



Petersburg Borough

12 South Nordic Drive
Petersburg AK, 99833

Meeting Agenda Borough Assembly

Monday, August 7, 2017

12:00 PM

Assembly Chambers

1. Call To Order/Roll Call
2. Voluntary Pledge
3. Approval of Minutes
4. Amendment and Approval of Meeting Agenda
5. Public Hearings
6. Bid Awards
- A. ProComm Sole Source Award for PVFD Vehicle Radios

Attachments: [Sgt. Holmgrain's Recommendation Memo.PDF](#)
[Pro Comm Quote.PDF](#)

Sgt. Holmgrain is recommending a sole source purchase for PVFD vehicle radios from ProComm, the vendor who installed and programmed the communication equipment in the remodeled police department dispatch office. These radios will integrate with the new communication equipment.

7. Visitors' Views Related to Agenda
8. Visitors' Views Unrelated to Agenda
9. Board, Commission and Committee Reports
10. Consent Agenda
- A. Approval of Five Year Lease Rate Adjustment - Petro 49, Inc.

Attachments: [Petro 49, Inc. Lease Amendment #8.PDF](#)

Petro 49, Inc., formerly Harbor Enterprises, Inc. d.b.a. Petro Marine Services, leases land from the Borough that houses their office and facilities. The lease agreement provides the annual rental rate shall be subject to adjustment at each fifth year anniversary, based on changes in the fair market value of the leased property and improvements owned by the Borough. The five year rate renewal for the lease was established by an independent land appraiser. The appraiser has determined the new annual lease payments to the Borough to be \$70,197.82, up from \$66,290.99 in 2012.

11. Report of Other Officers**A. Sam Thompson, BDO Senior Manager**

Attachments: [Audit Planning.PDF](#)

Sam Thompson, BDO Senior Manager, will share information regarding the FY 2017 Borough audit.

12. Mayor's Report**A. August 7, 2017 Mayor's Report**

Attachments: [8.7.2017 Mayor's Report.PDF](#)

13. Manager's Report**A. Manager's Report 08-07-2017**

Attachments: [Manager report 08072017](#)

14. Unfinished Business

Ordinances for Third and Final Reading

A. Ordinance #2017-11: An Ordinance of the Petersburg Borough Adjusting the FY 2018 Budget for Known Changes

Attachments: [Ordinance #2017-11.PDF](#)

[Cotta Memo re Kisenno Sewer Main Replacement](#)

At the June 19, 2017 meeting, the Borough Assembly voted to proceed with a loan application to ADEC for the Kisenno Street Sewer Main Replacement, in the amount of \$160,000. The preliminary loan application has now been submitted; however, the project needs to be included in the Borough's FY18 capital project budget.

B. Ordinance #2017-12: An Ordinance Amending Section 4.24.050 of the Petersburg Borough Code Relating to Property Tax Exemptions, to Include the State of Alaska Optional Exemption for Approved Fire Protection Systems, and Directing that the Amendment be Submitted to the Voters of the Borough

Attachments: [Ord #2017-12 Sprinkler Exemption](#)

On June 12, 2017, the Governor signed SB 100 that turned the mandatory property tax exemption for structures with sprinkler systems into an optional exemption. In Petersburg, all tax exemptions must be approved by the voters. This would simply retain the sprinkler exemption into future years.

15. New Business

A. Security Assignment of Lease

Attachments: [Security Assignment of Lease.PDF](#)

S.E. Island Fuel subleases the property that houses their gas station from Petro 49, Inc., and is applying for a loan to purchase new pumps and equipment. First Bank is requesting a Security Assignment of Lease as collateral for the loan to K.C. Sales, Inc., d.b.a. S.E. Island Fuel. The Security Assignment provides that in the event of default by S.E. Island Fuel under the lease or default by S.E. Island Fuel under the loan documents in favor of First Bank, First Bank will have the option to acquire S.E. Island Fuel's interest under the lease for the unexpired term.

16. Communications**17. Assembly Discussion Items****A. Recognitions****B. Electric Department Management****18. Adjourn**