

REGULAR CITY COUNCIL MEETING
7 P.M. TUESDAY, JUNE 14, 2005
CITY COUNCIL CHAMBERS
231 W. EVERGREEN AVENUE, PALMER
www.cityofpalmer.org



MAYOR JOHN COMBS
COUNCIL MEMBER STEVE CARRINGTON
COUNCIL MEMBER KEN ERBEY
COUNCIL MEMBER BRAD HANSON
COUNCIL MEMBER TONY PIPPEL
COUNCIL MEMBER KATHRINE VANOVER
COUNCIL MEMBER JIM WOOD

CITY MANAGER TOM HEALY
CITY ATTORNEY JACK SNODGRASS
CITY CLERK JANETTE BOWER

“Alaska at its Best!”

AGENDA

- A. Call to Order
- B. Roll Call
- C. Pledge of Allegiance
- D. Approval of Agenda
 - 1. Approval of Consent Agenda
 - 2. Minutes of Previous Meetings
 - a. [May 24, 2005](#), Regular Meeting
 - b. [May 31, 2005](#), Special Meeting
- E. Communications and Appearance Requests
 - 1. Joe Lawton – Alaska State Fair
 - 2. Chief George R. Boatright – Palmer Police Department
- F. Audience Participation
- G. Action Memorandums
 - 1. Action Memorandum 05-062: Authorize Use of Staged or Phased Construction for the Southwest Utility Extension Project
 - 2. Action Memorandum 05-063: Authorize Purchase of a Portion of Golden Glenn Estates, Tract A, for the Glenn Highway/Dogwood Avenue Intersection Project
 - 3. Action Memorandum 05-064: Request to Lower Lease Rate from \$0.12/SF to \$0.10/SF for Palmer Hangar LLC Airport Lease
 - 4. Action Memorandum 05-65: Authorize the City Manager to Approve the Drainage Easement on Lots 17 and 18, Block 7 Hidden Ranch Estates, Phase III, Plat 2005-25
- H. Public Hearings on Ordinances and Resolutions
 - 1. **Public Hearing – [Resolution No. 05-014](#)**: Providing for the Submission to the Qualified City of Palmer Voters the Question of Amending Chapter X (Elections) of the City of Palmer Charter at an Election In and for the City of Palmer on October 4, 2005 (IM 05-056)
 - 2. **Public Hearing – [Resolution No. 05-015](#)**: Regarding the Southwest Utility System Extension Project: Approving the Decisional Document Regarding Eminent Domain, Authorizing Appraisals, and Authorizing the Use of Eminent Domain Regarding the Following Properties Described by Their Matanuska-Susitna Borough Tax Parcel Numbers — (1) Parcel

No. 17N01E23A016 (John Stout and Dennis Stout); (2) Parcel No. 17N01E24D001 (Secon, Inc.); (3) Parcel No. 3014000T002 (Estates of Max Sherrod and Dorothy Sherrod); and (4) Other Related Parcels, If Necessary (IM 05-057)

3. **Public Hearing – [Ordinance No. 05-028](#)**: Amending Subsection 2.58.145 B. (Nature, Form and Frequency of Reports) of Chapter 2.58 (Personnel Regulations) of the Palmer Municipal Code (IM 05-052)
4. **Public Hearing – [Ordinance No. 05-029](#)**: Providing for Technical Amendments to Sections 17.20.030 (Conditional Uses), 17.20.060 (Set Back Requirements), 17.24.030 (Conditional Uses), 17.24.061 (Lot Area Restrictions), 17.26.030 (Conditional Uses), 17.26.061 (Lot Area Restrictions), 17.27.030 (Conditional Uses) and 17.27.060 (Lot Area Restrictions) of Title 17 (Zoning) (IM – 053)

I. Bids

1. Action Memorandum 05-066: Award Contract to Qualified Bidder for Construction, Helen Drive Water & Street Improvements

J. Unfinished Business

1. Action Memorandum 05-050: Placement and Installation of Web Cam(s) within the City of Palmer
2. [Ordinance No. 05-026](#): Amending Chapter 17.28 (CL, Limited Commercial District) of Title 17 (Zoning) to Downzone its Residential Uses to No More Than Single Family Residences with the Exception of Uses Which Are In Conjunction with Ground Floor Commercial Use (IM 05-047)
3. [Ordinance No. 05-027](#): Amending Chapter 17.32 (CG, General Commercial) of Title 17 (Zoning) to Downzone its Residential Uses to No More Than Single Family Residences with the Exception of Uses Which Are in Conjunction with Ground Floor Commercial Use (IM 05-048)
4. Action Memorandum 05-54: Directing Administration to Develop and Implement a Community Design Manual

K. New Business

1. Discussion of Standing Work Session To Be Held on the Third Tuesday of Every Month

L. City Manager's Report

M. City Clerk's Report

N. Record of Items Placed on the Table

O. Audience Participation

P. Council Member Comments

Q. Executive Session

1. Subjects That Tend to Prejudice the Reputation and Character of Any Person – City Clerk Evaluation

R. Adjournment

FUTURE PALMER CITY COUNCIL MEETINGS:

Date:	Type of Meeting:	Time:	Notes:
June 28, 2005	Regular	7:00	
July 12, 2005	Regular	7:00	
July 26, 2005	Regular	7:00	
August 9, 2005	Regular	7:00	
August 23, 2005	Regular	7:00	
September 13, 2005	Regular	7:00	
September 27, 2005	Regular	7:00	