

MUNICIPALITY OF ANCHORAGE

ANCHORAGE ASSEMBLY

Minutes for Regular Meeting of September 1, 1998

1. **CALL TO ORDER:**

Chair Fay Von Gemmingen convened the meeting at 6:05 p.m. in the Assembly Chambers, 3600 Denali Street, Anchorage, Alaska.

2. **ROLL CALL:**

Present: Bob Bell, Ted Carlson, George Wuerch, Melinda Taylor, Charles Wohlforth, Fay Von Gemmingen, Cheryl Clementson, Kevin Meyer, Pat Abney, Dan Kendall, Joe Murdy.
Absent: None.

3. **PLEDGE OF ALLEGIANCE:** Mr. Murdy led the pledge.

4. **MINUTES OF PREVIOUS MEETING:** None.

5. **MAYOR'S REPORT:**

Mayor Mystrom reported administrative staff had compiled research on the operation of street markets across the country and tried to contact each Anchorage Saturday Market vendor to catalogue concerns they have about relocating to 4th Avenue. Logistics surfaced as a major concern. He announced a work session was tentatively scheduled in early October. An alternative under consideration is to use 4th Avenue, E Street and the 3rd Avenue parking lot for the Market and give vendors a choice of location.

Mr. Wohlforth moved,
seconded by Mr. Wuerch,
and it passed without
objection,

to recess into executive session for the purpose of
discussing matters regarding the immediate
public knowledge, which would adversely affect
finances of the Municipality, specifically the ATU sale and
proposed ATU loan.

Mr. Wohlforth advised that the Investment Banking team wished to convey confidential information to the Assembly.

Mr. Kendall and Mr. Greene reviewed the code relative to executive sessions.

The meeting recessed at 6:15 p.m. and reconvened at 8:05 p.m.

6. **ADDENDUM TO AGENDA:**

Mr. Wuerch moved,
seconded by Mr. Wohlforth,

to amend the agenda to include
items on the addendum.

Chair Von Gemmingen read the addendum items.

Question was called on the motion to amend the agenda and it passed without objection.

7. **CONSENT AGENDA:** None.

- A. BID AWARDS: None.
- B. ORDINANCES AND RESOLUTIONS FOR INTRODUCTION: None
- C. RESOLUTIONS FOR ACTION: None.
- D. NEW BUSINESS: None.
- E. INFORMATION AND REPORTS: None.

8. **REGULAR AGENDA:**

- A. TIME CRITICAL ITEMS: None.
- B. BID AWARDS: None.
- C. ORDINANCES AND RESOLUTIONS FOR INTRODUCTION: None.
- D. RESOLUTIONS FOR ACTION: None.
- E. NEW BUSINESS: None.
- F. INFORMATION AND REPORTS: None.

9. **OLD BUSINESS AND UNFINISHED ACTION ON PUBLIC HEARING ITEMS:**

- A. Ordinance No. AO 98-135, an ordinance of the Anchorage Municipal Assembly amending AMC Sections 12.35.005, 12.35.010, and 12.35.025 and providing for **tax exemptions and tax deferral for deteriorated property**, Assemblymember Wohlforth.

