



## **CODE REVIEW COMMITTEE MEETING**

Wednesday, December 17, 2025 at 5:30 PM

### **MINUTES**

*Our Vision. To have an infrastructure and city workforce that supports a sustainable, diversified and growing economy. We will partner with others to achieve economic development and other common goals that assure a high quality of living, and excellence in education.*

#### **MEETING INFORMATION**

##### **CODE REVIEW COMMITTEE MEETING**

##### **CITY HALL COUNCIL CHAMBERS / 5:30 p.m.**

141 Main Street, Dillingham, AK 99576 (907) 842-5212

This meeting will also be available at the following online location: Zoom

Meeting ID: 920 483 0473; passcode: 99576

Or dial: 1(719)359-4580 or 1(253)205-0468

#### **CALL TO ORDER**

The meeting was called to order by Chair Steve Carreire at **5:30 p.m.**

#### **ROLL CALL**

Members present: Triston Chaney, Alice Ruby, Kaleb Westfall, Jack Savo, Steve Carreire (Chair), Abigail Flynn

Member present via Zoom: Kevin McCambly

Quorum established.

#### **APPROVAL OF MINUTES**

1. Minutes from 11/13/2025 Code Meeting

Motion to approve the minutes.

**Moved by:** Alice Ruby

**Seconded by:** Triston Chaney

**Vote:** Motion carried unanimously.

## APPROVAL OF AGENDA

Motion to approve the agenda.

- **Moved by:** Alice Ruby
- **Seconded by:** Triston Chaney
- **Vote:** Motion carried unanimously.

## UNFINISHED BUSINESS

### 2. Discussion- Tribal Fee Simple Exemption

#### Discussion – Tribal Fee Simple Exemption

- Staff reported no draft language was ready for presentation; staff is actively working on proposed language.
- Discussion focused on:
  - Providing a property tax exemption for federally recognized tribal governments consistent with federal law.
  - Avoiding overly broad exemptions that could unintentionally exempt for-profit or commercial activities.
  - Distinguishing between federally recognized tribal governments and Alaska Native corporations.
  - Emphasizing exemptions based on **use and ownership**, not blanket exemptions.
  - Acknowledging and respecting tribal sovereignty while protecting the City's tax base.
- Committee discussed historical examples of split taxation (land vs. improvements) and the complexity of developed versus undeveloped land.
- Consensus that multiple meetings may be required to refine language.
- Staff indicated a recommendation with draft language is anticipated for the **January meeting**.

## NEW BUSINESS

### 3. Discussion- Definition of Newspaper in DMC

Sample of proposed code update from another 1st Class City and memo

Draft of Ordinance to define newspaper in DMC

Staff presented:

- Sample code language from another first-class city (Wasilla).
- A draft ordinance expanding the definition of "newspaper."

Discussion points included:

- Modernizing public notice requirements to include digital, social media, and broadcast outlets.
- Ongoing challenges with print newspaper publication timelines and proof of publication.
- Benefits of improved timeliness and broader public access to notices.
- Potential inclusion of outlets such as social media platforms, City website, and local radio (KDLG).
- Ensuring legal sufficiency for notices related to property, foreclosures, and court matters.

Committee agreed to:

- Review the draft language individually.
- Provide comments and suggested revisions to staff prior to the January meeting.
- Refer revised language to legal counsel for review before advancing.

**PUBLIC COMMENT/COMMITTEE COMMENTS**

- **Dan Boyd** spoke in support of expanding public notice methods to include social media.
- Finance Committee requested review and potential update of the definition of “**major equipment**,” noting the State threshold has increased from \$5,000 to \$10,000. Committee agreed additional research is needed, including review of existing purchasing and capital definitions in City Code.

**Next Meeting**

- The next Code Review Committee meeting is scheduled for **January 15, 2026**.

**ADJOURNMENT**

- The meeting was adjourned at **6:14 p.m.**

ATTEST



Abigail Flynn, City Clerk



Approval Date