

**Mayor**  
John K. Handeland  
**City Manager**  
Glenn Steckman  
**Deputy City Clerk**  
Jeremy Jacobson



**Nome Planning Commission**  
Kenneth Hughes III, Chair  
John Odden  
Gregory Smith  
Carol Piscoya  
Melissa Ford  
VACANT  
VACANT

**NOME PLANNING COMMISSION  
REGULAR MEETING MINUTES  
TUESDAY, FEBRUARY 07, 2023 at 7:00 PM  
COUNCIL CHAMBERS IN CITY HALL**

102 Division St. ▪ P.O. Box 281 ▪ Nome, Alaska 99762 ▪ Phone (907) 443-6663 ▪ Fax (907) 443-5345

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**ROLL CALL**

Members Present: Melissa Ford; Kenneth Hughes III; John Odden (virtual-Microsoft Teams-late); Carol Piscoya; Greg Smith;

Members Absent:

Also Present: Glenn Steckman, City Manager; City Engineer, John Bles; Jeremy Jacobson, Deputy Clerk; Brad Soske, Revenue Technician; Marsha Woods, State of Alaska (SOA) DOT&PF ROW Agent; Timothy Sprout, SOA DOT&PF Licensed Surveyor

In the audience: Megan Connon, Nome Nugget Newspaper

**APPROVAL OF AGENDA**

A motion was made by C. Smith and seconded by C. Piscoya to approve the agenda as presented.

At the roll call:

Aye: Hughes; Piscoya; Smith; Ford

Nay:

Abstain:

The motion **CARRIED**.

**APPROVAL OF MINUTES**

A. June 10, 2022, Nome Planning Commission Rescheduled Regular Meeting Minutes

A motion was made by C. Smith and seconded by C. Ford to approve the June 10, 2022, minutes of the NPC.

At the roll call:

Aye: Piscoya; Smith; Ford; Hughes;

Nay:

Abstain;

The motion **CARRIED**.

**HISTORIC PRESERVATION COMMISSION ACTIVITIES****A. Update to Historic Preservation Plan**

(2:27)

- City Manager stated the Historic Preservation Plan is currently pending a review from Sitnasuak elders. He was hopeful a reviewed plan would be before the Planning Commission, in March.

**COMMUNICATIONS****A. Letter of December 20, 2022, from SOA-DNR (SHPO) to City of Nome Planning Commission re: Notification of Grant Award**

(3:30)

- City Manager Steckman commented, the previously submitted and denied *King Island East End Park Sign and Interpretive Panel* was resubmitted and awarded a 50-50 matching grant by the State of Alaska. It was noted the Planning Commission would have its chance to review the project's signage language once developed. He estimated a project completion by the fall.
- City Manager Steckman stated he was looking at identifying historical sites toward building a walking tour or signage, for visitors and members of the community.

**CITIZENS' COMMENTS**

(5:48)

- Chair Hughes requested to relinquish the Chair while he provides his citizen comment.
- City Manager Steckman suggested either the most senior commissioner or staff chair the citizen commentary.
- Commissioner Smith accepted.
- Citizen Ken Hughes III, speaking on behalf of Arctic Placer Drilling & Mining, stated he is writing a proposal to mine the Eastern adjoining parcel to the city owned Swanberg Dredge site. There are ongoing discussions with United States Army Core of Engineers (USACE), who has their concerns. He identified there would be a public commentary period after the application is submitted, his interest was to bring attention.
- Commissioner Odden joined the meeting (virtually, Microsoft Teams) at 7:08PM.

**NEW BUSINESS****A. Preliminary Platting Review of Nome-Seppala Upgrades,**

(13:40)

- Marsha Woods, SOA DOT&PF ROW gave notification to the Planning Commission of the SOA's request for preliminary platting approval to start acquisitions for the Seppala Drive Upgrades Project. She stated the Seppala Drive Upgrade project is at 90% design. (1830-1911) The project would rehabilitate Seppala Drive by improving structure, drainage, making ADA compliant, reconstruct & pave, widen & raise sections, replace culverts, replace guardrail along the snake river among area.
- Further discussion on specifications related to the updated design plan continued amongst the Commission, City Engineer, and SOA DOT&PF.

- City Manager Steckman requested the three requirements needed of the Nome Planning Commission, for the State of Alaska DOT&PF.

A motion was made by C. Odden and seconded by C. Piscoya to approve preliminary platting, property acquisition prior to plat, and local participation with the Seppala Drive Upgrades plan.

At the roll call:

Aye: Piscoya; Smith; Ford; Hughes; Odden

Nay:

Abstain:

The motion **CARRIED**.

### **UNFINISHED BUSINESS**

#### **STAFF REPORTS**

##### A. Construction Permits Summary

(46:38)

- City Manager Steckman gave notice to recent construction with Front St. Building Inspector McHenry and City Manager Assistant, Cheryl Thompson would be traveling to Anchorage for Flood Plain training. The City's pool is under construction which will conflict with regular hours of operation and availability to the public.

##### B. City Manager's Report

(50:00)

- City Manager Steckman noted the upcoming report from Chair Hughes, remaining mindful of open meetings act regulations.
- Commissioner Smith inquired into recent City employment look as of late.
- City Manager Steckman stated ongoing interviews for an Assistant City Manager, a City Grants Writer was hired, and pool staff. NPD's Accreditation process maintains on track. Police calls and sexual assault numbers have recently declined, NEST hours have been extended. The Memorandum of Agreement (MOA) with the package liquor stores has seemingly reduced issues Sundays and at NEST those days. More cruise ships are expected this summer and the city's Mini Convention Center have received upgrades.

### **COMMISSIONERS' COMMENTS**

(1:01:00)

1. Commissioner Smith commented, a good meeting and is looking forward to the Seppala Drive road upgrades.
2. Commissioner Ford inquired into Planning Commission applicant's status with their application.
  - City Manager Steckman stated he would not comment on application status. He noted all applications eventually must be reviewed by the Mayor for approval.
  - Commissioner Smith pondered the status of other potential applications as well.

Commissioner Ford continued, wondering if the City was still pursuing energy rating certification as there is not currently any private option locally. She stated she had heard concerns regarding residents renting their home out during Iditarod and having to deal with City Bed Tax.

- City Manager Steckman commented, there are options available depending on the circumstance however residents would need to contact the City Clerk's Office for further instruction, regarding bed tax.
- 3. Commissioner Hughes reminded everyone of their APOC filing deadline. He opined a resolution could be made toward addressing Muskox safety within the Community.
- 4. Commissioner Odden expressed his joy with the Seppala Drive Project, and gave kudos Glenn for his work.
- 5. Commissioner Piscoya opined the Seppala Rd finally being addressed was overdue, excitement with the NPD's accreditation progress. She opined the recent Leadership Summit held at the City's Mini Convention Center, addressing employment and housing, went really well and she was impressed with the facility's recent upgrades.

### **SCHEDULE OF NEXT MEETING**

The next regular meeting of the Nome Planning Commission is scheduled for March 7, 2023.

### **ADJOURNMENT**

A motion was made by C. Smith and seconded by C. Piscoya to adjourn, hearing no objections the Planning Commission adjourned at 8:15pm.