1. Assembly Memorandum No. AM 767-98.
 2. Assembly Memorandum No. AM 825-98, AO 98-135 and AO 98-136 "Property Tax Exemption/Deferral Deteriorated Property", Finance.
 3. Assembly Memorandum No. AM 844-98, AO 98-135 - Summary of Economic Effects, Assemblymember Wohlforth.
 4. Ordinance No. AO 98-135(S), an ordinance of the Anchorage Municipal Assembly amending AMC Sections 12.35.005, 12.35.010, and 12.35.025 and providing for tax exemptions and tax deferral for deteriorated property, Assemblymember Wohlforth. **(addendum)**
 5. Information Memorandum No. AIM 106-98, AO 98-135, providing for deteriorated property tax exemptions and deferrals and companion ordinances 98-134 and 98-136(S), Mayor's Office. **(addendum)**
- (CONTINUED FROM 8-18-98; POSTPONED FROM 8-25-98)
- B. Ordinance No. AO 98-136, an ordinance of the Anchorage Municipal Assembly **designating certain real property as deteriorated property** (all property located between Cordova and Eagle Streets and 3rd and 4th Avenues), Assemblymember Wohlforth.
1. Assembly Memorandum No. AM 768-98.
 2. Assembly Memorandum No. AM 825-98.
 3. Assembly Memorandum No. AM 845-98, AO 98-136 - Summary of Economic Effects, Assemblymember Wohlforth.
 4. Ordinance No. AO 98-136(S), an ordinance of the Anchorage Municipal Assembly designating certain real property as deteriorated property (all property located between Cordova and Eagle Streets and 3rd and 4th Avenues), Assemblymember Wohlforth.
 5. Information Memorandum No. AIM 106-98. **(addendum)**
- (CONTINUED FROM 8-18-98; POSTPONED FROM 8-25-98)
- C. Ordinance No. AO 98-134, an ordinance of the Anchorage Municipal Assembly **withdrawing certain real property from the Heritage Land Bank for public purposes and authorizing the sale of said real property at the current appraised fair market value** (Parcel No. 1 - Lots 7,8 and 9A, Block 23, East Addition to Original Townsite; Parcel No. 2 - Lot 2, Block 23, East Addition to Original Townsite; Parcel No. 3 - Lots 4,5 and 6, Block 24, East Addition to Original Townsite), Assemblymember Wohlforth.
1. Assembly Memorandum No. AM 766-98.
 2. Assembly Memorandum No. AM 846-98, AO 98-134 - Summary of Economic Effects, Assemblymember Wohlforth.
 3. Information Memorandum No. AIM 106-98. **(addendum)**
- (CONTINUED FROM 8-18-98; POSTPONED FROM 8-25-98)

Items 9.A through 9.C were considered later in the meeting. See item 16.

10. **APPEARANCE REQUESTS:** None.

11. **CONTINUED PUBLIC HEARINGS:**

- A. Ordinance No. AO 98-51, an ordinance of the Municipality of Anchorage amending Anchorage Municipal Code Chapters 11.10 - 11.40 governing the authority of the Anchorage Transportation Commission; changing the regulation of taxicabs, limousines, and vehicles for hire; **changing the regulation of chauffeurs operating taxicabs, limousines, and vehicles for hire; and changing the regulation of dispatch services**, Legal Department.
1. Assembly Memorandum No. AM 505-98.
- (CONTINUED FROM 6-2-98 AND 7-14-98; CARRIED OVER FROM 8-25-98)

Chair Von Gemmingen opened the public hearing and asked if anyone wished to speak. There was no one, and she closed the public hearing.

Ms. Abney moved,	to continue the hearing
seconded by Ms. Clementson,	to November 17, 1998.

Mr. Kendall recommended the ordinance be returned to the Transportation Commission for drafting of a new ordinance. The Assembly committee seems to be redoing work of the Commission.

Mr. Kendall moved,	to return the ordinance to the Transportation
seconded by Mr. Bell,	Commission, to address the committee's
and it was withdrawn,	reports and Assembly concerns.

Ms. Abney stated the committee had reviewed about 2/3 of the document and had lots of community participation. Consensus has been reached on most items. She opposed returning the ordinance to the commission.

Mr. Murdy moved,	to continue the public hearing to November 17, hold
seconded by Mr. Kendall,	another work session, and then return the ordinance to
and it was withdrawn,	the Transportation Commission for final recommendation.

There was discussion on how many more committee meetings would be needed to complete the work.

Mr. Kendall moved, to continue the public hearing
seconded by Mr. Bell, to September 15, 1998.

AYES: Bell, Kendall.

