

City of Kodiak Regular Council Meeting Agenda for January 26, 2012
7:30 p.m., at 710 Mill Bay Road, Assembly Chambers (Room 232)

- I. Call to Order/Roll Call**
Pledge of Allegiance/Invocation

- II. Previous Minutes**
Approval of Minutes of the January 12, 2012, Regular Council Meeting.....1

- III. Persons to Be Heard**
 - a. Proclamation: Teen Dating Violence Awareness and Prevention Month8
 - b. Public Comments (limited to 3 minutes)

- IV. Unfinished Business**
 - a. Acceptance of the FY2011 Comprehensive Annual Financial Report.....12

- V. New Business**
 - a. First Reading, Ordinance No. 1295, Establishing Supplemental Appropriation No. 1 to the Budget for the Fiscal Year Commencing on the First Day of July 2011 and Ending on the Thirtieth Day of June 2012.....16
 - b. Resolution No. 2012-03, Authorizing an Agreement Permitting Kodiak Island Housing Authority to Construct a Driveway in the Alley Right-Of-Way Along the West Boundary of Lot 2, Kodiak Business Park Subdivision, and Providing for Related Matters36
 - c. Support of Recommended Library Floor Plan and Construction Delivery Method.....46
 - d. Acceptance of Resignation From Councilmember Josie Rosales.....58
 - e. Appointment of City Representative to the Cook Inlet Regional Citizens Advisory Council.....60

- VI. Staff Reports**
 - a. City Manager
 - b. City Clerk

- VII. Mayor’s Comments**

- VIII. Council Comments**

- IX. Audience Comments (limited to 3 minutes)**

- X. Adjournment**

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**MINUTES OF THE REGULAR COUNCIL MEETING
OF THE CITY OF KODIAK
HELD THURSDAY, JANUARY 12, 2012
IN THE BOROUGH ASSEMBLY CHAMBERS**

I. MEETING CALLED TO ORDER/PLEDGE OF ALLEGIANCE/INVOCATION

Mayor Pat Branson called the meeting to order at 7:30 p.m. Councilmembers Charles E. Davidson, Terry J. Haines, Gabriel T. Saravia, and John B. Whiddon were present and constituted a quorum. Councilmembers Randall C. Bishop and Josefina F. Rosales were absent. City Manager Aimée Kniazowski, City Clerk Debra L. Marljar, and Deputy Clerk Matthew Gandel were also present.

After the Pledge of Allegiance, Salvation Army Sergeant Major Dave Blackater gave the invocation.

II. PREVIOUS MINUTES

Councilmember Whiddon MOVED to approve the minutes of the December 8, 2011, regular meeting as presented.

The roll call vote was Councilmembers Davidson, Haines, Saravia, and Whiddon in favor. Councilmembers Bishop and Rosales were absent. The motion passed.

III. PERSONS TO BE HEARD

a. Proclamation: Mentoring Month

Mayor Branson read the proclamation, which encourages all citizens, businesses, public and private agencies, and religious and educational institutions to support mentoring in our community and give young people the gift of time and friendship through Big Brothers Big Sisters or other mentoring programs.

Mayor Branson presented the proclamation to Hanna Palmer, Community Director of Big Brothers Big Sisters Kodiak.

b. Proclamation: Stalking Awareness Month

Councilmember Whiddon read the proclamation, which encourages the citizens of Kodiak to be aware of the nature, criminality, and potential lethality of stalking, and applauds the efforts of the many victim service providers, police officers, prosecutors, national and community organizations, and private sector supporters for their efforts in promoting awareness about stalking.

Mayor Branson presented the proclamation to Maryann Joyce and Jessica Schilleci, Outreach Coordinators for the Kodiak Women's Resource and Crisis Center, who thanked the Mayor and Council for proclaiming January as Stalking Awareness Month and for helping to raise awareness of the crime of stalking.

c. Public Comments

Tim Blott, Manager of Ocean Beauty Seafoods, Inc., spoke in favor of Ordinance No. 1294.

IV. UNFINISHED BUSINESS**a. Second Reading and Public Hearing, Ordinance No. 1293, Ratifying and Confirming All Actions Taken By the Council at the Special Meeting of the Council Held on November 9, 2010**

Mayor Branson read Ordinance No. 1293 by title. In early November 2011 the City Clerk discovered that, due to a 2007 amendment to the City Charter, newly elected officials could not take office or take legislative actions until the next regular Council meeting following certification of the October election and taking the oath of office. This discovery affected actions taken at the November 9, 2010, Council meeting. The November 9, 2010, Council meeting was a special, not regular, meeting, because it was not held on the second or fourth Thursday of the month. Because of this, the terms of the Councilmembers elected in October 2010 did not officially begin until the next regular meeting, which was held December 9, 2010. Three Councilmembers who were in office in October 2010 were present at the November 9, 2010, meeting, along with a Councilmember who was elected in October 2010. Therefore, a quorum was not present, and Ordinance No. 1293 is necessary to ratify the actions taken at the November 9, 2010, meeting.

Councilmember Davidson MOVED to adopt Ordinance No. 1293.

Mayor Branson closed the regular meeting, opened and closed the public hearing when no one came forward to testify, and reopened the regular meeting.

The roll call vote was Councilmembers Davidson, Haines, Saravia, and Whiddon in favor. Councilmembers Bishop and Rosales were absent. The motion passed.

b. Second Reading and Public Hearing, Ordinance No. 1294, Authorizing the Renewal of a Lease Between the City of Kodiak and Ocean Beauty Seafoods, Inc., for Property Located in Gibson Cove

Mayor Branson read Ordinance No. 1294 by title. Ocean Beauty Seafoods, Inc. has leased City property in Gibson Cove since 2003. They provided a written request to extend the lease for an additional five years through 2016.

Councilmember Haines MOVED to adopt Ordinance No. 1294.

Mayor Branson closed the regular meeting, opened and closed the public hearing when no one came forward to testify, and reopened the regular meeting.

The roll call vote was Councilmembers Davidson, Haines, Saravia, and Whiddon in favor. Councilmembers Bishop and Rosales were absent. The motion passed.

V. NEW BUSINESS**a. Resolution No. 2012-01, Support of the Coastal Zone Management Program**

Mayor Branson read Resolution No. 2012-01 by title. A group of municipal organizations has organized to place the restoration of Alaska's coastal zone management program on a statewide ballot initiative. Municipal organizations, especially coastal communities, have been asked to show support for this effort by signing petitions circulating around the state and by adopting resolutions.

Councilmember Davidson MOVED to adopt Resolution No. 2012-01.

The roll call vote was Councilmembers Davidson, Haines, Saravia, and Whiddon in favor. Councilmembers Bishop and Rosales were absent. The motion passed.

b. Resolution No. 2012-02, Rescinding Resolution No. 2011-39 and Adopting a Revised FY2013 State Capital Improvement Program List

Mayor Branson read Resolution No. 2012-02 by title. Following the meeting between Senator Gary Stevens, Representative Alan Austerman, the City Manager, and Council on December 28, 2011, Council indicated support to add a request to fund a new fire engine to the City's list of capital funding priorities for FY2013.

Councilmember Whiddon MOVED to adopt Resolution No. 2012-02.

The roll call vote was Councilmembers Davidson, Haines, Saravia, and Whiddon in favor. Councilmembers Bishop and Rosales were absent. The motion passed.

c. Acceptance of the FY2011 Comprehensive Annual Financial Report

Each year the City Council retains a qualified accounting firm to perform an annual audit of the City's financial records and accounting practices. The City Charter and the City Code require the Council to accept the comprehensive annual financial report. Council typically accepts the audit by motion.

Councilmember Davidson MOVED to accept the City's FY2011 Comprehensive Annual Financial Report.

Councilmember Davidson MOVED to postpone the vote on the motion to the next regular or special meeting following the audit presentation from the City's auditor.

The roll call vote on the motion to postpone was Councilmembers Davidson, Haines, Saravia, and Whiddon in favor. Councilmembers Bishop and Rosales were absent. The motion to postpone passed.

d. Authorization to Purchase a Kodiak Police Department Vehicle

This authorization enables the Kodiak Police Department City Jail Unit to replace its 1996 Ford van, which has been recommended for replacement in FY2012, and attach to a State of Alaska contract to purchase a current model year 1/2 ton eight passenger all-wheel-drive van.

Councilmember Davidson MOVED to authorize the purchase of a Kodiak Police Department vehicle in the amount of \$26,262, with the funds coming from the General Fund, Police, Corrections, Machinery and Equipment account.

The roll call vote was Councilmembers Davidson, Haines, Saravia, and Whiddon in favor. Councilmembers Bishop and Rosales were absent. The motion passed.

VI. STAFF REPORTS**a. City Manager**

City Manager Kniazowski thanked everyone for their birthday wishes. She announced that Glenn Melvin had been hired as the new City Engineer, would be relocating to Kodiak from Georgia, and would be starting at the beginning of April. She said she appreciated the hard work of the Public Works Department clearing snow and ice from streets and sidewalks and reminded the public not to park in the street to keep the roads clear for snowplows. She congratulated Hap Heiberg, Supervisor at the Waste Water Treatment Plant, on 25 years of service to the City. She said the City and Borough had decided to schedule five joint work sessions to meet with fisheries advisor Denby Lloyd, and said those meetings would be scheduled soon.

b. City Clerk

City Clerk Marlar wished City Manager Kniazowski a happy birthday and Councilmember Davidson a belated happy birthday and informed the public of the next scheduled Council work sessions and regular meeting.

VII. MAYOR'S COMMENTS

Mayor Branson expressed her thanks to the Public Works Department for all their hard work. She commented on the upcoming work sessions to review City revenues and assets, and to plan for the next few years. She congratulated Hap Heiberg on 25 years of service to the City. She said because of the recent cold weather it was important for people to check on their neighbors and make sure they are safe and warm. She wished happy birthday to City Manager Kniazowski and Councilmember Davidson.

VIII. COUNCIL COMMENTS

Councilmember Saravia wished City Manager Kniazowski and Councilmember Davidson happy birthday. He thanked the Public Works Department. He reminded everyone that the roads were very slippery and to be careful driving. He said the City had limited equipment and workers, and worked to clear the main roads of ice and snow before moving on to side streets, and asked the public to be patient if their street hadn't been cleared yet.

Councilmember Whiddon congratulated City Manager Kniaziowski and Councilmember Davidson on their birthdays. He thanked the Public Works Department and all the people working behind the scenes through the recent winter storm. He asked everyone to be careful while driving and particularly to watch out for fishermen along Shelikof Street.

Councilmember Davidson said happy birthday to City Manager Kniaziowski. He extended his condolences to the family of former mayor Tom Frost. He asked everyone to drive carefully and slow down on the icy streets. He congratulated former mayor Carolyn Floyd on her upcoming induction in the Alaska Women’s Hall of Fame.

Councilmember Haines wished City Manager Kniaziowski and Councilmember Davidson happy birthday. He thanked the Public Works Department and employees from other departments who had pitched in to help clear the ice and snow. He said he was happy to hear about the upcoming joint work sessions with Denby Lloyd, and said they would help both the City Council and Borough Assembly be better informed about fisheries issues.

IX. AUDIENCE COMMENTS

None.

X. ADJOURNMENT

Councilmember Davidson MOVED to adjourn the meeting.

The roll call vote was Councilmembers Davidson, Haines, Saravia, and Whiddon in favor. Councilmembers Bishop and Rosales were absent. The motion passed.

The meeting adjourned at 8:13 p.m.

CITY OF KODIAK

MAYOR

ATTEST:

CITY CLERK

Minutes Approved:

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PERSONS TO BE HEARD

MEMORANDUM TO COUNCIL

Date: January 26, 2012

Agenda Item: III.a. Proclamation: Teen Dating Violence Awareness and Prevention Month

SUMMARY: This proclamation encourages all citizens of Kodiak to actively support and participate in the ongoing programs designed to reduce and eventually eliminate teen dating violence.

ATTACHMENTS:

Attachment A: Proclamation: Teen Dating Violence Awareness and Prevention Month

**Proclamation
Declaring Teen Dating Violence
Awareness & Prevention Month**

WHEREAS, teen dating violence, a pattern of controlling behaviors by one teen over another in a relationship, is a crime that impacts youth and families in Alaska and across the country; and,

WHEREAS, protecting Alaska's most valuable resource, our youth, demands both awareness and action as we strive to ensure their health, safety, and well-being as they develop into the next generation of leaders, parents, and strong role models; and

WHEREAS, teen dating violence includes verbal, emotional, or physical abuse and one in 11 adolescents report being a victim of physical dating violence, and more than one in four have been in a relationship where a partner is verbally abusive; and,

WHEREAS, victims of violent relationships in adolescence suffer not only from the crime itself, but from severe potential long-term consequences, including higher risk for substance abuse and eating disorders; and,

WHEREAS, Teen Dating Violence Awareness & Prevention Month provides an excellent opportunity for citizens to learn more about preventing dating violence and to show support for the organizations and individuals who provide critical advocacy, services, and assistance to victims.

NOW, THEREFORE, I, Pat Branson, Mayor of the City of Kodiak, do hereby proclaim the month of February 2012 as

TEEN DATING VIOLENCE AWARENESS & PREVENTION MONTH

in Kodiak and encourage all citizens of Kodiak to actively support and participate in the ongoing programs designed to reduce and eventually eliminate teen dating violence.

Dated this 26 day of January 2012.


City of Kodiak

Pat Branson, Mayor

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UNFINISHED BUSINESS

MEMORANDUM TO COUNCIL

To: Mayor Branson and City Councilmembers
From: Aimée Kniaziowski, City Manager 
Thru: Mary Munk, Finance Director
Date: January 26, 2012

Agenda Item: IV.a. Acceptance of the FY2011 Comprehensive Annual Financial Report

SUMMARY: Each year the City Council retains a qualified accounting firm to perform an annual audit of the City's financial records and accounting practices. The City Charter and the City Code require the Council to accept the comprehensive annual financial report. Council typically accepts the audit by motion. Staff recommends Council approve the Fiscal Year 2011 audit in accordance with Kodiak City Code 3.24.020 and accept the FY2011 Comprehensive Annual Financial Report.

PREVIOUS COUNCIL ACTION: The Fiscal Year 2011 budget was adopted by the City Council on May 27, 2010, Ordinance No. 1274. The annual audit expense was budgeted in the General Fund, Finance Administration Department, Professional Services. The budget amount for the Fiscal Year 2011 audit was \$45,000.

A representative from Mikunda, Cottrell & Co. did not make the scheduled presentation of the Fiscal Year 2011 annual financial report on January 10, 2012, due to weather, and Council postponed acceptance of the audit until after the presentation, which was rescheduled to the work session of January 24, 2012.

BACKGROUND: Article V, Section 21 of the City Charter requires an annual audit of the accounting and financial records of the City by independent certified public accountants. This charter section requires the auditor to examine all funds of the City in accordance with generally accepted auditing standards and the standards set forth in the Government Accountability Office's Government Auditing Standards. In addition, the auditor must conduct the compliance examinations required by the Single Audit Act Amendments of 1996, the related U.S. Office of Management and Budget's Circular A-133, and the State of Alaska Audit Guide and Compliance Supplement for State Single Audits. The standards governing Single Audit engagements require the independent auditor to report not only on the fair presentation of financial statements, but also on the audited government's internal controls and compliance with legal requirements, with special emphasis on internal controls and legal requirements involving the administration of grants.

