

Dave Lyon, area resident and water taxi business owner, commented on the logistics of using the Barge Ramp in tandem with the large landing crafts and his personal experiences with the system working. He voiced his concerns using the Load and Launch Ramp versus the Barge Ramp, with commissioners asking him brief questions.

Steve Rykaczewski, city resident and personal user of the harbor, asked Mr. Hawkins and the commission: if he, as a private vessel owner, uses either ramp to load his four-wheeler or lumber, would he would be subject to wharfage fees? Mr. Hawkins stated yes and added that these fees are an additional service: you pay moorage for moorage, you pay wharfage to load/unload stuff.

Marie Bader shared how their organization calculates their oyster weights for the year and how it helps plan for next year's expenses. The idea is businesses can plan on future use relatively easily, which backs up the concept of the harbor charging an annual fee/pass for wharfage/landings. Mr. Hawkins noted that commercial loading at the Load and Launch Ramp is defined as any amount of materials that exceed a total weight of 500 lbs., and it sounded like much of the co-op's wharfage is below that.

Louise Lyon, water taxi business owner, commented that water taxis also bring in a lot of benefit to the harbor, not just the large landing crafts. She posed the question to the commission: what are they going to get in return for these fees? Commissioner Stockburger responded that we all get a nicer harbor. They are trying to get as many of the users of the harbor to help pay; rates are maintained and applied as fairly as possible, but they are expecting everyone to help pay in.

Chair Zimmerman closed public comments and asked the commission for any additional comments. There was brief discussion on the need for further discussion, time to prepare proposed rates, and have additional public input.

DONICH/ZEISET MOVED TO HOLD A WORKSESSION WITH STAKEHOLDERS FOR DISCUSSING WHARFAGE FEE OPTIONS AT THE BARGE RAMP BEFORE THE NEXT REGULAR MEETING.

There was discussion on when that meeting could be, the process of the worksession, and suggestions to the public that they should be there. The commission requested that Deputy City Clerk Tussey see if the worksession could be scheduled at 4:00 p.m. the day of the regular meeting on April 24<sup>th</sup>.

VOTE: NON-OBJECTION: UNANIMOUS CONSENT

Motion carried.

Chair Zimmerman thanked everyone who came to the meeting for their public testimony.

- A. Land Allocation Plan/Overslope Development
  - i. HCC 21.46 Small Boat Harbor Overlay District
  - ii. Homer Spit Comprehensive Plan Excerpt Re: Spit Development

Chair Zimmerman summarized the City Council worksession he attended on March 26<sup>th</sup> regarding the Land Allocation Plan and the overslope areas. Discussion ensued on the current status of the topic, and how it is up to City Council to decide if they plan to send overslope review back to staff and/or an advisory commission for further work.