NAYS: Carlson, Wuerch, Taylor, Wohlforth, Von Gemmingen, Clementson, Meyer, Abney, Murdy.

Question was called on the motion to continue the public hearing to November 17, 1998, and it passed:

AYES: Carlson, Wuerch, Taylor, Wohlforth, Von Gemmingen, Clementson, Meyer, Abney, Murdy.

NAYS: Bell, Kendall.

- B. Ordinance No. AO 98-58(S), an ordinance amending Anchorage Municipal Code Title 8, The Penal Code, by enacting a new Chapter 8.55 to **authorize and establish conditions and procedures for the seizure, forfeiture, recovery and disposition by the Municipality of specified proceeds of a crime**, substituted proceeds of a crime, instrumentalities of a crime, contraband and other property the manufacture, possession, sale, distribution or use of which is illegal or which is used in illegal activities, Legal Dept.
1. Assembly Memorandum No. AM 337-98.
 2. Assembly Memorandum No. AM 360-98, AO 98-58(S): forfeitures of assets and property involved in criminal activity, Legal Dept.
 3. Ordinance No. AO 98-58(S-4), an ordinance amending Anchorage Municipal Code Title 8, The Penal Code, by enacting a new Chapter 8.55 to authorize and establish conditions and procedures for the seizure, forfeiture, recovery and disposition by the Municipality of specified proceeds of a crime, substituted proceeds of a crime, instrumentalities of a crime, contraband and other property the manufacture, possession, sale, distribution or use of which is illegal or which is used in illegal activities.
- (CONTINUED FROM 4-7-98, 4-28-98, 5-5-98, 6-9-98, AND 8-18-98; CARRIED OVER FROM 8-25-98)

Chairman Von Gemmingen opened the public hearing and asked if anyone wished to speak. She stated persons testifying now will not be allowed to testify again at the continued hearing on September 22.

Ms. Abney stated she intended to introduce additional ordinances concerning this subject.

JOHN WISSEMORE contended that the ordinance provided for seizure of property, whether a crime was committed or not. The ordinance permits seizure based on probable cause, with or without a court order. He felt that was unconstitutional. Provisions for property release do not fully return the property to the owner. He objected on constitutional grounds to the municipality being able to sell property then use those proceeds without compensating the owner.

MICHAEL JOHNSON was concerned unclaimed property of innocent people could be forfeited under this law because it did not allow enough time to file a claim. He objected to the police chief controlling the proceeds of property sales.

BILL SPEARMAN described several ways the ordinances could be used in an abusive manner. Private property rights are basic to a free society and this ordinance would undermine those rights.

CHARLES McKEE contended that a criminal element was entrenched in the city hierarchy. These ordinances only give them another weapon to fight people who might oppose them.

JIM VAN DORN felt that the ordinances only copied failed Federal and State policies. These laws do not protect the lives and property of innocent citizens. Before the ordinance is adopted, an impact statement, detailing the effects of this law on innocent persons, should be placed before the voters.

Chair Von Gemmingen asked if anyone else wished to speak. There was no one, and she closed the public hearing. She announced the hearing would be continued on September 22, 1998.

- C. Ordinance No. AO 98-143, an ordinance of the Municipality of Anchorage amending Anchorage Municipal Code Chapter 10.60, regarding **sidewalk vendors**, Assemblymember Wohlforth.
1. Assembly Memorandum No. AM 793-98.
 2. Ordinance No. AO 98-143(S), an ordinance of the Municipality of Anchorage amending Anchorage Municipal Code Chapter 10.60, regarding sidewalk vendors, Assemblymember Wohlforth.
 3. Assembly Memorandum No. AM 869-98.
- (CONTINUED FROM 8-18-98; CARRIED OVER FROM 8-25-98)

Chair Von Gemmingen opened the public hearing and asked if anyone wished to speak.