DISCUSSION: The City of Kodiak solicited the services of qualified firms of certified public accountants to audit its financial statements for the fiscal year ending June 30, 2008, 2009, and 2010

with the option to audit the City's financial statements for two subsequent fiscal years. The City of Kodiak contracted with Mikunda, Cottrell & Co. for auditing services. The fees for services, not including travel expenses, have been \$40,200 for 2008, \$41,025 for 2009, \$42,000 for 2010, and \$45,000 for 2011.

FINANCIAL IMPLICATIONS: Compliance with Kodiak City Code Section 3.24.020 is required. It states that "upon council's acceptance of the annual financial report, necessary budgetary/accounting entries shall be recorded in the succeeding fiscal year for all outstanding encumbrances and incurred obligations, as disclosed in the prior fiscal year's annual financial report."

STAFF RECOMMENDATION: Staff recommends that the City Council accept the Fiscal Year 2011 Comprehensive Annual Financial Report by motion.

CITY MANAGER'S COMMENTS: The annual audit is a financial requirement of the City. Staff prepared for and worked closely with the auditors as they gathered information during the summer and while preparing the final report. Action to accept the FY2011 audit was delayed at the last meeting because the auditor had to cancel her Council presentation on January 10, 2012, due to weather. The auditor's presentation was rescheduled for the work session on January 24, 2012, which means Council can accept the FY2011 audit by motion at the January 26, 2012, regular meeting. This is my recommendation. I want to thank Finance Director Mary Munk and her staff once more for their work during the audit and for their ongoing professionalism and attention to detail.

NOTES: The City Council was issued a copy the FY2011 Comprehensive Financial Annual Report. These reports should be brought to the January 24, 2012, work session and the January 26, 2012, regular meetings for review and discussion.

PROPOSED MOTION:


[Clerk's Note: The motion is already on the floor to approve the FY2011 Comprehensive Annual Financial Report from the January 12, 2012, regular meeting. The roll call vote may be taken following Council discussion.]

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NEW BUSINESS

MEMORANDUM TO COUNCIL

To: Mayor Branson and City Councilmembers

From: Aimée Kniazowski, City Manager 

Thru: Mary Munk, Finance Director

Date: January 26, 2012

Agenda Item: V.a. **First Reading, Ordinance No. 1295, Establishing Supplemental Appropriation No. 1 to the Budget for the Fiscal Year Commencing on the First Day of July 2011 and Ending on the Thirtieth Day of June 2012**

SUMMARY: Supplemental Appropriation No. 1 to the FY2012 budget totals \$19,030,137. It is customary for the City Council to approve at least one supplemental budget annually to authorize the adjustments of current revenues and expenses. The details of Supplemental Appropriation No. 1 are listed in the attachment provided (Attachment B). These adjustments are for the operating funds as well as additions to project funds for grant revenues received and additional expenditures needed that were not known at the time the original budget was adopted. This is the first supplemental for FY2012. Staff recommends Council pass Ordinance No. 1295 in the first reading and advance to second reading and public hearing at the next regular or special meeting.

PREVIOUS COUNCIL ACTION: On June 23, 2011, the City Council adopted Ordinance No. 1287 for the FY2012 budget in the amount of \$38,895,801 commencing on the first day of July 2011 and ending on the thirtieth day of June 2012.

DISCUSSION: The adoption of the budget by the City Council puts the budget into effect for the budget year July 1 through June 30. Amendments to the budget can occur anytime during the fiscal year through a supplemental budget ordinance, which is introduced as an ordinance at one Council meeting and adopted at the next regular or special meeting.

All new appropriations are authorized by an appropriate ordinance that amends the annual budget ordinance. An ordinance is required to move amounts between funds, departments, and projects, to add permanent personnel, or to grant unscheduled salary increases. Supplemental Appropriation No. 1 is requesting the addition of \$19,030,137 to the adopted and amended budget bringing the total amended budget to \$57,925,938 for FY2012.

FINANCIAL IMPLICATIONS: All expense appropriations requested in Supplemental Appropriation No. 1 are funded by increased revenue sources, additional State and Federal grant sources, and use of fund balances and transfers. The ordinance makes a number of changes in the FY2012 budget reflecting increased revenues and expenditures, new project and grant funding, and movement of funds to more

accurately reflect current City operations. Detailed funding sources and expenses can be found in Attachment B.

LEGAL: The Kodiak City Charter and Kodiak City Code grant Council the authority to make appropriations and adopt and amend budgets as required.

STAFF RECOMMENDATION: Staff recommends Council pass Ordinance No. 1295 in the first reading and move the ordinance to second reading at the next regular or special Council meeting.

CITY MANAGER'S COMMENTS: The City traditionally adopts one major budget amendment each fiscal year to make necessary adjustments to cover changes or additions to projects and account for the receipt of additional general fund revenues and increased operating expenses. At \$19,030,137 this supplemental is higher than previous years due to the award of five large State grants for the New Library project in the amount of \$6.9 million, Pedestrian Access from Pier II to Downtown in the amount of \$1.6 million, Phase I Baranof Park Improvements in the amount of \$2 million, \$2.6 million for the UV water project, and \$384,000 for initial development of a bike path from Pier II to Deadman's Curve. The total supplemental of \$19,030,137 is going to projects in the amount of \$15,234,645 and all other projects and activities in the amount of \$3,795,492.

The following is a summary breakdown of recent supplemental budget amendments:

2011	\$ 6,101,809	(\$ 2,711,424 projects & \$ 3,390,385 all other)
2010	\$ 4,986,972	(\$ 3,368,637 projects & \$ 1,618,335 all other)
2009	\$ 12,928,681	(\$ 5,706,313 projects & \$ 7,222,368 all other)
2008	\$ 3,330,018	(\$ 2,543,291 projects & \$ 786,727 all other)
2007	\$ 5,060,520	(\$ 2,571,560 projects & \$ 2,488,960 all other)

This amendment includes a transfer from the Enhancement Fund of \$2.5 million to maintain the schedules for the library and Baranof Park projects as discussed with Council over the past few months. The new library would receive \$2 million, which will complete the City's identified match for the project, allow the project to remain on schedule for construction this summer, show City commitment to the library project to corporate and private donors, and meet the requirements of the Rasmuson Foundation grant of up to \$500,000, which we've been invited to apply for in March. The remaining \$500,000 is identified as the City's contribution to Phase I of the Baranof Park project, which is expected to cost \$3 million. The State provided \$2 million, and the City and Borough will each contribute \$500,000 to complete Phase I by the fall of 2012. The Borough budgeted their contribution to the project last month, and the City's contribution is identified to come from the Enhancement Fund. This project is under a very tight timeframe to be bid and constructed by the fall. Initiating the project this spring will also help secure necessary State grant funding for Phase II in this year's legislature.

As you know, use of the Enhancement Fund requires a supermajority approval of the Council. Recent Council attendance has been limited due to work obligations, illness, and injury. There is also a vacancy with the resignation of Josie Rosales. Given the attendance issues, Council has several ways to address the transfer of funds to these two projects.

1. If there is a quorum (4) of the Council at this meeting, Council can move to advance the Supplemental to the next regular or special meeting and deal with the supermajority vote issue at the February 2, 2012, special meeting.
2. Council can amend Supplemental Appropriation No. 1 at this meeting, or at the second reading in February, to fund the projects out of the General Fund (GF) fund balance, with the understanding that a separate amendment will be required (and a supermajority vote) to move the funds out of the Enhancement Fund to replenish the GF fund balance.
3. Council can amend the ordinance to remove funding for these projects.

My recommendation is that Council pass Ordinance No. 1295 in the first reading and advance to the second reading and public hearing at the next regular or special Council meeting. And, if there isn't a supermajority available at either this meeting or the one in February, that Council amend the ordinance to fund the library and park projects from the GF fund balance with the intent to make a separate transfer from the Enhancement Fund in the immediate future. This is definitely not ideal, but necessary if Council will not have all five active members in attendance and voting. It will keep the projects on schedule for construction this summer, help us secure additional outside funding from Rasmuson and other local and corporate donors, and secure additional funding from the legislature for Phase II of the park project.

ATTACHMENTS:

- Attachment A: Ordinance No. 1295
- Attachment B: Backup descriptions containing details and summaries by each fund

PROPOSED MOTION:

Move to pass Ordinance No. 1295 in the first reading and advance to second reading and public hearing at the next regular or special meeting.

**CITY OF KODIAK
ORDINANCE NUMBER 1295**

AN ORDINANCE OF THE COUNCIL OF THE CITY OF KODIAK ESTABLISHING SUPPLEMENTAL APPROPRIATION NO. 1 TO THE BUDGET FOR THE FISCAL YEAR COMMENCING ON THE FIRST DAY OF JULY 2011 AND ENDING ON THE THIRTIETH DAY OF JUNE 2012

BE IT ORDAINED by the Council of the City of Kodiak, Alaska, as follows:

Section 1: The following estimated revenues and expenditures are hereby appropriated for the corporate purposes and objects of the City of Kodiak for fiscal year 2012.

ORDINANCE			
FY 2012 Supplemental Budget			
GENERAL FUND			
	Amended Budget	Supplemental # 1	Revised Budget
Anticipated Revenues:			
Sales Tax	\$ 9,100,000	\$ 237,650	\$ 9,337,650
PERS Relief	427,540	137,340	564,880
State Revenue Sharing	430,000	104,300	534,300
Fish Tax - Dept of Revenue	1,000,000	123,200	1,123,200
State Grants	40,000	14,500	54,500
Federal Grants	-	71,700	71,700
Police Protective Custody	500	2,500	3,000
Use of Fund Balance	1,638,770	-	1,638,770
All Other Revenues	4,334,818	-	4,334,818
Total Amended Revenues	<u>\$ 16,971,628</u>	<u>\$ 691,190</u>	<u>\$ 17,662,818</u>
Planned Expenditures:			
Legislative	\$ 235,640	\$ 20,000	\$ 255,640
Legal	80,000	-	80,000
Executive	315,600	14,180	329,780
Emergency Preparedness	56,500	-	56,500
City Clerk	405,050	6,150	411,200
Finance	1,304,050	19,730	1,323,780
Police	6,158,355	(110,460)	6,047,895
Fire	1,742,050	81,930	1,823,980
Public Works	2,698,593	50,310	2,748,903
Engineering	252,620	3,200	255,820
Parks & Recreation	1,200,150	6,850	1,207,000
Library	834,320	8,800	843,120
Non-Departmental	673,700	40,000	713,700
Transfers	1,015,000	550,500	1,565,500
Total Amended Expenditures	<u>\$ 16,971,628</u>	<u>\$ 691,190</u>	<u>\$ 17,662,818</u>

SPECIAL REVENUE FUNDS

	Amended Budget	Supplemental # 1	Revised Budget
Anticipated Revenues:			
Tourism Development	\$ 142,860	\$ -	\$ 142,860
KFDA	60,050	-	60,050
City Enhancement	500,000	2,500,000	3,000,000
Total Amended Revenues	<u>\$ 702,910</u>	<u>\$ 2,500,000</u>	<u>\$ 3,202,910</u>
Planned Expenditures:			
Tourism Development	\$ 142,860	\$ -	\$ 142,860
KFDA	60,050	-	60,050
City Enhancement	500,000	2,500,000	3,000,000
Total Amended Expenditures	<u>\$ 702,910</u>	<u>\$ 2,500,000</u>	<u>\$ 3,202,910</u>

CAPITAL PROJECTS

	Amended Budget	Supplemental # 1	Revised Budget
Anticipated Revenues:			
300 General Capital Projects	\$ 419,230	\$ 1,038,000	\$ 1,457,230
301 Street Improvements	1,795,000	7,000	1,802,000
302 Building Improvements	500,000	8,900,000	9,400,000
305 Water Capital Fund	800,000	(171,355)	628,645
306 Sewer Capital Fund	1,310,000	15,000	1,325,000
307 Cargo Development Fund	332,000	2,446,000	2,778,000
308 Harbor Development	-	-	-
309 Parks & Recreation Fund	74,000	3,000,000	3,074,000
Total Amended Revenues	<u>\$ 5,230,230</u>	<u>\$ 15,234,645</u>	<u>\$ 20,464,875</u>
Planned Expenditures:			
300 General Capital Projects	\$ 419,230	\$ 1,038,000	\$ 1,457,230
301 Street Improvements	1,795,000	7,000	1,802,000
302 Building Improvements	500,000	8,900,000	9,400,000
305 Water Capital Fund	800,000	(171,355)	628,645
306 Sewer Capital Fund	1,310,000	15,000	1,325,000
307 Cargo Development Fund	332,000	2,446,000	2,778,000
308 Harbor Development	-	-	-
309 Parks & Recreation Fund	74,000	3,000,000	3,074,000
Total Amended Expenditures	<u>\$ 5,230,230</u>	<u>\$ 15,234,645</u>	<u>\$ 20,464,875</u>

ENTERPRISE FUNDS

	Amended Budget	Supplemental # 1	Revised Budget
Anticipated Revenues:			
Cargo Fund 500	\$ 1,108,932	\$ 3,740	\$ 1,112,672
Harbor Fund 510	4,234,284	15,930	4,250,214
Boat Yard/Lift 512	1,352,742	2,300	1,355,042
Electric Fund 515	630,913	30,000	660,913
Water Fund 550	2,937,221	531,352	3,468,573
Sewer Fund 570	4,284,710	20,900	4,305,610
Trident Basin Fund 580	348,811	-	348,811
E-911 Services	73,720	80	73,800
Total Amended Revenues	<u>\$ 14,971,333</u>	<u>\$ 604,302</u>	<u>\$ 15,575,635</u>

Enterprise Funds Continued

Planned Expenditures:			
Cargo Fund 500	\$ 1,108,932	\$ 3,740	\$ 1,112,672
Harbor Fund 510	4,234,284	15,930	4,250,214
Boat Yard/Lift 512	1,352,742	2,300	1,355,042
Electric Fund 515	630,913	30,000	660,913
Water Fund 550	2,937,221	531,352	3,468,573
Sewer Fund 570	4,284,710	20,900	4,305,610
Trident Basin Fund 580	348,811	-	348,811
E-911 Services	73,720	80	73,800
Total Amended Expenditures	<u>\$ 14,971,333</u>	<u>\$ 604,302</u>	<u>\$ 15,575,635</u>

INTERNAL SERVICE FUND

	Amended Budget	Supplemental # 1	Revised Budget
Anticipated Revenues:			
Self Insurance Fund	\$ 1,019,700	\$ -	\$ 1,019,700
Total Amended Revenues	<u>\$ 1,019,700</u>	<u>\$ -</u>	<u>\$ 1,019,700</u>
Planned Expenditures:			
Self Insurance Fund	\$ 1,019,700	\$ -	\$ 1,019,700
Total Amended Expenditures	<u>\$ 1,019,700</u>	<u>\$ -</u>	<u>\$ 1,019,700</u>
Total Revenues	\$ 38,895,801	\$ 19,030,137	\$ 57,925,938
Total Expenditures	\$ 38,895,801	\$ 19,030,137	\$ 57,925,938

Section 2: This ordinance shall be in full force and effect from and after its passage as required by law.

