

**CITY OF WHITTIER, ALASKA  
RESOLUTION 2025-046**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WHITTIER, ALASKA  
CONSENTING TO THE ASSIGNMENT OF THE LEASE AGREEMENT FOR LOT 1 OF  
THE WHITTIER HARBORVIEW BUSINESS AREA FROM MIKELLY WHITTIER  
ENTERPRISES, INC., F/K/A LAZY OTTER CHARTERS, INC. TO THREE HELMS,  
LLC, AND AUTHORIZING THE CITY MANAGER TO EXECUTE CONSENT  
DOCUMENTS**

**WHEREAS**, the City of Whittier, Alaska (“City”), as landlord, and MiKelly Whittier Enterprises, Inc., F/K/A Lazy Otter Charters, Inc., as tenant, are parties to the Restatement of and Amendment to Lease Agreement, Whittier Harborview Business Area, dated June 15, 2021, for Lot 1 of the Whittier Harborview Area (“Lease Agreement”); and

**WHEREAS**, Michael L. Tonn, d/b/a Alaska Wild Guides, desires to assign all its right, title, and interest in the Lease Agreement as to Lot 1 to Three Helms, LLC; and

**WHEREAS**, Three Helms, LLC has expressed its intent to be bound by the terms of the Lease Agreement, the terms of which are consistent with Whittier Municipal Code; and

**WHEREAS**, Whittier Municipal Code 3.38.520 requires that all lease assignments be approved by the Council via resolution; and

**WHEREAS**, it is in the City’s best interest to consent to the assignment of the Lease Agreement from MiKelly Whittier Enterprises, Inc., f/k/a Lazy Otter Charters, Inc. to Three Helms, LLC.

**NOW, THEREFORE, THE WHITTIER CITY COUNCIL HEREBY RESOLVES:**

**Section 1.** The City hereby consents to the assignment of the Lease Agreement from MiKelly Whittier Enterprises, Inc., f/k/a Lazy Otter Charters, Inc. to Three Helms, LLC. The City Manager is authorized and directed to execute all documents necessary to affect this consent.

**Section 2.** This resolution shall take effect immediately upon adoption.

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Page 2 of 2

39           **PASSED AND APPROVED** by a duly constituted quorum of the Whittier City Council on  
40 this 16<sup>th</sup> day of December, 2025.

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**Victor Shen**  
Mayor

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48 AYES:  
49 NOES:  
50 ABSENT:  
51 ABSTAIN:

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ATTEST:

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**Shelby Carlson**  
City Clerk

(City Seal)

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