KELLY TOTH, Anchorage Downtown Partnership, supported AO 98-143(S). She thanked Mr. Moyer for his work on the ordinance and stated vendors give the downtown vitality.

PAUL NANGLE thanked Mr. Moyer and Mr. Wohlforth for their work on the ordinance. He noted that correction should be made regarding the size of the stand, number of sides that must be covered, and the effective date. Since his business has operated consistently, he wanted to be grandfathered with respect to site preference.

Chair Von Gemmingen asked if anyone else wished to speak. There was no one, and she closed the public hearing.

Mr. Wohlforth moved, to adopt AO 98-143(S).
seconded by Ms. Taylor,

Mr. Wohlforth recognized the work of Greg Moyer and Wendy Feuer on the ordinance. He opposed changes, at this point, because of the amount of public participation and agreement this effort received.

Ms. Clementson and Mr. Wohlforth discussed why the effective date of the site lottery is next year.

In response to Chair Von Gemmingen, Mr. Moyer clarified vendors are permitted to have a stool and ice chest on the site, which can be located outside the 10-foot site, but the stand can only be three feet wide.

Question was called on the motion to adopt AO 98-143(S) and it passed:

AYES: Bell, Carlson, Wuerch, Taylor, Wohlforth, Von Gemmingen, Meyer, Abney, Kendall, Murdy.

NAYS: None.

(Clerk's Note: Ms. Clementson was out of the room at the time of the vote.)

- D. Ordinance No. AO 98-118, an ordinance amending the zoning map and providing for the rezoning from R-2M (Multiple Residential District) to PLI (Public Lands and Institutions District) for **Lot 1A, Block 39A, South Addition Subdivision**, generally located on the east side of "E" Street and north of West 15th Avenue (South Addition Community Council) (Case 98-050), Community Planning and Development.
1. Assembly Memorandum No. AM 698-98.
(CARRIED OVER FROM 8-25-98)

Chair Von Gemmingen opened the public hearing and asked if anyone wished to speak. There was no one, and she closed the public hearing.

Mr. Murdy moved, to adopt AO 98-118.
seconded by Mr. Meyer,

AYES: Bell, Carlson, Wuerch, Taylor, Wohlforth, Von Gemmingen, Meyer, Abney, Kendall, Murdy.

NAYS: None.

(Clerk's Note: Ms. Clementson was out of the room at the time of the vote.)

- E. Ordinance No. AO 98-119, an ordinance amending the zoning map and providing for the rezoning from T (Transition) District to AF (Antenna Farm) District for the **Tower Subdivision, Tract A**, generally located south of the curve where Minnesota Drive turns into O'Malley Road and north of Klatt Road and west of "C" Street (Bayshore-Klatt Community Council) (Planning and Zoning Commission Case 98-036), Community Planning and Development.
1. Assembly Memorandum No. AM 699-98.
(CARRIED OVER FROM 8-25-98)

Chair Von Gemmingen opened the public hearing and asked if anyone wished to speak.

TIM POTTER of DOWL Engineers, representing the petitioners, stated that a radio station and tower are currently on the site. This rezoning is required so another antenna can be co-located on the parcel. Any antenna over 100 feet high must go through a separate conditional use process so the public can evaluate the details of the project. The use is perhaps the only one compatible with wetlands because space for guy wires and "free fall" zones prohibit development in a radius area equal to the height of the tower.

In response to Ms. Abney, Mr. Potter indicated a presentation was made to the Bayshore/Klatt Community Council. Pioneer Broadcasting offered to send an engineer to businesses or homes where people complained about reception or interference problems. The Federal Communications Commission requires any new tower owner/operator to fix any interference problem for a year after start-up. No representatives of the Bayshore/Klatt Community Council testified before the Planning and Zoning Commission.

In response to Mr. Bell, Mr. Potter advised that the tower would not encroach into airplane approach paths to Campbell Lake. A benefit of the project to area pilots is the relocation of the KFQD tower, which will reduce the number of tower locations across Anchorage.