CITY OF KODIAK

MAYOR

ATTEST:

CITY CLERK

First Reading:
Second Reading:
Effective Date:

CITY OF KODIAK
 FY 2012 Supplemental
 Attachment B

	Adopted Budget 2012	Capital Project Rollover 2011	Supplemental #1 2012	Total Budget 2012	As of 12/31/2011	Difference	%	
Fund 100 General Fund								
REVENUES:								
310.100 Property Taxes	770,000			770,000	600,000	170,000	78%	
310.111 PILOT from KIHA	3,500			3,500	-	3,500	0%	
310.200 Sales Taxes	9,100,000		237,650	9,337,650	3,053,900	6,283,750	33%	Revenues received higher then anticipated
310.900 Penalty & Interest	25,000			25,000	16,433	8,567	66%	
320.000 License & Permits	75,000			75,000	29,287	45,713	39%	
330.100 PERS Relief	427,540		137,340	564,880	-	564,880	0%	Adjustment to PERS Relief
330.105 State Revenue Sharing	430,000		104,300	534,300	534,336	(36)	100%	Revenues received higher then anticipated
330.130 Fish Tax - Dept of Rev	1,000,000		123,200	1,123,200	1,123,205	(5)	100%	Revenues received higher then anticipated
330.131 Fish Tax - DCED (Shared Fish Tax)	70,000			70,000	160	69,840	0%	
330.140 Fuel Tax Sharing	6,500			6,500	6,882	(382)	106%	
330.150 Alcohol Beverage Sharing	31,000			31,000	-	31,000	0%	
330.160 Utility Revenue Sharing	38,100			38,100	-	38,100	0%	
330.300 State Grant Capital	-		41,000	41,000	41,000	-	100%	Received \$41,000 for Passenger Transport for Jail Library Grant \$6,500, Continuing Education Grant Library \$1,000, Alaska Internet Crimes Against Children Task Force, \$6,000
330.305 State Grant - Operations	40,000		(26,500)	13,500	6,500	7,000	48%	EMPG Grant \$15,000, Alaska Shield \$31,700, State Homeland Security Grant \$25,000
330.325 Federal Grant	-		71,700	71,700	5,487			
340.100 Boarding of Prisoners	905,340			905,340	396,668	508,673	44%	
340.110 State Trooper Comm Contract	120,000			120,000	19,688	100,313	16%	
340.120 Other Police Services	20,000			20,000	1,570	18,430	8%	
340.130 Police Protective Custody	500		2,500	3,000	1,550	1,450	52%	Revenues received higher then anticipated
340.240 Borough Building Inspections	140,000			140,000	41,778	98,222	30%	
340.300 Ambulance Services	40,000			40,000	1,983	38,017	5%	
340.310 Fire Miscellaneous	1,000			1,000	-	1,000	0%	
340.400 School Crossing Guard	12,000			12,000	-	12,000	0%	
340.405 School Lifeguard Services	7,500			7,500	4,449	3,051	59%	
340.405 Parks & Recreation Revenues	116,000			116,000	39,994	76,006	34%	
340.520 Library Revenue	19,000			19,000	6,115	12,885	32%	
340.545 Miscellaneous Service Charges	10,200			10,200	25	10,175	0%	
350.100 Fines & Forfeits	20,500			20,500	1,574	18,926	8%	
360.100 Interest on Investments	60,000			60,000	-	60,000	0%	
363.100 Rents & Royalties	150,000			150,000	84,202	65,798	56%	
375.600 Miscellaneous other	503,800			503,800	11,119	492,681	2%	
380.100 Cargo Terminal Services	34,940			34,940	34,940	-	100%	
380.110 Boat Harbor Services	87,350			87,350	87,350	-	100%	
380.115 Boat Yard Service	34,940			34,940	34,940	-	100%	
380.118 Electric	17,470			17,470	17,470	-	100%	
380.120 Water Services	87,360			87,360	87,360	-	100%	
380.121 Sewer Services	87,360			87,360	87,360	-	100%	
380.125 Trident Basin	17,470			17,470	17,470	-	100%	
380.130 Tourism Services	36,860			36,860	36,860	-	100%	
380.150 Public Works	295,668			295,668	295,668	-	100%	
380.190 Engineering/Inspections Fees	90,960			90,960	90,960	-	100%	
385.100 Approp. From Fund Balance	1,638,770			1,638,770	-	1,638,770	0%	
390.780 Transfer from Insurance Fund	400,000			400,000	400,000	-	100%	
TOTAL REVENUES	16,971,628	-	691,190	17,662,818	7,218,284	10,378,321	41%	
EXPENDITURES:								
Legislative	235,640		20,000	255,640	42,118	213,522	16%	Professional Services for Fisheries Analysis \$20,000
Legal	80,000			80,000	13,965	66,035	17%	
Executive	315,600		14,180	329,780	126,150	203,630	38%	Asset Management Professional Services \$10,000, PERS Relief \$4,180
Emergency Preparedness	56,500			56,500	13,747	42,753	24%	

CITY OF KODIAK
FY 2012 Supplemental
Attachment B

	Adopted Budget 2012	Capital Project Rollover 2011	Supplemental #1 2012	Total Budget 2012	As of 12/31/2011	Difference	%	
City Clerk - Clerk	271,190		4,520	275,710	88,203	187,507	32%	PERS Relief \$3,020, Computer Replacement \$1,500
City Clerk - Records	133,860		1,630	135,490	44,668	90,822	33%	PERS Relief \$1,630
Finance	1,304,050		19,730	1,323,780	520,416	803,364	39%	Unanticipated Software Support \$5,000, PERS Relief \$12,730, \$2,000 Administrative Supplies
Police	6,158,355		(110,460)	6,047,895	2,249,496	3,798,399	37%	Alaska Internet Crimes Against Children Task Force \$6,000, Pro Com repair to Pillar Mountain Tower Array \$19,500, \$5,000 change order for Animal Control Building Repairs, Corrections Overtime \$12,000, Communications Overtime \$36,000, PERS Relief \$59,340, Vehicle for jail \$3,000 (\$38,000 previously budgeted), \$1,700 for Blood Draws for Jail DUI Cases, Reduce Police Station Parking Lot Paving \$253,000
Fire	1,742,050		81,930	1,823,980	713,428	1,110,552	39%	Alaska Shield Exercise - Federal Grant \$31,700, Home Land Security Grant - Personal Protective Gear \$25,000, Annual Leave Payoff \$5,000, PERS Relief \$20,230
Public Works	2,698,593		50,310	2,748,903	1,065,601	1,683,302	39%	PERS Relief \$15,310, Overtime \$35,000
Engineering	252,620		3,200	255,820	46,722	209,098	18%	PERS Relief \$3,200
Parks & Recreation	1,200,150		6,850	1,207,000	443,286	763,714	37%	PERS Relief \$6,850
Library	834,320		8,800	843,120	323,882	519,238	38%	State Continue Education Grant \$1,000, PERS Relief \$7,800
Non-Departmental	673,700		40,000	713,700	526,197	187,503	74%	Public Utilities for Old Police Station
Transfers	1,015,000		550,500	1,565,500	1,015,000	550,500	65%	Revise Transfer to E-911 Project 4029 \$275,000, Fire Engine 4032 \$22,500, Police Parking Lot \$253,000
TOTAL EXPENDITURES	16,971,628	-	691,190	17,662,818	7,232,881	10,429,937	41%	
Fund 251 Tourism Development								
Revenues:								
Hotel/Motel Tax	142,860			142,860	67,447	75,413	47%	
Interest on Investments	-			-	-	-	#DIV/0!	
Approp. From Fund Balance	-			-	-	-	#DIV/0!	
Revenues:	142,860	-	-	142,860	67,447	75,413	47%	
Expenditures:	142,860	-	-	142,860	92,860	50,000	65%	
Fund 254 KFDA								
Revenues:								
Rents	60,000			60,000	53,065	6,935	88%	
Interest on Investments	50			50	-	50	0%	
Approp. From Fund Balance	-			-	-	-	0%	
Revenues:	60,050	-	-	60,050	53,065	6,985	88%	
Expenditures:	60,050	-	-	60,050	10,923	49,127	18%	
Fund 299 City Enhancement								
Revenues:								
Interest on Investments	55,000			55,000	45,376	9,624	83%	
Gibson Cove Cannery	40,500			40,500	20,514	19,986	51%	
Other Revenue - Land Sales	100,000			100,000	-	100,000	0%	
Approp. From Fund Balance	304,500		2,500,000	2,804,500	-	2,804,500	0%	Transfer to New Library Project \$2,000,000, Transfer to Parks & Recreations Project \$500,000
Transfer from General Fund	-			-	-	-	0%	
Revenues:	500,000	-	2,500,000	3,000,000	65,890	2,934,110	0%	

CITY OF KODIAK
 FY 2012 Supplemental
 Attachment B

	Adopted Budget 2012	Capital Project Rollover 2011	Supplemental #1 2012	Total Budget 2012	As of 12/31/2011	Difference	%	
Expenditures:	500,000	-	2,500,000	3,000,000	500,000	2,500,000	0%	Transfer to New Library Project \$2,000,000, Transfer to Parks & Receptions Project \$500,000
Fund 300 General Capital Projects								
Revenue:								
State Grants	4,230	14,500	735,000	753,730	681,752	71,978	90%	Project 4014 \$700,000, Project 4033 \$35,000
Federal Grants	400,000	300,000	27,500	727,500	276,175	451,325	38%	Additional Fed Grant for 4032 \$27,500
Approp. From Fund Balance		50,000		50,000	-	50,000	0%	
Transfer from General Fund	15,000	1,115,000	550,500	1,680,500	1,130,000	550,500	67%	Revise Transfer for 4029 \$275,000, 4032 \$22,500, Police Parking Lot \$253,000
Transfer from Enhancement Fund	-	100,000		100,000	100,000	-	100%	
Transfer from harbor Fund	-	20,000		20,000	20,000	-	100%	
Transfer from Land Development	-	115,000		115,000	115,000	-	100%	
Transfer from E-911 Fund	-	275,000	(275,000)	-	-	-		Revise Transfer for 4029
Revenues:	419,230	1,989,500	1,038,000	3,446,730	2,322,927	1,123,803	67%	
Expenditures:								
4001 Near Island Development		85,000		85,000	76,698	8,302	90%	
4002 City Land Development		70,000		70,000	44,912	25,088	64%	
4009 Compr Records Management Prog		275,000		275,000	238,237	36,763	87%	
4013 Museum Building - Phase I		250,000		250,000	236,056	13,944	94%	
4014 Municipal Airport Improvements		-	700,000	700,000	669,523	30,477	96%	Closed in FY 2012 - Needs to be reopened \$700,000,
4015 Fire Station Upgrades		550,000		550,000	455,434	94,566	83%	
4026 Energy Grants KIB/COK		50,000		50,000	40,189	9,811	80%	
4027 Alaska Shield Hazmat Exercise/Anchorage		14,500		14,500	8,045	6,455	55%	
4028 Financial Software Upgrade	15,000	320,000		335,000	309,798	25,202	92%	
4029 E-911 Upgrade System		275,000		275,000	-	275,000	0%	
4030 Classification & Compensation Study		100,000		100,000	22,623	77,377	23%	
4031 Home Land Security	4,230	-		4,230	4,230	-	100%	
4032 Fire Department Engine Replacement	400,000	-	50,000	450,000	-	450,000	0%	
4033 Fire Department Ambulance Replacement	-	-	35,000	35,000	-	35,000	0%	State Grant EMS \$35,000, Match \$43,729, Unmet \$96,186
4034 Paving Police Station Parking Lot	-	-	253,000	253,000	-	253,000	0%	Transfer from Police Department Pre Approved Parking Lot Paving
Expenditures:	419,230	1,989,500	1,038,000	3,446,730	2,105,744	1,340,986	61%	
Fund 301 Street Improvement								
Revenue:								
State Grants	-	-	-	-	-	-	-	
Federal Grants	-	-	-	-	-	-	-	
Interest on Investments		120,000		120,000	120,000	-	100%	
Approp. From Fund Balance	540,000	1,258,332	(503,382)	1,294,950	-	1,294,950	0%	Reduce use of fund balance
Transfer from General Fund	450,000	729,000		1,179,000	821,000	358,000	70%	
Transfer from Water Capital 305		625,400		625,400	625,400	-	100%	
Transfer from Sewer Capital 306		714,400		714,400	714,400	-	100%	
Transfer from Harbor Fund 510		25,000		25,000	25,000	-	100%	
Transfer from Water Fund 550	290,000	845,100	510,382	1,645,482	1,135,100	510,382	69%	
Transfer from Sewer Fund 570	515,000	35,000		550,000	550,000	-	100%	
Revenues:	1,795,000	4,352,232	7,000	6,154,232	3,990,900	2,163,332	65%	
Expenditures:								
5003 Annual Sidewalk/Curb	-	640,032		640,032	500,758	139,274	78%	
5019 Maple Street - Phase III	1,750,000	2,410,200		4,160,200	3,486,219	673,981	84%	

**CITY OF KODIAK
FY 2012 Supplemental
Attachment B**

	Adopted Budget 2012	Capital Project Rollover 2011	Supplemental #1 2012	Total Budget 2012	As of 12/31/2011	Difference	%	
5024 SPCC PLAN (Spill Prevention Control & Counter Measure	-	209,000	7,000	216,000	210,048	5,952	97%	Additional Funding Needed
5025 Pavement Repairs	-	800,000		800,000	684,839	115,161		
5026 Baranof Museum Retaining Wall Replacement	-	293,000		293,000	268,172	24,828	92%	
5028 Specs 2000	45,000			45,000	236	44,764	1%	
5098 Transfers	-	-		-	-	-		
Expenditures:	1,795,000	4,352,232	7,000	6,154,232	5,150,272	1,003,960	84%	
Fund 302 Building Improvement Fund								
Revenues:								
Interest on Investments		1,000		1,000	1,000	-	100%	
State Grants		-	6,900,000	6,900,000	-	6,900,000	0%	6012 State Grant
Local Funding - Pledges			-	-	-	-		
Local Funding Grant			-	-	-	-		
Transfer from General Fund		1,000,000	-	1,000,000	1,000,000	-	100%	
Transfer from New Library Fund 255		5,424		5,424	5,424	-	100%	
Transfer from Enhancement Fund	500,000	10,000	2,000,000	2,510,000	510,000	2,000,000	20%	Transfer from Enhancement Fund 299
Approp. From Fund Balance				-	-	-		
Revenues:	500,000	1,016,424	8,900,000	10,416,424	1,516,424	8,900,000	15%	
Expenditures:								
6012 New Library	500,000	1,016,424	8,900,000	10,416,424	147,579	10,268,845	1%	State Grant DEC 12-DC-444 & Enhancement Fund Transfer
Expenditures:	500,000	1,016,424	8,900,000	10,416,424	147,579	10,268,845	1%	
Fund 305 Water Capital								
Revenues:								
State Grants		2,800,000	2,604,452	5,404,452	1,402,259	4,002,193	26%	7020 & 7023 - State Grant
Federal Grants		768,000		768,000	332,469			
Approp. From Fund Balance	800,000	286,140	34,938	1,121,078	-	1,121,078	0%	Re open Project 7020, Project 7024 \$8,000
ADEC Drinking Loans		5,573,930	(2,810,745)	2,763,185	-	2,763,185	0%	Reduce use of DEC Drinking Water Loan #503061
ADEC Clean Water Loans		341,930		341,930	200,394	141,536	59%	
Transfer from Street Improvement Fund		78,000		78,000	78,000	-	100%	
Transfer from Water Fund 550	-	349,000		349,000	349,000	-	100%	
Transfer from Sewer Fund 570		98,000		98,000	98,000	-	100%	
Transfer from Sewer Capital 306		-		-	-	-		
Revenues:	800,000	10,295,000	(171,355)	10,923,645	2,460,122	8,027,992	23%	
Expenditures:								
7020 UV Pre/Final Design Secondary Water Treatment Facility			900,000	900,000	873,151	26,849	0%	Closed in FY 2012 - Needs to be reopened
7021 Phase II Downtown Comprehensive Water, Sewer, & Storm Drain		850,000		850,000	426,249	423,751	0%	
7023 UV Water Treatment Facility Construction		8,800,000	(1,079,355)	7,720,645	2,772,738	4,947,907	0%	Revised Budget from DEC
7024 Utility Rate Study		40,000	8,000	48,000	37,131	10,869	0%	Additional funds for Sewer rate study
7026 Aleutian Homes Water & Sewer Replacement Proj Phase V		260,000		260,000	247,557	12,443	0%	
7029 Monashka Pump House Feasibility Study	-	225,000		225,000	151,329	73,671	0%	
7030 Replace Chlorine Solution Storage Tank WWTP		120,000		120,000	-	120,000	0%	
7031 Monashka Watershed Survey	250,000			250,000	-	250,000		
7033 Pillar Creek Dam Spillway Repair Work	550,000			550,000	38,277	511,723		
7099 Transfer				-	-	-	0%	
Expenditures:	800,000	10,295,000	(171,355)	10,923,645	4,546,430	6,377,215	42%	

