Seldovia.

It should also be pointed out that the reason why this all got started was through a request by a citizen of Seldovia wishing to buy a specific city owned lot. I have discussed any possible sale of lots with our Public Works in order to receive their input considering snow removal. They have indicated that the sale of these lots and subsequent building on them would not restrict snow removal efforts to any great degree. I do understand that open space to the Harbor is important to everyone. However, even if all the proposed lots were sold there would still be quite a bit of open space to include lots 1,2,3,4 of block 10 waterfront resub 1 (lot 2 does have the Harbor Master building on it, but this takes a small footprint). Additionally, there is and would be a 40 foot wide access way between lot 6 block 10 and lot 1 block 13. There is also a 40 foot wide access between lot 1 block 10 and lot 12 block 6 (this is where the Buzz is located) that will always be an access to the waterfront.

Seldovia Police Report *by A.W. Anderson, Chief of Police*

> Repeat story from last week <

A 911 call, reporting a man down and not breathing, resulted in a death investigation being conducted. Larry Stanley was found deceased in his vehicle in the driveway of his home located at 4 mile, Jakolof Bay Road. The Medical Examiner ruled the death to be from natural causes, following the Police investigation.

A written warning was left on a 4-wheeler after it was observed that no registration stickers were present on the vehicle. All ATV's have to be registered with the State of Alaska and display the registration stickers and expiration tabs.

Two separate reports were received regarding speeders on Jakolof Bay Road.

Reports were received, from two different sources, that shots were fired in the Barabara Heights Subdivision during the night time hours of 09/18. Investigation revealed a man had to put a black bear down after it had killed four of the family's cats and then charged him.

A report of an intoxicated man at the Seldovia Airport was received and the Police responded and contacted the man. He told the Officer he wanted to go home to Nanwalek but the pilot refused to take him. He was escorted back into Seldovia where he was instructed to have some coffee and then call the airlines in a few hours for transport to his home after he had sobered up.

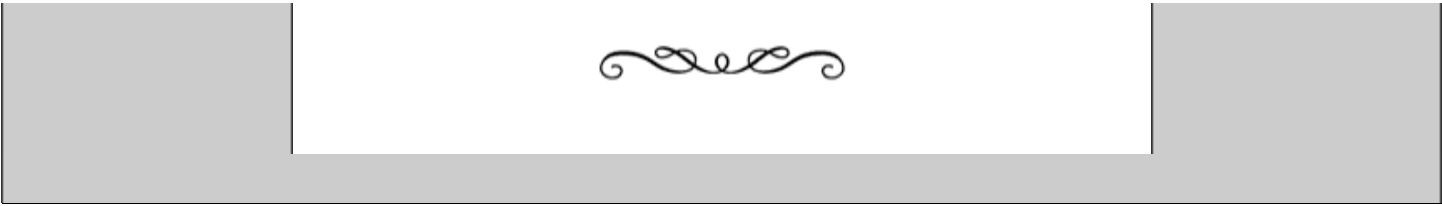
Police were called a second time, later in the day after the airplanes had quit flying, and the caller reported an intoxicated man carrying moose antlers over his shoulder and walking down Main Street. The man, the same person as earlier in the day, was contacted and told the Officer he was looking for the owner of the antlers and was afraid someone would steal them from the airport where they had been delivered. The antlers were seized and, after some searching, a friend of the man's was located and agreed to put him up for the night. The antlers were delivered to their owner the following day after a call was received of his moose rack missing from the airport.

Since the last Police report Police have responded to 4 requests for assistance, notarized one document, responded to two suspicious circumstance reports, sealed 5 black bears and responded to 1 civil dispute.

Many people hesitate to get involved when they witness an illegal act or a dangerous situation and they leave it to others to call in the report. Most times the incident goes unreported because of our not wanting to get involved. If you want to see something addressed, and do not wish to get involved personally, all you need do is express to the person answering the phone that you wish to remain anonymous. It's that simple. Your name does not appear on any report and the situation, or criminal act, is addressed. Citizens of the area, through their involvement, decide what kind of community they wish to have. Overlooking criminal activity, because you don't want to have it known you reported it, no longer has to be of concern. We all have a responsibility to our neighbors, as well as to ourselves and our families, to report things that are detrimental to our area. We will honor your request to remain anonymous so please pick up the phone and call if you witness illegal or suspicious activity. Let's work together to keep this a safe environment for our children and for all of us.

Repeats & Notices

- ▶ [*Comprehensive Plan Public Final Version
Dated August 10, 2005*](#)
- ▶ [*Amended FY05 Seldovia City Budget 7-8-2005 \(pdf\)*](#)
- ▶ [*Harbor Survey Priority Results \(pdf\)*](#)



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