Chair Von Gemmingen asked if anyone else wished to speak. There was no one, and she closed the public hearing.

Mr. Meyer moved, to adopt AO 98-119.
seconded by Kendall,

Mr. Bell opposed the ordinance because the applicant did not adequately address the concerns of Bayshore/Klatt Community Council or pilots on Campbell Lake.

In response to Mr. Wuerch, Dennis Bookey, Pioneer Broadcasting, stated it was more common to have interference problems with AM broadcasters than FM.

Ms. Clementson felt that this was a good use of this wetland area. This use will maintain open space. There has been no public outcry in opposition.

Question was called on the motion to adopt AO 98-119 and it passed:

AYES: Carlson, Taylor, Wohlforth, Von Gemmingen, Clementson, Meyer.

NAYS: Bell, Wuerch, Abney, Kendall, Murdy.

(Clerk’s Note: Notice of Reconsideration was submitted the following day by Ms. Taylor. See minutes of September 22, 1998.)

The meeting recessed at 9:45 p.m. and reconvened at 10:02 p.m.

- F. Ordinance No. AO 98-128, an ordinance amending the zoning map and providing for the rezoning from B-1A (Local and Neighborhood Business District) to B-3 (General Business District) for **Tract A2, Bonnibrook Subdivision**, generally located at the southeast corner of East Northern Lights Boulevard and Boniface Parkway (University Area Community Council) (Planning and Zoning Commission Case 98-053), Community Planning and Development.
1. Assembly Memorandum No. AM 725-98.
(CARRIED OVER FROM 8-25-98)

Chair Von Gemmingen opened the public hearing and asked if anyone wished to speak.

ROBERT PICARD, RHL Design Group, representing Chevron, was present to answer questions.

Chair Von Gemmingen asked if anyone else wished to speak. There was no one, and she closed the public hearing.

Ms. Clementson moved, to adopt AO 98-128.
seconded by Mr. Murdy,

AYES: Bell, Wuerch, Taylor, Wohlforth, Von Gemmingen, Clementson, Abney, Kendall, Murdy.

NAYS: None.

(Clerk’s Note: Mr. Carlson and Mr. Meyer were out of the room at the time of the vote.)

- G. Ordinance No. AO 98-129, an ordinance repealing AO 83-224 and amending the zoning map and providing for the rezoning from I-2/SL (Heavy Industrial with Special Limitations) to I-2/SL (Heavy Industrial with Special Limitations) for a **6.70 acre portion of Tract D-1, Turnagain Industrial Park Subdivision**, generally located on the east side of Johns Road and north of East Klatt Road (Bayshore-Klatt Community Council) (Planning and Zoning Commission Case 98-051), Community Planning and Development.
1. Assembly Memorandum No. AM 726-98.
(CARRIED OVER FROM 8-25-98)
2. Ordinance No. AO 98-129(S), an ordinance repealing AO 83-224 and amending the zoning map and providing for the rezoning from I-2/SL (Heavy Industrial with Special Limitations) to I-2/SL (Heavy Industrial with Special Limitations) for a 6.70 acre portion of Tract D-1, Turnagain Industrial Park Subdivision, generally located on the east side of Johns Road and north of East Klatt Road (Bayshore-Klatt Community Council) (Planning and Zoning Commission Case 98-051 and 98-051-2). **(LAID ON THE TABLE)**

Chair Von Gemmingen opened the public hearing and asked if anyone wished to speak.

DUANE ADAMS, representing the petitioner, summarized the content of the substitute ordinance.

Chair Von Gemmingen asked if anyone else wished to speak. There was no one, and she closed the public hearing.

Mr. Wuerch moved, to adopt AO 98-129(S).
seconded by Mr. Kendall,

AYES: Bell, Carlson, Wuerch, Taylor, Wohlforth, Von Gemmingen, Clementson, Abney, Kendall, Murdy.