CITY OF KODIAK
 FY 2012 Supplemental
 Attachment B

	Adopted Budget 2012	Capital Project Rollover 2011	Supplemental #1 2012	Total Budget 2012	As of 12/31/2011	Difference	%	
Fund 306 Sewer Capital Fund								
Revenues:								
Charges for Sewer Sales (10%)		26,000		26,000	26,000	-	100%	
Approp. From Fund Balance	1,310,000	570,000	15,000	1,895,000	-	1,895,000	0%	Project 7510
Transfer from Street Improvement Fund 301	-	15,000		15,000	15,000	-	100%	
Revenues:	<u>1,310,000</u>	<u>611,000</u>	<u>15,000</u>	<u>1,936,000</u>	<u>41,000</u>	<u>1,895,000</u>	<u>2%</u>	
Expenditures:								
7508 Lift Station Electric (5)		26,000		26,000	1,079	24,921	4%	
7509 Upgrade Lift Station #1		150,000		150,000	-	150,000	0%	
7510 Sludge Study & Composting		270,000	15,000	285,000	284,630	370	0%	Additional Funding Needed
7512 Aeration Basin Air Control System		150,000		150,000	-	150,000	0%	
7513 Inflow & Infiltration Repair materials	10,000	15,000		25,000	2,813	22,187	0%	
7514 Rehabilitate Press pump Station	400,000	-		400,000	-	400,000	0%	
7516 Replace Lift Station #1 & #2	900,000	-		900,000	-	900,000	0%	
7599 Transfer		-		-	-	-		
Expenditures:	<u>1,310,000</u>	<u>611,000</u>	<u>15,000</u>	<u>1,936,000</u>	<u>288,522</u>	<u>1,647,478</u>	<u>15%</u>	
Fund 307 Cargo Development Fund								
Revenues:								
State Grants		950,000	1,984,000	2,934,000	295,752	2,638,248	10%	8016 State Grant \$1,600,000 and 8023 State Grant \$384,000
Approp. From Fund Balance	332,000	365,700	462,000	1,159,700	-	1,159,700	0%	8013 Studies \$223,000 & \$239,000
Revenues:	<u>332,000</u>	<u>1,315,700</u>	<u>2,446,000</u>	<u>4,093,700</u>	<u>295,752</u>	<u>3,797,948</u>	<u>7%</u>	
Expenditures:								
8013 Design & Engineering Pier III		250,000	462,000	712,000	65,943	646,057	9%	\$223,000 Wave Study, \$239,000 Geo Tech Study
8015 Cruise Ship Facility Planning - Pier II		250,000		250,000	250,000	-	100%	
8016 Pedestrian Access from Pier II		700,000	1,984,000	2,684,000	42,806	2,641,194	2%	Additional State Grant
8017 Inspection Pier II and Inner Harbor Docks		85,700		85,700	64,241	21,459	75%	
8018 Security Improvements	20,000	30,000		50,000	-	50,000	0%	
8019 Oscar's Dock Electric	150,000	-		150,000	-	150,000	0%	
8020 Decking for Dock I	100,000	-		100,000	-	100,000	0%	
8021 Zinc Replacement	50,000	-		50,000	7,660	42,340	15%	
8022 Data Weather Station	12,000	-		12,000	5,000	7,000	42%	
Expenditures:	<u>332,000</u>	<u>1,315,700</u>	<u>2,446,000</u>	<u>4,093,700</u>	<u>435,651</u>	<u>3,658,049</u>	<u>11%</u>	
Fund 308 Harbor Development								
Revenues:								
State Grant		-		-	-	-		
Federal Grants		-		-	-	-		
ADEC Clean Water Loan - Project # 8514		-		-	-	-		
Proceeds from Bond Sale		-		-	-	-		
Approp. From Fund Balance	(500,000)	1,015,000		515,000	-	515,000	0%	
Transfer from General Fund	500,000	280,000		780,000	780,000	-	100%	
Transfer from Boat Harbor		-		-	-	-		
Water Capital 305		-		-	-	-		
Sewer Capital 306		-		-	-	-		
Revenues:	<u>-</u>	<u>1,295,000</u>	<u>-</u>	<u>1,295,000</u>	<u>780,000</u>	<u>515,000</u>	<u>60%</u>	
Expenditures:								
8515 Harbor Security Camera System		10,000		10,000	-	10,000	0%	
8516 Float, Boat Launch, SPH		150,000		150,000	14,863	135,137	10%	

CITY OF KODIAK
 FY 2012 Supplemental
 Attachment B

	Adopted Budget 2012	Capital Project Rollover 2011	Supplemental #1 2012	Total Budget 2012	As of 12/31/2011	Difference	%	
8517 Restrooms, Fisherman's Hall		200,000		200,000	53	199,947	0%	
8519 SPH Ladders		20,000		20,000	9,791	10,209	49%	
8520 SHH Repairs		745,000		745,000	389,407	355,593	52%	
8521 Channel Transient Float/ Bull Rails		25,000		25,000	-	25,000	0%	
8023 Oscar's Dock Fender Pilling Replacement		45,000		45,000	-	45,000	0%	
8024 Water Front Harbor Planning		100,000		100,000	3,793	96,207	4%	
9598 Transfers		-		-	-	-	0%	
Expenditures:	-	1,295,000	-	1,295,000	417,907	877,093	32%	
Fund 309 Parks & Rec Capital								
Revenue:								
State Grants		100,000	2,000,000	2,100,000	126,755	1,973,245	6%	9001 State Grant
Local Grants			500,000	500,000	-	500,000	0%	9001 From KIB
Approp. From Fund Balance	24,000	346,629		370,629	-	370,629	0%	
Transfer from Enhancement Fund			500,000	500,000	500,000	-	100%	9001 Transfer from Fund 299
Transfer from General Fund	50,000	201,465	-	251,465	251,465	-	100%	
Revenues:	74,000	648,094	3,000,000	3,722,094	878,220	2,843,874	24%	
Expenditures:								
9001 Baranof Park Improvements (E&D)		350,000	3,000,000	3,350,000	248,379	3,101,621	7%	\$2,000,000 State Grant, \$500 Transfer Fund 299, \$500 from KIB
9004 Playground Equipment & Improve	18,000	55,000		73,000	32,123	40,877	44%	
9007 Storage Building - Baranof Park	40,000	75,000		115,000	41,036	73,964	36%	
9012 Baranof Baseball Field Improvements		48,094		48,094	42,816	5,278	89%	
9013 Major Park Maintenance	16,000	70,000		86,000	65,938	20,062	77%	
9014 Building Improvement (Weatherization)		50,000		50,000	19,768	30,232	40%	
9098 Transfers		-		-	-	-	0%	
Expenditures:	74,000	648,094	3,000,000	3,722,094	450,060	3,272,034	12%	
Fund 500 Cargo Terminal								
Revenue:								
PERS Relief	12,020		3,740	15,760	-	15,760	0%	PERS Relief
Dockage Pier III	130,000			130,000	49,026	80,974	38%	
Cruise Ship Revenues	80,000			80,000	56,679	23,321	71%	
Pier III Lease	300,000			300,000	144,570	155,430	48%	
Warf	520,000			520,000	174,983	345,017	34%	
Interest on Investments	7,000			7,000	-	7,000	0%	
Warehouse Rental	200,000			200,000	99,396	100,604	50%	
Van Storage Rental	12,000			12,000	11,392	608	95%	
Miscellaneous	-			-	90	(90)		
Approp. From Retained Earnings	(152,088)			(152,088)	-	(152,088)	0%	
Transfer	-			-	-	-		
Revenues:	1,108,932	-	3,740	1,112,672	536,137	576,535	48%	
Expenditures:								
Cargo Terminal Administration	380,230		3,740	383,970	162,718	221,252	42%	PERS Relief
Cargo Terminal Interfund Charges	189,212			189,212	189,212	-	100%	
Cargo Terminal Warehouse	11,000			11,000	7,373	3,627	67%	
Cargo Terminal Pier II	509,490			509,490	26,828	482,662	5%	
Cargo Terminal Pier III	19,000			19,000	1,227	17,773	6%	
Expenditures:	1,108,932	-	3,740	1,112,672	387,358	725,314	35%	
Fund 510 Boat Harbor Fund								
Revenue:								
PERS Relief	51,140		15,930	67,070	-	67,070	0%	PERS Relief
Dockage AMHS	60,000			60,000	40,938	19,062	68%	

CITY OF KODIAK
 FY 2012 Supplemental
 Attachment B

	Adopted Budget 2012	Capital Project Rollover 2011	Supplemental #1 2012	Total Budget 2012	As of 12/31/2011	Difference	%
Exclusive Moorage	1,225,000			1,225,000	1,269,688	(44,688)	104%
Transient Moorage	500,000			500,000	273,567	226,433	55%
Harbormaster Service	10,000			10,000	4,930	5,070	49%
Gridiron Fees	15,000			15,000	5,938	9,062	40%
Pier/Dock Fees	150,000			150,000	72,502	77,499	48%
Used Oil Fees	5,000			5,000	4,182	819	84%
Waiting List Fees	2,000			2,000	1,250	750	63%
Trailer Parking Fees	25,000			25,000	14,220	10,780	57%
Bulk Oil Sales/Charges	60,000			60,000	20,428	39,572	34%
Gear Storage	30,000			30,000	22,656	7,344	76%
Launch Ramp Fees	20,000			20,000	3,309	16,691	17%
Interest on Investments	30,000			30,000	4,338	25,662	14%
Office Rent AMHS	15,500			15,500	6,439	9,061	42%
Other Revenues	7,300			7,300	5,595	1,705	77%
Harbor Services to Cargo	197,988			197,988	197,988	-	100%
Approp from Retained Earnings	1,830,356			1,830,356	-	1,830,356	0%
Transfer	-			-	-	-	
Revenues:	4,234,284	-	15,930	4,250,214	1,947,968	2,302,246	46%
Expenditures:							
Boat Harbor Administration	3,262,540		15,930	3,278,470	832,667	2,445,803	25% PERS Relief
Boat Harbor Interfund	171,744			171,744	171,744	-	100%
Transfer to Boat Yard Lift	800,000			800,000	800,000	-	100%
Expenditures:	4,234,284	-	15,930	4,250,214	1,804,411	2,445,803	42%
Fund 512 Boat Yard/Lift							
Revenues:							
PERS Relief	7,430		2,300	9,730	-	9,730	0% PERS Relief
Customer Fees	530,500			530,500	120,740	409,760	23%
Interest on Investments	5,000			5,000	-	5,000	0%
Other Revenue	2,000			2,000	100	1,900	5%
Approp from Retained Earnings	7,812			7,812	-	7,812	0%
Transfer	800,000			800,000	800,000	-	100%
Revenues:	1,352,742	-	2,300	1,355,042	920,840	434,202	68%
Expenditures:							
Yard Administration	1,176,160		2,300	1,178,460	317,980	860,480	27% PERS Relief
Boat Yard Interfund	176,582			176,582	176,582	-	100%
Expenditures:	1,352,742	-	2,300	1,355,042	494,562	860,480	36%
Fund 515 Harbor Electrical							
Revenues:							
Non-Meter Charge	20,000			20,000	8,280	11,720	41%
Customer Charge recurring	115,000			115,000	46,781	68,220	41%
Connect/Disconnect fee	7,000			7,000	3,900	3,100	56%
Energy Charge	500,000		30,000	530,000	212,718	317,282	40% Higher than anticipated
Record Fee	1,000			1,000	405	595	41%
HM Service	3,000			3,000	1,870	1,130	62%
Interest on Investments	1,000			1,000	-	1,000	0%
Approp from Retained Earnings	(16,087)			(16,087)	-	(16,087)	0%
Transfer	-			-	-	-	
Revenues:	630,913	-	30,000	660,913	273,954	386,959	41%
Expenditures:							
Electric Utility Administration	535,500		30,000	565,500	133,189	432,311	24% Increased from FY 2011 Actual Expenses
Electric Utility Interfund	95,413			95,413	95,413	-	100%

**CITY OF KODIAK
FY 2012 Supplemental
Attachment B**

	Adopted Budget 2012	Capital Project Rollover 2011	Supplemental #1 2012	Total Budget 2012	As of 12/31/2011	Difference	%	
Expenditures:	630,913	-	30,000	660,913	228,602	432,311	35%	
Fund 550 Water Utility								
Revenues:								
PERS Relief	28,820		8,970	37,790	-	37,790	0%	PERS Relief
Water Sales Metered	1,108,100		132,972	1,241,072	555,071	686,001	45%	City Council Resolution 2011-35 Water Fees 12%
Water Sales City	908,720		109,046	1,017,766	447,597	570,170	44%	City Council Resolution 2011-35 Water Fees 12%
Water Sales Borough	590,850		70,902	661,752	295,291	366,461	45%	City Council Resolution 2011-35 Water Fees 12%
Water Service Connections	8,430		1,012	9,442	640	8,802	7%	City Council Resolution 2011-35 Water Fees 12%
Interest on Investments	30,000			30,000	-	30,000	0%	
Other Revenues	20,000		-	20,000	6,141	13,859	31%	
Approp From Retained Earnings	242,301		208,450	450,751	-	450,751	0%	Transfer to Street Improvement Fund 301
Revenues:	2,937,221	-	531,352	3,468,573	1,304,739	2,163,834	38%	
Expenditures:								
Water Utility Transfers	290,000		510,382	800,382	290,000	510,382	36%	Transfer to Street Improvement Fund 301
Water Utility	2,318,321		20,970	2,339,291	635,086	1,704,205	27%	PERS Relief \$8,970, Overteim \$12,000
Water Treatment Plant	328,900			328,900	123,530	205,370	38%	
Expenditures:	2,937,221	-	531,352	3,468,573	1,048,616	2,419,957	30%	
Fund 570 Sewer Utility								
Revenues:								
PERS Relief	44,030		14,460	58,490	-	58,490	0%	PERS Relief
Sewer Service Charges - City	2,022,000		101,100	2,123,100	951,295	1,171,805	45%	City Council Resolution 2011-36 Sewer Fees 5%
Sewer Service Charges - Outside	1,050,000		52,500	1,102,500	509,094	593,406	46%	City Council Resolution 2011-36 Sewer Fees 5%
Sewer Connections	6,000		300	6,300	2,153	4,147	34%	City Council Resolution 2011-36 Sewer Fees 5%
Septic Truck Discharge	34,000		1,700	35,700	19,729	15,971	55%	City Council Resolution 2011-36 Sewer Fees 5%
Lab Testing Fee	19,000		950	19,950	11,108	8,842	56%	City Council Resolution 2011-36 Sewer Fees 5%
Interest on Investments	40,000			40,000	-	40,000	0%	
Other Revenues	-			-	1,248	(1,248)	0%	
Approp From Retained Earnings	1,069,680		(150,110)	919,570	-	919,570	0%	
Revenues:	4,284,710	-	20,900	4,305,610	1,494,628	2,810,982	35%	
Expenditures:								
Sewer Utility Transfers	515,000			515,000	515,000	-		
Sewer Utility	675,202		2,710	677,912	282,321	395,591	42%	PERS Relief \$1,710, Overtime \$1,000
Wastewater Treatment Plant	3,094,508		18,190	3,112,698	709,487	2,403,211	23%	PERS Relief \$12,190, Overtime \$6,000
Expenditures:	4,284,710	-	20,900	4,305,610	1,506,808	2,798,802	35%	
Fund 580 Trident Basin								
Revenues:								
Trident Basin - Charges	11,000			11,000	583	10,417	5%	
Interest on Investments	1,000			1,000	-	1,000	0%	
Rentals from Others	30,500			30,500	14,838	15,662	49%	
Approp From Retained Earnings	306,311			306,311	-	306,311	0%	
Transfer from General Fund	-			-	-	-	0%	
Revenues:	348,811	-	-	348,811	15,420	333,391	4%	
Expenditures:								
348,811	-	-	348,811	54,906	293,905	16%		
Fund 585 E-911 Services								
Revenues:								
PERS Relief	270		80	350	-	350	0%	PERS Relief
Customer Charges	66,290			66,290	66,287	3	100%	
Interest on Investments	1,000			1,000	-	1,000	0%	

CITY OF KODIAK
 FY 2012 Supplemental
 Attachment B

	Adopted Budget 2012	Capital Project Rollover 2011	Supplemental #1 2012	Total Budget 2012	As of 12/31/2011	Difference	%	
Approp From Retained Earnings	6,160		(275,000)	(268,840)	-	(268,840)	0%	Revise Transfer for 4029
Transfer from General Capital Projects	-		275,000	275,000	-	275,000	0%	Revise Transfer for 4029
Transfer from General Fund	-		-	-	-	-	0%	
Revenues:	73,720	-	80	73,800	66,287	7,513	90%	
Expenditures:	73,720	-	80	73,800	2,821	70,979	4%	PERS Relief
Fund 780 Self-Insurance								
Revenue:								
Interest on Investments	5,000			5,000	-	5,000	0%	
Insurance Refund/Reserve	15,000			15,000	1,646	13,354	11%	
Charges to General Fund	298,500			298,500	298,500	-	100%	
Charges to Trident Basin	8,500			8,500	8,500	-	100%	
Charges to Cargo Terminal	71,100			71,100	71,100	-	100%	
Charges to Boat Harbor	94,000			94,000	94,000	-	100%	
Charges to Boat Yard	2,000			2,000	2,000	-	100%	
Charges to Boat Electric	1,000			1,000	1,000	-	100%	
Charges to Water Utility	18,000			18,000	18,000	-	100%	
Charges to Sewer Utility	41,000			41,000	41,000	-	100%	
Charges to E-911	600			600	600	-	100%	
Approp Fund	465,000			465,000	-	465,000	0%	
Revenues:	1,019,700	-	-	1,019,700	536,346	483,354	53%	
Expenditures:								
Insurance Expenses	1,019,700			1,019,700	834,124	185,576	82%	
Expenditures:	1,019,700	-	-	1,019,700	834,124	185,576	82%	
Non Capital Projects Revenue	33,665,571	-	3,795,492	37,461,063	14,501,004	22,893,846	39%	
Non Capital projects Expenses	33,665,571	-	3,795,492	37,461,063	14,198,871	23,262,192	38%	
	-	-	-	-	302,133	(368,346)		
Capital Projects Revenue	5,230,230	21,522,950	15,234,645	41,987,825	12,285,344	29,266,950	29%	
Capital Projects Expenses	5,230,230	21,522,950	15,234,645	41,987,825	13,542,165	28,445,660	32%	
	-	-	-	-	(1,256,821)	821,290		
Total Revenues	38,895,801	21,522,950	19,030,137	79,448,888	26,786,349	52,160,795	34%	
Total Expenses	38,895,801	21,522,950	19,030,137	79,448,888	27,741,036	51,707,852	35%	
	-	-	-	-	(954,687)	452,944		
Total Non-Capital Projects for FY	33,665,571		3,795,492	\$ 37,461,063				
Total Capital Projects for FY	5,230,230		15,234,645	\$ 20,464,875				
	\$ 38,895,801		\$ 19,030,137	\$ 57,925,938				

CITY OF KODIAK
FY 2012 Supplemental #1

Attachment B
General Fund

Sources of Revenues		Description	Amount
100	Sales Tax	Increased budget based on FY 2011 Taxes of \$9,631,344	\$ 237,650
	PERS Relief	Estimate higher than budgeted	\$ 137,340
	State Revenue Sharing	Received more revenues than budgeted	\$ 104,300
	Fish Tax - Dept of Revenue	Received more revenues than budgeted	\$ 123,200
	State Grants	Received more revenues than budgeted	\$ 14,500
	Federal Grants	Received more revenues than budgeted	\$ 71,700
	Police Protective Custody	Received more revenues than budgeted	\$ 2,500
	Use of Fund Balance	Appropriation from Fund Balance Adjustment	\$ -
			\$ 691,190
Uses			
105	Legislative		
	Professional Services	Professional Services for Fisheries Analysis	\$ 20,000
110	Executive		
	PERS Relief	Estimate higher than budgeted	\$ 4,180
	Professional Services	Asset Management Professional Services Increased Services	\$ 10,000
120	City Clerk Department		
	PERS Relief - Clerk	Estimate higher than budgeted	\$ 3,020
	Equipment	Replacement Computer	\$ 1,500
	PERS Relief - Records Management	Estimate higher than budgeted	\$ 1,630
130	Finance Department		
	Equipment 130.135	Increased Cost for Budgeted Professional Services	\$ 5,000
	PERS Relief	Estimate higher than budgeted	\$ 12,730
	Supplies	Estimate higher than budgeted	\$ 2,000
140	Police Department		
	PERS Relief	Estimate higher than budgeted	\$ 59,340
	Equipment 140.100	Police Station Parking Lot Paving Moved to Project	\$ (253,000)
	Equipment 140.143 Investigations	Alaska Internet Crimes Against Children Task Force	\$ 6,000
	Repair & Maintenance 140.100	Repair Pillar Mountain Tower	\$ 19,500
	Improvements 140.145 Animal Control	Change order to Animal Control Building Repairs	\$ 5,000
	Overtime 140.142 Corrections	Additional Overtime Charges	\$ 12,000
	Overtime 140.144 Communications	Additional Overtime Charges	\$ 36,000
	Equipment 140.142 Corrections	Jail Transportation	\$ 3,000
	Blood Draws 140.142 Corrections	Blood Draw Request for DUI	\$ 1,700
150	Fire		
	PERS Relief	Estimate higher than budgeted	\$ 20,230
	Federal Grants	Alaska Shield Exercise	\$ 31,700
	State Grants	Home Land Security - Protective Gear	\$ 25,000
	Annual Leave	Annual Leave Pay-Off	\$ 5,000
160	Public Works		
	PERS Relief	Estimate higher than budgeted	\$ 15,310
	Overtime - 160.162 Streets	Estimate higher than budgeted	\$ 35,000
165	Engineering		
	PERS Relief	Estimate higher than budgeted	\$ 3,200
170	Parks & Recreation		
	PERS Relief	Estimate higher than budgeted	\$ 6,850
180	Library		
	PERS Relief	Estimate higher than budgeted	\$ 7,800
	State Grants	State Continue Education Grant	\$ 1,000
190	Non-Department Department		
	Utilities 190.100	Increased due to Old Police Station	\$ 40,000
198	Non-Department Department		
	Transfers 390.300	Transfer from General Fund to E-911 Project #4029	\$ 275,000
	Transfers 390.300	Transfer from General Fund to Police Parking Lot Paving #4034	\$ 253,000
	Transfers 390.300	Transfer from General Fund to Fire Engine Purchase #4032	\$ 22,500
			\$ 691,190

CITY OF KODIAK
FY 2012 Supplemental #1

Attachment B
Enhancement Fund

Sources of Revenues

299	Use of Fund Balance	Appropriation from Fund Balance Adjustment	\$ 2,500,000
			\$ 2,500,000
	Transfer to 390.302.	Transfer from General Fund to New Library Project 6012	\$ 2,000,000
	Transfer to 390.309	Transfer from General Fund to Baranof Field Project 9001	\$ 500,000
			\$ 2,500,000

General Capital Projects

Sources of Revenues

300	State Grants	Project 4014 Re-Opened Muni Airport	\$ 700,000
	State Grants	Project 4033 Fire Dept Ambulance Replacement	\$ 35,000
	Federal Grants	Project 4032 Fire Dept Engine Replacement	\$ 27,500
	Transfers 390.100	Transfer from General Fund for Project 4029 E-911 Upgrade	\$ 275,000
	Transfers 390.100	Transfer from General Fund for Project 4032 Fire Dept Engine Replacement	\$ 22,500
	Transfer 390.100	Transfer from General Fund for Project 4033 Police Station Parking Lot Paving	\$ 253,000
	Transfers 390.585	Reverse Transfer from E-911 Enterprise Fund 585	\$ (275,000)
			\$ 1,038,000

Uses

4014	Municipal Airport Improvements	Project Re-Opened	\$ 700,000
4032	Fire Dept Engine Replacement	Additional Fed Grant and Transfer from General Fund	\$ 50,000
4033	Fire Dept Ambulance Replacement	State EMS Grant	\$ 35,000
4034	Police Station Parking Lot Paving	Transfer from General Fund	\$ 253,000
			\$ 1,038,000

Street Improvement Capital Projects

Sources of Revenues

301	Use of Fund Balance	Reduce Use of Fund Balance with Transfer from Water Fund 550	\$ (510,382)
	Use of Fund Balance	Project 5024 Additional Funding Needed	\$ 7,000
	Transfer 390.550	Transfer from Water Fund to Project 5003	\$ 180,032
	Transfer 390.550	Transfer from Water Fund to Project 5019	\$ 240,350
	Transfer 390.550	Transfer from Water Fund to Project 5024	\$ 75,000
	Transfer 390.550	Transfer from Water Fund to Project 5028	\$ 15,000
			\$ 7,000

Uses

5024	SPCC Plan	Additional Funding needed to complete project	\$ 7,000
			\$ 7,000

Building Improvement Fund

Sources of Revenues

302	Transfer 390.299	Transfer from Enhancement Fund for Project 6012 New Library	\$ 2,000,000
	State Grants	State Grant for Project 6012 New Library	\$ 6,900,000
			\$ 8,900,000

Uses

6012	New Library Project 6012	New Library Project	\$ 8,900,000
			\$ 8,900,000

Water Capital Projects

Sources of Revenues

305	State Grants	Projects 7020 & 7023 UV Facility	\$ 2,604,452
	ADEC Loans	Reduce use of DEC Drinking Water Loan for Project 7020 & 7023	\$ (2,810,745)
	Use of Fund Balance	Re-Open Project 7020	\$ 26,938
	Use of Fund Balance	Additional Funds for Project 7024	\$ 8,000
			\$ (171,355)

Uses

7020	UV Pre/Final Design Secondary Water	Re-Opened	\$ 900,000
7023	UV Treatment Facility Construction	Reduced Project costs per DEC	\$ (1,079,355)

CITY OF KODIAK
FY 2012 Supplemental #1

Attachment B

7024	Utility Rate Study	Additional Funding for Sewer Rate Review	\$ 8,000
			\$ (171,355)

Sewer Capital Projects

Sources of Revenues

306	Use of Fund Balance	Additional Funding for Project 7510	\$ 15,000
			\$ 15,000

Uses

7510	Sludge Study & Composting	Additional Funding needed to complete project	\$ 15,000
			\$ 15,000

Cargo Capital Projects

Sources of Revenues

307	State Grants	Project 8016 Pedestrian Access form Pier II	\$ 1,600,000
	State Grants	Project 8016 Pedestrian Access form Pier II	\$ 384,000
	Use of Fund Balance	Wave Study Project 8013	\$ 223,000
	Use of Fund Balance	Geo Tech Study Project #8013	\$ 239,000
			\$ 2,446,000

Uses

8013	Design & Engineering Pier III	\$223,000 Wave Study, \$239,000 Geo Tech Study	\$ 462,000
8016	Pedestrian Access from Pier II	State Grants	\$ 1,984,000
			\$ 2,446,000

Parks & Recreation Capital Projects

Sources of Revenues

309	State Grants	Project 9001 Baranof Park Improvements	\$ 2,000,000
	Transfer 390,299	Transfer from Enhancement Fund for Project 9001 Baranof Park Improvements	\$ 500,000
	Local Grant	Kodiak Island Borough for Project 9001 Baranof Park Improvements	\$ 500,000
			\$ 3,000,000

Uses

9001	Baranof Park Improvements	Additional funding for project	\$ 3,000,000
			\$ 3,000,000

Cargo Fund

Sources of Revenues

500	PERS Relief	Estimate higher than budgeted	\$ 3,740
			\$ 3,740

Uses

100	Cargo - Admin 500.100	PERS Relief	\$ 3,740
			\$ 3,740

Harbor

Sources of Revenues

510	PERS Relief	Estimate higher than budgeted	\$ 15,930
			\$ 15,930

Uses

100	Boat Harbor - Admin	PERS Relief	\$ 15,930
			\$ 15,930

Boat Yard - Lift

Sources of Revenues

512	PERS Relief	Estimate higher than budgeted	\$ 2,300
			\$ 2,300

Uses

100	Boat Yard - Admin	PERS Relief	\$ 2,300
			\$ 2,300

Harbor Electric

Sources of Revenues

515	Energy Charges	Estimate higher than budgeted	\$ 30,000
			\$ 30,000

Uses

100	Electric - Admin	Estimate higher than budgeted	\$ 30,000
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**CITY OF KODIAK
FY 2012 Supplemental #1**

Attachment B

Water Utility Fund

Sources of Revenues

550	PERS Relief	Estimated higher than budgeted	\$ 8,970
	Water Sales Metered	Rate Increase	\$ 132,972
	Water Sales City	Rate Increase	\$ 109,046
	Water Sales Borough	Rate Increase	\$ 70,902
	Water Service Connections	Rate Increase	\$ 1,012
	Use of Fund Balance	Appropriation from Fund Balance Adjustment	\$ 208,450
			\$ 531,352

Uses

360	Water Utility	Transfer to Street Improvement Capital Project Fund	\$ 510,382
	Water Utility	Overtime	\$ 12,000
	Water Utility	PERS Relief	\$ 8,970
			\$ 531,352