NAYS: None.

(Clerk’s Note: Mr. Meyer was out of the room at the time of the vote.)

12. **NEW PUBLIC HEARINGS:**

- A. Resolution No. AR 98-282, a resolution of the Anchorage Municipal Assembly **approving and authorizing a loan in an amount not to exceed \$5,000,000 from the General Municipal Funds (Cash) to the Anchorage Telephone Utility** subject to disbursement approval by the Executive Manager, Assemblymembers Wohlforth, Meyer, and Murdy.
1. Resolution No. AR 98-282(S), a resolution of the Anchorage Municipal Assembly approving and authorizing a loan in an amount not to exceed \$5,000,000 from the General Municipal Funds (Cash) to the Anchorage Telephone Utility subject to disbursement approval by the Executive Manager, Executive Manager. **(addendum)**
2. Information Memorandum No. AIM 105-98.

Chair Von Gemmingen opened the public hearing and asked if anyone wished to speak.

DANA TINDALL, GCI, opposed the loan. She contended it would not influence the bids received for the utility nor be repaid; it is a handout to ATU. Even when ATU loses market share, ATU continues to receive revenue from the lines it leases to competitors. GCI has paid ATU a total of \$5,000,000 this year. She did not understand why they were out of cash. She questioned whether the loan was an attempt to maintain monopoly status of ATU in violation of Federal law. She noted that GCI was a constituent of the Assembly too.

GEORGE SULLIVAN, ATU Board of Directors Chairman, advised that cash on hand will be depleted by payment of MUSA, dividend to the municipality and payment of interest on outstanding revenue bonds. This need has been discussed with some Assembly members and the administration for several months. The loan funds will be used to continue the capital program and advertising campaign, in order to retain market share during the sale process. He felt that the market share would be important to a potential buyer. The impact that the loan may have on bids will probably never be known. ATU will have heavy cash flow after the first quarter of 1999 and expects to repay the loan.

In reply to Mr. Wohlforth, Gordon Parker, of ATU, acknowledged the early difficulties with switchovers for GCI's Local Service customers. However, the backlog has been eliminated, and the utility is in compliance with regulations.

GREGORY CARR, GCI marketer, speaking as a taxpayer and business owner, thought that giving away a house as a marketing tool was an outrageous use of public funds. The \$5,000,000 loan will not effect the market share held by ATU or the bid. The winner in the competitive war is the company that gives the best service. Giving the money to ATU is not criminal; it is just dumb.

Chair Von Gemmingen asked if anyone else wished to speak. There was no one, and she closed the public hearing.

Mr. Wohlforth moved,	to approve AR 98-282(S).
seconded by Ms. Abney,	

Mr. Wohlforth noted the Assembly committee hired the investment banking firm of Donaldson Lufkin and Jenret (DLJ) to guide them through the sale process. Those experts have emphasized that providing a line of credit to ATU, to help keep it stable during the sale process, was an important element of the sale. Following the advise of experts has contributed to the success of the sale effort so far. He was not inclined to ignore their advice at this point. This need surfaced shortly after the April election. He pointed out that larger loans had been given in the past by executive action.

Mr. Bell contended, based on financial statements, that ATU could come up with the money internally. He felt it was a grant not a loan. He questioned the appropriateness of a taxpayer grant to a rate-supported utility.

Mr. Wohlforth moved,	to extend the meeting
seconded by Mr. Wuerch,	to complete the agenda.
and it passed with	
Mr. Kendall and Mr. Bell	
objecting,	

In discussion with Mr. Meyer, Mr. Wohlforth stated the resolution authorizes disbursement of up to \$5,000,000 to ATU. Each request must be justified and approved by Executive Manager Christian, Chief Fiscal Officer Orley and DLJ. Only the amounts needed will be disbursed.