Sewer Utility Fund

Sources of Revenues

570	PERS Relief	Estimated higher than budgeted	\$ 14,460
	Sewer Service Changes - City	Rate Increase	\$ 101,100
	Sewer Service Charges - Outside	Rate Increase	\$ 52,500
	Sewer Connections	Rate Increase	\$ 300
	Septic Truck Discharge	Rate Increase	\$ 1,700
	Lab Testing Fees	Rate Increase	\$ 950
	Use of Fund Balance	Appropriation from Fund Balance Adjustment	\$ (150,110)
			\$ 20,900

Uses

380	Waste Water Treatment Plant	PERS Relief	\$ 1,710
380	Waste Water Treatment Plant	Overtime	\$ 1,000
385	Waste Water Treatment Plant	PERS Relief	\$ 12,190
385	Waste Water Treatment Plant	Overtime	\$ 6,000
			\$ 20,900

E-911 Services

Sources of Revenues

585	PERS Relief	Estimated higher than budgeted	\$ 80
	Use of Fund Balance	Appropriation from Fund Balance Adjustment	\$ (275,000)
	Transfer 390.300	Transfer from General Capital Projects Fund 300	\$ 275,000
			\$ 80

Uses

585	Administration	PERS Relief	\$ 80
			\$ 80

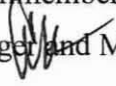
Total Supplemental #1

\$ 19,030,137
\$ -

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MEMORANDUM TO COUNCIL

To: Mayor Branson and City Council members

From: Aimée Kniazowski, City Manager  and Mark Kozak, Public Works Director

Date: January 26, 2012

Agenda Item: V.b. **Resolution No. 2012-03, Authorizing an Agreement Permitting Kodiak Island Housing Authority to Construct a Driveway in the Alley Right-Of-Way Along the West Boundary of Lot 2, Kodiak Business Park Subdivision, and Providing for Related Matters**

SUMMARY: The Kodiak Island Housing Authority (KIHA) formally requested the City to allow them to build a driveway in the City's platted but undeveloped right-of-way (ROW) adjacent to their property on Lot 2 in the Kodiak Business Park Subdivision. City staff worked with KIHA representatives and consulted with the City Attorney to draft an agreement to allow KIHA to develop road access in the ROW to improve lot access and usability as they begin construction of an apartment complex on the site. Staff recommends Council adopt Resolution No. 2012-03, which authorizes the agreement between the City and KIHA to permit construction in the alley ROW and authorizes the City Manager to execute and sign the agreement on the City's behalf.

PREVIOUS COUNCIL ACTION: In 1985, the City entered into a formal agreement to allow two private property owners with lots adjacent to an undeveloped but platted City ROW to construct a roadway to provide access to their respective properties. This agreement provides for others to access and use the developed area as necessary. The agreement remains in effect.

DISCUSSION: KIHA has asked the City to allow them to develop a driveway in the platted but undeveloped portion of the City alley adjacent to the western boundary of their property on Near Island to provide improved access to their housing development scheduled to be built at that location (Attachment B). City staff met with KIHA, reviewed their request, researched the issue, and consulted with the City Attorney to come up with a solution acceptable to both parties.

KIHA proposes to develop and maintain the roadway at their own expense and will arrange and pay for any surveys necessary to establish the boundaries of the ROW. KIHA acknowledges and agrees that the public at large and other landowners will have the right to use the driveway and will not make claims or take no actions that would restrict public access or use. City emergency response vehicles will also have improved access to the lots and structures on either side of the constructed driveway.

City staff finds the KIHA proposal to be reasonable and beneficial to both parties. The City did plat the alleyway, but the ROW remains undeveloped and the City has no plans to develop it in the foreseeable future. The City would retain the ROW and could develop or utilize the ROW in the future if it was

decided to be in the City's best interest. In the meantime, access to the KIHA lot, as well as the Koniag property, would be improved at no cost to the City.

The City Attorney recommends this process be initialized by adoption of Resolution No. 2012-03, which authorizes an agreement between KIHA and the City as to the terms of the development in the City's ROW and authorizes the City Manager to execute the agreement on behalf of the City. Once the agreement has been executed, City staff will file it in the Kodiak Recording District.

ALTERNATIVES:

1. Adopt Resolution No. 2012-03, which is staff's recommendation because it authorizes the agreement between the City and KIHA for KIHA to develop and fully utilize their property without the City having to incur development, operating, and maintenance costs.
2. Amend or do not pass Resolution No. 2012-03, which is not recommended because it would limit access to KIHA's Lot 2 and the apartment complex to be constructed there.

FINANCIAL IMPLICATIONS: There are no financial obligations or impacts to allowing KIHA to develop this platted and undeveloped section of City alleyway.

LEGAL: The City attorney advised staff, developed the legal agreement which is acceptable to KIHA, and drafted the attached resolution.

STAFF RECOMMENDATION: Staff recommends Council adopt Resolution No. 2012-03.

CITY MANAGER'S COMMENTS: I support KIHA's request to build a road or driveway in the City's ROW on the alley next to their property on Near Island. Access to the KIHA lot and their housing complex would be improved, the City would retain all rights to the ROW, and the public and other landowners would have access to the road. This housing development will be an asset to City residents. I also believe KIHA's willingness to pay to develop and maintain this property is a direct benefit to the City since we don't have plans or resources to develop the alley at this time. I recommend Council adopt Resolution No. 2012-03.

ATTACHMENTS:

- Attachment A: Resolution No. 2012-03
- Attachment B: Letter from Kodiak Island Housing Authority, dated 12/15/11 and drawings that identify alleyway and development
- Attachment C: Draft KIHA-City agreement

PROPOSED MOTION:

Move to adopt Resolution No. 2012-03.

**CITY OF KODIAK
RESOLUTION NUMBER 2012-03**

**A RESOLUTION OF THE COUNCIL OF THE CITY OF KODIAK
AUTHORIZING AN AGREEMENT PERMITTING KODIAK ISLAND HOUSING
AUTHORITY TO CONSTRUCT A DRIVEWAY IN THE ALLEY RIGHT-OF-WAY
ALONG THE WEST BOUNDARY OF LOT 2, KODIAK BUISNESS PARK
SUBDIVISION, AND PROVIDING FOR RELATED MATTERS**

WHEREAS, Kodiak Island Housing Authority (“KIHA”) is the owner of real property described as Lot 2, Kodiak Business Park Subdivision, of Tract D-4 within U.S. Survey 4947, according to Plat No. 2002-14, located in the Kodiak Recording District, Third Judicial District, State of Alaska (“Lot 2”); and

WHEREAS, the western boundary of Lot 2 is located adjacent to an undeveloped but previously platted alley right-of-way; and

WHEREAS, KIHA has requested permission from the City to construct a driveway sufficient to afford it access to Lot 2 within the boundaries of this right-of-way; and

WHEREAS, the City has no plans to develop this right-of-way for the foreseeable future, and permitting KIHA to develop a driveway in the right-of-way will support the productive use of Lot 2; and

WHEREAS, there has been presented to this meeting the form of an Agreement for Development of Right-of-Way between the City and KIHA, under which KIHA would develop a driveway to serve Lot 2 in the adjacent alley-right-of-way; and

WHEREAS, it appears that the document described above, which now is before this meeting, is in appropriate form and is an appropriate instrument for the purposes intended.

NOW, THEREFORE, BE IT RESOLVED by the council of the City of Kodiak, Alaska:

Section 1. The City is authorized to grant KIHA permission to construct a driveway to serve Lot 2 in the alley right-of-way west of the boundary of Lot 2 on the terms stated in the Agreement for Development of Right-of-Way between the City and KIHA that now is before this meeting.

Section 2. The form and content of the Agreement for Development of Right-of-Way between the City and KIHA hereby are in all respects authorized, approved, and confirmed, and the City Manager hereby is authorized, empowered, and directed to execute and deliver to the counterparty said document on behalf of the City, in substantially the form and content now before this meeting but with such changes, modifications, additions and deletions therein as shall to her seem necessary, desirable or appropriate, the execution thereof to constitute conclusive evidence of approval of any and all changes, modifications, additions or deletions therein from the form and content of said document now before this meeting, and from and after the execution

and delivery of said document, the City Manager and the City Clerk each hereby is authorized, empowered, and directed to do all acts and things and to execute all documents as may be necessary to carry out and comply with the provisions of said document as executed.

Section 3. This resolution shall become effective upon passage and approval.

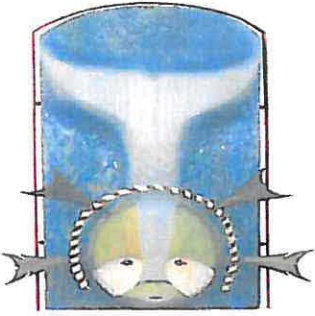
CITY OF KODIAK

MAYOR

ATTEST:

CITY CLERK

Adopted:



Kodiak Island Housing Authority

3137 Mill Bay Road, Kodiak AK, 99615
 Phone: 907-486-8111 Toll Free: 800-478-5442 Fax: 907-486-4432
 www.kodiakislandhousing.org Mortgage License # 287823

December 15, 2011

Aimee Kniazowski
 City Manager
 City of Kodiak
 710 Mill Bay Road
 Kodiak, AK 99615



Dear Aimee,

The Kodiak Island Housing Authority wishes to request a joint agreement with the City of Kodiak. This agreement is for the development of the right-of-way adjacent to the western boundary of Lot 2 of the Kodiak Business Park Subdivision.

In June I met with yourself and Mark Kozak to discuss KIHA's upcoming Senior Housing project and KIHA's desire to develop the alley way between the Koniag and KIHA properties for access purposes. At the time Mark had two concerns; one that Koniag be involved with the ditch design between the properties and two that the City of Kodiak would not inherit maintenance of the alley way in the future. Your only concern was to run this past the City attorney to be sure there were no other issues.

Yesterday we met again and Marty Shuravloff, Executive Director of KIHA, was also in attendance. You presented an agreement for development of the right-of-way that was drafted by the City attorney. This outlines the conditions for use and construction of a driveway.

After review of this draft, KIHA is comfortable with entering into an agreement with the City of Kodiak with the conditions set forth in this document.

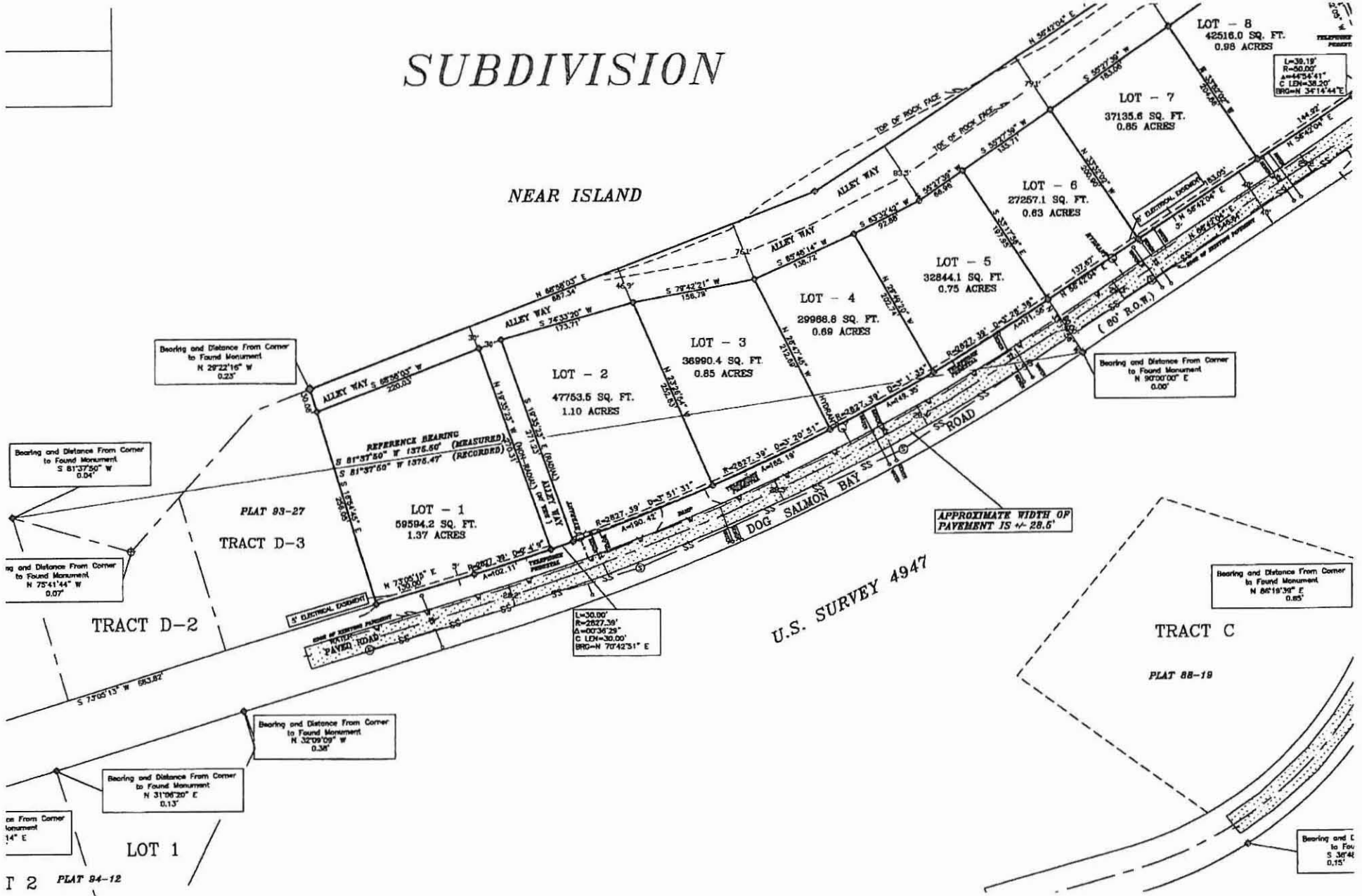
KIHA asks for your support in this matter and thanks you for your consideration.

Respectfully,

Rick Lindholm
 Project Director

SUBDIVISION

NEAR ISLAND



41

LOT 1
PLAT 94-12

KODIAK RECORDING DISTRICT

After recording, return to:

City of Kodiak
710 Mill Bay Road
Kodiak, AK 99615
Attn: City Manager

AGREEMENT FOR DEVELOPMENT OF RIGHT-OF-WAY

THIS AGREEMENT is entered into this _____ day of December 2011, by and between the CITY OF KODIAK, Alaska ("City"), an Alaska municipal corporation, whose address is 710 Mill Bay Road, Kodiak, Alaska 99615, and KODIAK ISLAND HOUSING AUTHORITY ("KIHA"), an Alaska regional housing authority, whose address is 3137 Mill Bay Road, Kodiak, Alaska 99615.

WHEREAS, KIHA is the owner of certain real property described as Lot 2, Kodiak Business Park Subdivision, of Tract D-4 within U.S. Survey 4947, according to Plat No. 2002-14, located in the Kodiak Recording District, Third Judicial District, State of Alaska ("Lot 2"); and

WHEREAS, Lot 2 is located within the City limits of the City of Kodiak and its western boundary is adjacent to an undeveloped but previously platted alley right-of-way; and

WHEREAS, the City has no plans to develop said right-of-way for the foreseeable future; and

WHEREAS, KIHA wishes to construct within the boundaries of said right-of-way a driveway sufficient to afford it access to Lot 2.

NOW, THEREFORE, the parties hereby agree as follows:

1. The City agrees that KIHA may construct within the undeveloped portion of the public right-of-way adjacent to the western boundary of Lot 2 a driveway sufficient to allow access to Lot 2.

2. KIHA agrees to construct said driveway and to maintain the same in a prudent and reasonable fashion and at its sole cost and expense. Further, KIHA agrees to indemnify, hold harmless and defend the City from and against any claim, action or demand, of whatsoever nature, arising either in whole or in part from any act or omission on the part of KIHA, its agents, employees or contractors in connection with the construction, maintenance and/or use of the driveway. The liability assumed by KIHA pursuant to this Agreement includes but is not limited to claims for work and materials furnished for the construction of improvements, damage claims resulting from the construction, maintenance or use of the driveway, and any court costs or attorneys' fees associated with such claims.

3. This Agreement shall not be construed as an abandonment or vacation by the City of the public right-of-way that is the subject of this Agreement nor shall it in any way prejudice or diminish the City's rights to develop and/or utilize said right-of-way in the future in any lawful manner.

4. KIHA acknowledges and agrees that the public at large and other landowners shall have the right to utilize the driveway constructed under this agreement and warrants that it will make no claims and take no actions designed to restrict or having the effect of restricting public access to or use of the same.

5. Any surveys necessary to establish the boundaries of the right-of-way that is the subject of this agreement shall be obtained and paid for by KIHA.

6. To the extent reasonably possible, KIHA shall construct the driveway in the center of the right-of-way.

7. It is mutually acknowledged and agreed that the covenants of KIHA herein set forth are intended to be appurtenant to Lot 2, to run with the land, and to bind its successors and assigns in Lot 2.

IN WITNESS WHEREOF, the parties hereto have executed this Agreement on the date first set forth above.

CITY OF KODIAK

By: _____
Aimee Kniazowski, City Manager

KODIAK ISLAND HOUSING AUTHORITY

By: _____

[Name and Title]

STATE OF ALASKA)
)
THIRD JUDICIAL DISTRICT)

The foregoing instrument was acknowledged before me this _____ day of December 2011, by Aimee Kniazowski, City Manager of the CITY OF KODIAK, an Alaska municipal corporation, on behalf of the City.

Notary Public for Alaska
My Commission expires: _____


STATE OF ALASKA)
)
THIRD JUDICIAL DISTRICT)

The foregoing instrument was acknowledged before me this _____ day of December 2011, by _____, _____ of the KODIAK ISLAND HOUSING AUTHORITY, an Alaska regional housing authority, on behalf of the Housing Authority.

Notary Public for Alaska
My Commission expires: _____

MEMORANDUM TO COUNCIL

To: Mayor Branson and City Councilmembers

From: Aimée Kniaziowski, City Manager 

Date: January 26, 2012

Agenda Item: V.c. **Support of Recommended Library Floor Plan and Construction Delivery Method**

SUMMARY: City staff and the library building committee have been working with the City's design firm and project manager to identify the preferred floor plan, site plan, and construction delivery method. Based on the work done since September 2011, staff is requesting support from the Council of the recommended library floor plan and construction delivery method, known as Construction Manager at Risk, or CMR. Staff recommends Council make a motion to support the recommended floor plan and CMR method for the City's library project.

PREVIOUS COUNCIL ACTION:

- June 23, 2011, Adopted Ordinance No. 1287, budgeting a total of \$1.5 million for the library project.
- Over \$750,000 provided to project by City and Foraker through land value and other in-kind services.
- July 28, 2011, Adopted Resolution No. 2011-22, accepting a state legislative grant of \$6.9 million for library design and construction.
- January 24, 2012, Council received a comprehensive update on the project including a review of the recommended floor plan and construction delivery method.
- January 26, 2012, Ordinance No. 1295 introduced to approve FY2012 supplemental budget amendment which includes \$2 million for library project.

DISCUSSION: The City's new library project has progressed rapidly since the City was accepted into the Foraker Pre-Development Program in March 2010. In August 2011, the City contracted with RISE Alaska for project management services, as recommended by Foraker, and in September 2011, the City contracted with MRV Architects to begin the design and engineering phase of the project. The City and the Kodiak Public Library Association (KPLA) established a building committee to maintain public involvement in the project and to make recommendations to the City Manager and the project manager during the design and construction of the library. The building committee has been very active, meeting multiple times, to work through the project from selection of a project management firm to facilitating visits from the architectural firm on concept design, to review and recommendation of the preferred floor plan.

MRV has made three trips to Kodiak to present conceptual drawings and to receive staff and public input. MRV developed conceptual design options, which the building committee and staff reviewed. Through this process which started in September, the building committee recommends the floor plan (Attachment A) that will go to the next phase of design. City staff and the building committee believe this is a good plan and request Council concurrence or support to begin the schematic design phase based on this floor plan.

The City began to explore the different types of construction delivery methods available for the new library project with the Foraker Pre-Development team. There are three main methods: the standard Design-Bid-Build method the City has used, Design-Build, and Construction Manager at Risk (CMR). The City and the building committee have reviewed the various methods. The City's project manager, Roe Sturgulewski, made a presentation to the City Council at the January 24, 2012, work session explaining the methods (Attachment B). Staff and the building committee recommend the City use the CMR method for the library. They believe there will be more benefits by bringing on the contractor in the design phase to help develop the design, perform value engineering, and provide ongoing cost estimates. The CMR approach is known to improve project quality and reduce project risk factors. The City Manager and the building committee recommend Council concur with the use of this method for the reasons stated. Staff and the project teams are asking Council to voice support for the CMR method as presented. Council will approve a CMR contract once a contractor is recommended through the RFP selection process at future point.

The additional \$2 million appropriation in the FY2012 supplemental is important to the CMR option. With the additional \$2 million and the \$275,000 + of corporate and local donor funds raised by KPLA, the project can move forward to construction as explained by Roe Sturgulewski at the work session. This funding sequence will complete the City's identified match for the project, allow the project to remain on schedule for construction this summer, show City commitment to the library project to corporate and private donors who have been exceptionally generous to date, and meet the requirements of the Rasmuson Foundation grant of up to \$500,000 which we've been invited to apply for in March.

ALTERNATIVES: Council may concur with the City Manager and building committee's recommendations to support moving forward with the preferred floor plan and the CMR construction delivery method, which will enable the architects and project manager to develop both aspects of the project to the next level. This is staff's recommendation. Council may also choose to support one of the two recommendations or take no action at this time.

FINANCIAL IMPLICATIONS: There are no immediate direct financial implications for Council to concur with the recommended floor plan or immediate impacts to voice support for the CMR method of construction delivery. However, if Council does not appropriate the additional funds in the FY2012 supplemental, construction would be delayed for a year, there would be less interest in pursuing the CMR option, and the project would likely increase in cost by an estimated \$300,000 due to normal

inflationary cost escalation. This could then reduce or negate the value of the local and corporate donations received to date.

STAFF RECOMMENDATION: Staff recommends Council make a motion to support the recommended floor plan and CMR construction delivery method.

CITY MANAGER'S COMMENTS: The library project is moving along quickly now, but I think people forget that the City identified the need to replace the existing library since 2004, and it has been a capital project priority for over seven years. A great deal of effort has gone into bringing the project to where it is today. I'm pleased with the help from our project manager, the efforts of the building committee, and the effectiveness of the KPLA capital campaign in continuing to raise money for the project in such a short time. I encourage Council to support the recommended floor plan, which will be taken into the next level of design with much more detail and the CMR construction delivery method. The recommended floor plan is the result of many months of work by the architects, staff, community members, and KPLA. The CMR construction delivery method, though new to us at the City, has been used successfully on other recent Alaska library projects and more recently in construction of the Koniag building.

ATTACHMENTS:

- Attachment A: Project update memo, dated 1/17/12, with RISE project budget summaries
- Attachment B: Preferred library floor plan
- Attachment C: Memo on construction delivery methods, dated 1/17/12
- Attachment D: Construction method comparison chart
- Attachment E: Contractor procurement schedules (concept)

PROPOSED MOTION:

Move to support the floor plan and the Construction Manager at Risk construction delivery method as recommended by the Kodiak Public Library Building Committee through the City Manager.



Memorandum

an  ARCADIS company

TO: Aimee Kniazowski
FROM: Roe Sturgulewski
DATE: January 17, 2012
RE: Kodiak Public Library – Status Update

This provides an update on the Library status.

SCOPE

The Project team is forwarding updated plans under separate cover. MRV's overall level of design completion is consistent with an interim Schematic Design submittal. The Building Committee reviewed a January 12, 2012 version of the floor plan and provided comments. MRV has addressed most of the major Building Committee comments in this version of the plans. The main exception is the Administration area which is still under review. MRV has recently released an updated January 17, 2012 drawing submittal and comments from the Building Committee are being obtained. They will be presented to the Council under separate cover. The size of the building is closely tracking the design target of 16,000 SF. The Project team will be making a design update presentation to the Council on January 24, 2012.

SCHEDULE

The design schedule is generally tracking the goal to complete Schematic Design by the end of January and Construction Documents by July. A concept schedule is being presented with the associated memo on construction delivery methods. The construction delivery method decision and FY 12 Supplemental Budget Enhancement Fund appropriation request both affect the start and end dates of construction. If the \$2m in Enhancement funding is obtained and a decision made to proceed with a Construction Manager/General Contractor delivery method, construction could start this summer.

BUDGET

Find attached a Draft Project Budget and a Draft Revenue Plan dated January 17, 2012. The Revenue and expense amounts are equal.

It is a best practice to have a project with a balanced scope, expense budget and revenue plan. This has a number of benefits. It allows the design to move forward in an efficient manner. It also allows planning for other stages of the project to be addressed with certainty. It is important for our project because if we want to start construction this year we need to get the construction procurement process started in the near term.

The Budget expense amount (\$12.448m) amount is slightly below the cost presented to the Council in December. In my opinion this amount is conservative. The two largest cost items remain Construction and Project Contingency. The January 5, 2012 Concept Design cost estimate from HMS was \$7.7m, or 3.75% below the \$8m budget bid target. MRV is contractually obligated to design the Construction

Documents to this amount (before alternates). While there is still design risk given the stage of design, the Construction amount and Contingency both appear conservative at this point in the project.

The Draft Revenue Plan has two categories. The \$11.5m Subtotal shows existing sources assuming appropriation of \$2M in Enhancement funding by the Council. The additional \$1m reflects future pledges and grants in the KPLA Capital Cabinet Fundraising Plan.

An uncertainty facing the Council is that receipt of the future \$1m in fund raising is not a given. It should be noted the efforts of the Capital Cabinet are extremely positive with \$278k pledged to date. In order to bound the funding uncertainty it is important for the Council to recognize that under a worst case scenario of no additional fund raising, the scope of the project could be tailored to fit the \$11.5m of identified funding. This is not to say there wouldn't be tradeoffs. There would be cuts.

There are multiple ways we could get to a balanced budget. One example is as follows. We could reduce \$230k by not pursuing the ATT parcel. We could direct MRV to design to the \$7.7m in the HMS cost estimate, cutting another \$300k. (While we will not have to dig this deep it's important to note MRV has the obligation to design up to \$1m in alternates). We could eliminate the \$263k of Enhancements. We could lower Contingency to \$982k, reducing another \$218k. Those four changes would get us a balanced budget without additional funding beyond the \$2m in the FY 12 supplemental request. Making all these cuts would require a number of tradeoffs and change the way future financial decisions were evaluated. The main point is that if the Council moves forward with the \$2m in added funding we can balance the scope of the project to match whatever level of other Capital Campaign funding we receive.

Please do not hesitate to contact me at (907) 343-3013 or (907) 244-8669 if you or the Council has any questions.



New Kodiak Public Library Draft Project Budget 1/17/12



Site Acquisition	Pre-Development Budget	Draft Budget	Obligations	12/31/11 Spent	Comments
<i>lots 6B-1A+1B "Barn Site" *</i>	\$650,000	\$650,000	\$650,000	\$650,000	
<i>Potential Additional Parcel</i>	\$230,000	\$230,000			Deferable. Scope not defined.
Subtotal	\$880,000	\$880,000	\$650,000	\$650,000	
Soft Costs					
<i>Pre-Development Costs *</i>	\$85,185	\$85,000	\$85,000	\$85,000	
<i>Miscellaneous Professional Services</i>	\$30,000	\$80,000	\$58,555	\$26,894	
<i>Miscellaneous Administrative</i>	\$35,000	\$35,000	\$1,818	\$1,818	
<i>1% for Art</i>	\$86,000	\$80,000			
Subtotal	\$236,185	\$280,000	\$145,373	\$113,712	
Management and Design					
<i>Architecture/Engineering</i>	\$1,125,000	\$1,050,000	\$760,661	\$42,704	
<i>Project Management</i>	\$350,000	\$350,000	\$117,299	\$44,361	
<i>Special Inspections</i>	\$25,000	\$25,000			
Subtotal	\$1,500,000	\$1,425,000	\$877,960	\$87,065	
Construction					
<i>General Contractor</i>	\$8,570,034	\$8,000,000			A/E required to define \$1.0M in alternates.
<i>Furniture, Fixtures and Equipment</i>	\$728,000	\$400,000			Could be reduced.
Subtotal	\$9,298,034	\$8,400,000	\$0	\$0	
Enhancements					
		\$263,372			Could be eliminated.
Project Contingency					
	\$1,700,000	\$1,200,000			15% of GC construction. Could be reduced.
Total Project Costs:	\$13,614,219	\$12,448,372	\$1,673,333	\$850,777	
* Pre-funded Items Totaling \$735,185					