Mayor Mystrom indicated he would support the resolution only if it was understood that it provided an authorization to spend not a line of credit. Further, funds would be disbursed by the administration only if ATU shows a need and lack of other resources. This is a loan only to the extent it increases the value of the company equal to or greater than the amount of money disbursed.

Mr. Carlson questioned whether, under the terms of the Charter, the administration would be allowed to monitor the funds. He suggested postponement for investigation of that question.

Mr. Carlson moved,	to postpone action until
seconded by Mr. Kendall,	September 22, 1998.

Mr. Wohlforth stated postponement would have the same effect as defeating the resolution.

Mr. Kendall complained about the lack of notice the issue received both to the public and Assemblymembers.

In discussion with Mr. Bell, Mayor Mystrom recommended the resolution be amended to expand members of the consultation group.

In response to Mr. Carlson, Deputy Municipal Attorney Greene indicated the resolution placed conditions on fulfilling a request made by ATU. The Charter does not prohibit such an action.

Question was called on the motion to postpone AR 98-282(S) and it failed:

AYES: Carlson, Kendall.

NAYS: Bell, Wuerch, Taylor, Wohlforth, Von Gemmingen, Clementson, Meyer, Abney, Murdy.

Mr. Bell moved,	to amend AR 98-282(S) by reducing
seconded by Mr. Kendall,	the amount from \$5,000,000 to \$1,000,000.

Mr. Bell felt that the reduction would give an opportunity to discuss the issue with the prospective buyer and then determine whether to fully fund the request.

Mr. Wohlforth commented that a prospective buyer, according to DLJ, would not be in a position to discuss this matter, for at least a month after bids are opened. Several things must be resolved before a buyer is finally selected. Also, a management agreement must be negotiated prior to a new owner participating in running the company.

Mr. Kendall pointed out that the Assembly could appropriate additional money to ATU at any time.

Question was called on the amendment to AR 98-282(S) and it failed:

AYES: Bell, Meyer, Kendall.

NAYS: Carlson, Wuerch, Taylor, Wohlforth, Von Gemmingen, Clementson, Abney, Murdy.

Mr. Meyer moved,	to amend AR 98-282(S) on line 26
seconded by Mr. Wuerch,	to read: "...DLJ and others as
and it passed with	appropriate is authorized..."
Mr. Carlson objecting,	

Question was called on the motion to approve AR 98-282(S) as amended and it passed:

AYES: Wuerch, Taylor, Wohlforth, Von Gemmingen, Clementson, Meyer, Abney, Murdy.

NAYS: Bell, Carlson, Kendall.

Mr. Bell was excused from the meeting.

Mr. Wohlforth moved,	immediate reconsideration of
seconded by Ms. Clementson,	AR 98-282(S), as amended.

AYES: Carlson, Kendall.

NAYS: Wuerch, Taylor, Wohlforth, Von Gemmingen, Clementson, Meyer, Abney, Murdy.

(Clerk's Note: Mr. Bell was absent at the time of the vote.)

Mr. Wohlforth moved,	that tapes of the September 1 executive session
seconded by Mr. Wuerch,	be released 6 months after the closing of
and it passed without	the sale of ATU or 5 years from September 1,
objection,	1998, whichever is sooner.

13. **BOARD OF ADJUSTMENT/ASSEMBLY APPEALS:** None.

14. **SPECIAL ORDERS:** None.

15. **ASSEMBLY COMMENTS:** None.