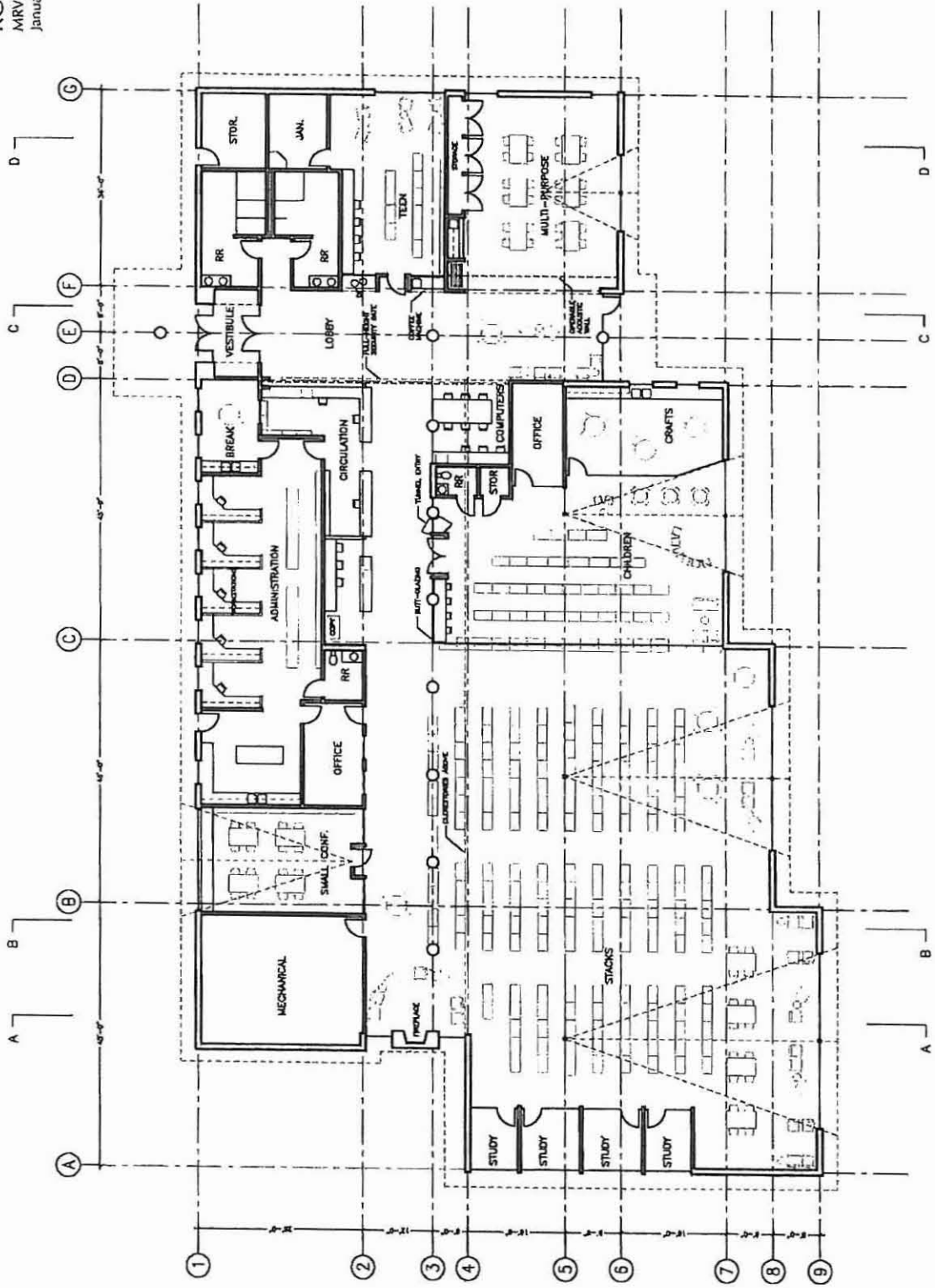
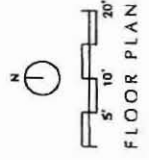


NEW KODIAK PUBLIC LIBRARY
Draft Revenue Plan
1/17/2012



FY 12 State Grant	\$6,900,000
Land & Pre-Development Prefunded Items	\$735,185
Existing Appropriations	\$1,563,187
FY 12 Supplemental (Enhancement Fund)	\$2,000,000
Existing Pledges	\$278,601
Subtotal	<u>\$11,476,973</u>
Future Pledges	\$471,399
Future Grant	\$500,000
Total Anticipated Project Revenue	<u>\$12,448,372</u>

KODIAK LIBRARY
MRV ARCHITECTS
January 17, 2012





Memorandum

an  ARCADIS company

TO: Aimee Kniazowski
FROM: Roe Sturgulewski
DATE: January 17, 2012
RE: Kodiak Public Library – Construction Delivery Methods

This is to provide information on the two basic construction delivery methods suitable for the Library Project and to request concurrence of the Construction Manager/General Contractor (CM/GC) approach by the Council.

There are two basic construction delivery methods suitable for use on the Library project at this point in the design process. The first is Design-Bid-Build (D-B-B). In this format the Architect designs the Work, the Owner competitively bids the project with cost as generally the sole criteria, and the Contractor builds the Work. This is the most common procurement method in the municipal public sector. Over the past 10 years there has been increased use of alternative procurement methods. Use of Construction Manager/General Contractor CM/GC, (also called Construction Manager at Risk (CMR) or Design Assist) is being increasingly used. This approach uses a combination of cost and qualifications as the basis to select the contractor. The contractor is brought on in the Design Phase. They initially work under a Preconstruction Services Agreement. They participate in the design process and provide value engineering and cost estimating services. They are typically provided the opportunity to sole source bid the Work and if they are within 2-5% of the Owners estimate they generally would be awarded the construction contract.

The CM/GC format generally reduces owner risk from a number of perspectives. Given that qualifications and past history are part of the selection process, problems are less likely. Cost certainty is better at a number of levels. Another major advantage relates to schedule. CM/GC allows the contractor to start initial work before all the design is done. This would allow spring/early summer construction for our project. This avoids fall weather site work and winter work premiums or another year of escalation. It's relevant to note that moving the start date a year translates to about \$300K in savings due to decreased escalation. The D-B-B approach also has advantages. The primary one is that there is direct bottom line cost competition at bid time. Another advantage is that both the contracting community and owner are typically more familiar with this method.

Three products are attached to better help understand the options. The first is a document entitled Introduction to Alternative Construction Delivery Methods. This is a general handout and not specifically tailored for this project. It presents construction durations and costs for a larger project than our library. It is being provided to present a general overview of the different delivery methods. The handout also includes a Design Build (D/B) format which is not consistent with our design contract. The second document is entitled Contract Method Comparison. It details project specific advantages of the D-B-B and CM/GC methods. The third document is a Concept Schedule that details the general timelines for the two options under consideration.

Both RISE Alaska and the Kodiak Library Building Committee recommend use of the CM/GC format. The RISE recommendation is based on the assumption that funding will be received to allow construction to start in 2012.

In the event there is a Council concurrence with the CM/GC approach, we will draft the Request for Proposals (RFP) and Contract. We could submit this for Council review prior to issuance if desired.

Please do not hesitate to contact me at (907) 343-3013 or (907) 244-8669 if you or the Council has any questions.



KODIAK LIBRARY
Contract Method Comparison
 1/17/2012



Cost	CM/GC	D-B-B	Comments
First "bid" Cost		+	Firms are hungry
Change orders	+		CMR familiar with project and selected partially on quals
Claims/lawsuits	+		Claims history part of selection
Design services		+	Added packages but potential for some decreased specs in CMR
CA services	+		Generally less problems
CM services	+		More cost paperwork but likely less time needed on site.
Tailor scope/budget	+		
Value engineering	+		Real time costing
GMP	+		Some risks transferred to contractor
Reduced cost risk	+		Multiple levels
Escalation	+		Locks main procurement earlier
Competition		+	Direct cost competition

Schedule

Project duration	+		Depends on bidding assumptions
Early 2012 start	+		Take advantage of good weather
Project completion	+		5 - 8 months faster

Quality

Design familiarization	+		Less chance mistakes
Reduced risk	+		Quality and rep part of selection process

Other

Familiarity		+	Contractors and owners more used to design-bid-build
Relationships	+		Less likely to be adversarial
Scope Flexibility	+		



NEW KODIAK PUBLIC LIBRARY

CONTRACTOR PROCUREMENT CONCEPT SCHEDULES


January 17, 2012



	2011		2012				2013			
	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4
OPTION A: CONVENTIONAL DESIGN-BID-BUILD										
DESIGN										
Concept Design		■								
Schematic Design		■								
Design Development			■							
Construction Documents				■						
CONSTRUCTION										
Bid						■				
Construction							■	■	■	■
OPTION B: CONTRACTOR DESIGN - ASSIST (CM/GC)										
DESIGN										
Concept Design		■								
Schematic Design		■								
Design Development			■							
Construction Documents				■						
Sitework/Utilities Package					■					
Foundation/Structural Package						■				
CONSTRUCTION										
RFP Selection			■							
Design Assistance				■						
Sitework/Utilities Package					■					
Foundation/Structural Package						■				
Total Construction Package							■	■	■	■
	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4

MEMORANDUM TO COUNCIL

To: Mayor Branson and City Councilmembers

From: Debra Marlar, City Clerk 

Date: January 26, 2012

Agenda Item: V.d. **Acceptance of Resignation From Councilmember Josie Rosales**

SUMMARY: Councilmember Josie Rosales called the City Clerk on January 4, 2012, and tendered her resignation from the City Council. Ms. Rosales explained she is receiving medical treatment in Washington and will not return to Kodiak for several weeks. She relayed her appreciation to the City of Kodiak, the Mayor, her fellow Councilmembers, and her constituents.

PREVIOUS COUNCIL ACTION: The Council has previously accepted Council resignations in accordance with Kodiak City Code 2.08.040(b)(3). (Attachment A)

DISCUSSION: The Kodiak City Code empowers the Council to accept Councilmember resignations, which facilitates the recruitment and appointment of another Councilmember to ensure the continuity of City business. Once the Council accepts a Councilmember resignation, the City Code requires that the Council appoint a qualified person to fill the vacancy within 30 days. The appointee would serve until an elected Councilmember takes office after the October 2012 election is certified.

ALTERNATIVES:

1. Accept the resignation and direct the City Clerk to advertise for a qualified person to fill the vacancy.
2. Do not accept the resignation. This option is not recommended because the lack of a full Council impedes the flow of City business.

FINANCIAL IMPLICATIONS: Financial recommendations that include use of Enhancement Fund monies may not be implemented without an affirmative vote of five Councilmembers, as required by KCC 3.28.050, Appropriations.

LEGAL: The City's Attorney has confirmed that the Council may accept the verbal resignation from Councilmember Rosales, which was delivered telephonically to the City Clerk.

ATTACHMENTS:

Attachment A: Kodiak City Code Section 2.08.040 Vacancies

PROPOSED MOTION:

Move to accept the resignation of Josie Rosales from the Kodiak City Council.

Kodiak City Code

2.08.040 Vacancies. The term of mayor or any councilmember may be terminated in accordance with article II, sections 8 and 9 of the city charter. In addition:

(a) The council shall, by concurring vote of five of its members, declare the office of mayor vacant only when the person elected

- (1) Fails to qualify or take office within 30 days after election or appointment;
- (2) Unless excused by the council, is physically absent for 90 consecutive days;
- (3) Resigns and the resignation is accepted;
- (4) Is physically or mentally unable to perform the duties of the office;
- (5) Is convicted of a felony or of an offense involving a violation of the oath of office;
- (6) Is convicted of a felony or misdemeanor described in AS 15.56;
- (7) Is convicted of a violation of AS 15.13; or
- (8) No longer physically resides in the city.

(b) The council shall declare a council position vacant when the person elected

- (1) Fails to qualify or take office within 30 days after election or appointment;
- (2) Unless excused by the council, is physically absent for 90 consecutive days;
- (3) Resigns and the resignation is accepted;
- (4) Is physically or mentally unable to perform the duties of office as determined by

concurring vote of five councilmembers;


- (5) Is convicted of a felony or offense involving a violation of the oath of office;
- (6) Is convicted of a felony or misdemeanor described in AS 15.56 and five councilmembers concur in expelling the person elected;
- (7) Is convicted of a violation of AS 15.13; or
- (8) No longer physically resides in the city.

(c) If a vacancy occurs in the office of mayor, the council shall, within 30 days, appoint a qualified person to fill the vacancy. The person appointed serves until the next regular election when a successor is elected to serve the balance of the term. If a member of the council is appointed mayor, the member appointed shall resign the seat on the council.

(d) If a vacancy occurs in the office of councilmember, the remaining members shall, within 30 days, appoint a qualified person to fill the vacancy. A person appointed under this section serves until the next regular election, when a successor shall be elected to serve the balance of the term. However, if the number of vacancies is such that the council is reduced to fewer than the number required to constitute a quorum, the provisions of article II, section 10 of the city charter shall apply. (Ord. 801 §4, 1986; CCK §2.1.4)

MEMORANDUM TO COUNCIL

To: Mayor Branson and City Councilmembers

From: Aimée Kniaziowski, City Manager 

Date: January 26, 2012

Agenda Item: V.e. **Appointment of City Representative to the Cook Inlet Regional Citizens Advisory Council**

SUMMARY: The City of Kodiak has a dedicated seat for a representative on the Cook Inlet Regional Citizens Advisory Council (CIRCAC). Rob Lindsey is the City's representative on their board of directors, and his seat will expire in March 2012. Mr. Lindsey told Mayor Branson he would like to serve another three-year term representing Kodiak. The CIRCAC has requested notification of the City's appointment no later than January 30, 2012.

PREVIOUS COUNCIL ACTION: The City of Kodiak has appointed a representative to the CIRCAC since it was established. Rob Lindsey's most recent appointment to CIRCAC by the City Council was in December of 2008 for a three-year term.

DISCUSSION: The Cook Inlet Regional Citizens Advisory Council's mission is to represent the citizens of the Cook Inlet region in promoting environmentally safe marine transportation and oil facility operations in Cook Inlet. The City's representative on the CIRCAC has the opportunity to influence decisions having important implications for oil transportation safety in Alaska, and the State's oil spill prevention and response capabilities. CIRCAC wants to fill the three-year seat on the advisory council, and the City should take action to appoint a representative who understands Kodiak's needs, concerns, and perspectives.

Rob Lindsey has served as the City's representative to the CIRCAC since 1999. He is an active board member who attends most meetings in person, and if he cannot attend, participates by teleconference. He has also been serving as the chair of one of their standing committees.

Mr. Lindsey told Mayor Branson that he is interested in serving another term on the CIRCAC and hopes Council will support his reappointment as Kodiak City's representative.

ALTERNATIVES:

1. Appoint a City representative to the CIRCAC. This is recommended to ensure the City continues to be represented on the Advisory Council.
2. Do not make an appointment, which is not recommended.

CITY MANAGER'S COMMENTS: I commend Mr. Lindsey for his twelve years of service to Kodiak City on the CIRCAC and recommend Council reappoint Mr. Lindsey to the CIRCAC for another three-year term. He has represented Kodiak's interests for a long time, is an active board member, and wishes to continue his service. His reappointment will also provide continuity of service and representation of Kodiak's interests to the CIRCAC.

ATTACHMENTS:

Attachment A: CIRCAC letter, dated 11/15/11

PROPOSED MOTION:

Move to appoint Rob Lindsey to a three-year term as the City of Kodiak representative on the Cook Inlet Regional Citizens Advisory Council.



"The mission of the Council is to represent the citizens of Cook Inlet in promoting environmentally safe marine transportation and oil facility operations in Cook Inlet."

Members

Alaska State Chamber of Commerce

Alaska Native Groups

Environmental Groups

Recreational Groups

Aquaculture Associations

Fishing Organizations

City of Kodiak

City of Kenai

City of Seldovia

City of Homer

Kodiak Island Borough

Kenai Peninsula Borough

Municipality of Anchorage

November 15, 2011

City of Kodiak
Pat Branson
710 Mill Bay Road, Room 216
Kodiak, AK 99615

Dear Mayor Branson:

The Cook Inlet Regional Citizens Advisory Council (RCAC) is a citizen's oversight council for oil operations in the Cook Inlet area, organized under provisions in the Oil Pollution Act of 1990 (OPA 90). The Council's mission is to represent the citizens of Cook Inlet in promoting environmentally safe marine transportation and oil facility operations in Cook Inlet.

The Council, formed in late 1990, as a not for profit corporation, consists of special interest groups and municipality seats, which includes the City of Kodiak.

The Board of Directors are elected on a 3 year rotating basis. The three-year term for the City of Kodiak seat expires in March of 2012. The seat is currently held by Mr. Rob Lindsey.

Your participation in this membership process is important to us! Please submit to our office by January 30, 2012, written notification of your continued appointment of Mr. Lindsey or the name of his replacement.

If you have any questions about Cook Inlet RCAC or the selection process, please feel free to contact me at 907-283-7222 or karendelaney@circac.org. We look forward to hearing from you in the very near future.

Sincerely yours,

Karen Delaney
Assistant Executive Director

cc: Rob Lindsey
CIRCAC Board of Directors