16. **UNFINISHED AGENDA:**

- A. Ordinance No. AO 98-135, an ordinance of the Anchorage Municipal Assembly **amending AMC Sections 12.35.005, 12.35.010, and 12.35.025** and providing for tax exemptions and tax deferral for deteriorated property, Assemblymember Wohlforth.
1. Assembly Memorandum No. AM 767-98.
 2. Assembly Memorandum No. AM 825-98, AO 98-135 and AO 98-136 "Property Tax Exemption/Deferral Deteriorated Property", Finance.
 3. Assembly Memorandum No. AM 844-98, AO 98-135 - Summary of Economic Effects, Assemblymember Wohlforth.
 4. Ordinance No. AO 98-135(S), an ordinance of the Anchorage Municipal Assembly amending AMC Sections 12.35.005, 12.35.010, and 12.35.025 and providing for tax exemptions and tax deferral for deteriorated property, Assemblymember Wohlforth. **(addendum)**
 5. Information Memorandum No. AIM 106-98, AO 98-135, providing for deteriorated property tax exemptions and deferrals and companion ordinances 98-134 and 98-136(S), Mayor's Office. **(addendum)**
- (CONTINUED FROM 8-18-98; POSTPONED FROM 8-25-98)
- B. Ordinance No. AO 98-136, an ordinance of the Anchorage Municipal Assembly **designating certain real property as deteriorated property** (all property located between Cordova and Eagle Streets and 3rd and 4th Avenues), Assemblymember Wohlforth.

- 1. Assembly Memorandum No. AM 768-98.
 - 2. Assembly Memorandum No. AM 825-98.
 - 3. Assembly Memorandum No. AM 845-98, AO 98-136 - Summary of Economic Effects, Assemblymember Wohlforth.
 - 4. Ordinance No. AO 98-136(S), an ordinance of the Anchorage Municipal Assembly designating certain real property as deteriorated property (all property located between Cordova and Eagle Streets and 3rd and 4th Avenues), Assemblymember Wohlforth.
 - 5. Information Memorandum No. AIM 106-98. **(addendum)**
(CONTINUED FROM 8-18-98; POSTPONED FROM 8-25-98)
- C. Ordinance No. AO 98-134, an ordinance of the Anchorage Municipal Assembly **withdrawing certain real property from the Heritage Land Bank for public purposes and authorizing the sale of said real property at the current appraised fair market value** (Parcel No. 1 - Lots 7,8 and 9A, Block 23, East Addition to Original Townsite; Parcel No. 2 - Lot 2, Block 23, East Addition to Original Townsite; Parcel No. 3 - Lots 4,5 and 6, Block 24, East Addition to Original Townsite), Assemblymember Wohlforth.
- 1. Assembly Memorandum No. AM 766-98.
 - 2. Assembly Memorandum No. AM 846-98, AO 98-134 - Summary of Economic Effects, Assemblymember Wohlforth.
 - 3. Information Memorandum No. AIM 106-98. **(addendum)**
(CONTINUED FROM 8-18-98; POSTPONED FROM 8-25-98)

Mr. Kendall moved to continue the September 1 meeting to September 15
seconded by Mr. Murdy, at 4:00 p.m., to consider AO 98-135,
AO 98-136 and AO 98-134.

Ms. Clementson moved, a substitute motion to call a special meeting on September 15,
seconded by Ms. Abney, 1998, at 4:00 p.m., for the purpose of considering only
and it passed without AO 98-135, AO 98-136,
objection, AO 98-134, and related issues.

- D. AR 98-164, a resolution revoking the conditional use permit allowing the retail sale and dispensing of alcoholic beverages at Klondike Kate’s Bare Trap Saloon.

Mr. Meyer moved, to refer the matter to the administrative hearing officer
seconded by Mr. Murdy, for fact finding and recommendation under the
and it passed without new procedure adopted in Resolution AR 98-251(S),
objection, specifically section 1.05.03B of the Anchorage Municipal Code
of Regulations, and request the hearing to be held as soon as
possible within the requirements of providing a fair hearing
and accommodating the hearing officer’s schedule.

- 17. **AUDIENCE PARTICIPATION:** None.
- 18. **EXECUTIVE SESSIONS:** An executive session was held earlier in the evening.
- 19. **ADJOURNMENT:**

The meeting adjourned at 11:50 p.m.

Chair

ATTEST:

Municipal Clerk

Date Minutes Approved: January 5, 1999

LF/roy

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