

**ASSEMBLY STANDING COMMITTEE  
COMMITTEE OF THE WHOLE  
THE CITY AND BOROUGH OF JUNEAU, ALASKA**

November 9, 2020, 6:00 PM.

Zoom Webinar & FB Live Stream

Worksession - No public testimony taken. Link to join Webinar

<https://juneau.zoom.us/j/95276923162> or call 1-301-715-8592 or 1-312-626-6799 and enter

Webinar ID: 952 7692 3162

**AGENDA**

**I. ROLL CALL**

**II. APPROVAL OF AGENDA**

**III. APPROVAL OF MINUTES**

**A. June 1, 2020 Assembly Committee of the Whole Draft Minutes**

**IV. AGENDA TOPICS**

**A. Community Development Block Grant (CDBG) Resolution 2918**

**B. Hurlock Property - Ordinance 2020-53 Discussion**

**C. Draft Emergency Ordinance 2020-55 An Emergency Ordinance Mandating COVID-19 Testing or Quarantine for Interstate and Intrastate Travelers Arriving in the City and Borough of Juneau and Providing for a Penalty.**

**D. Draft Resolution 2921 A Resolution of the City and Borough of Juneau Extending the Local Emergency Declaration in Response to COVID-19 and a Request for State and Federal Assistance**

**E. Draft Resolution 2922 A Resolution Temporarily Amending Resolution 2862 Related to the Assembly Rules of Procedure and COVID-19.**

**V. SUPPLEMENTAL MATERIALS**

**A. CDBG Memo**

**VI. ADJOURNMENT**

ADA accommodations available upon request: Please contact the Clerk's office 36 hours prior to any meeting so arrangements can be made for closed captioning or sign language interpreter services depending on the meeting format. The Clerk's office telephone number is 586-5278, TDD 586-5351, e-mail: [city.clerk@juneau.org](mailto:city.clerk@juneau.org)

**ASSEMBLY STANDING COMMITTEE  
COMMITTEE OF THE WHOLE  
THE CITY AND BOROUGH OF JUNEAU, ALASKA  
DRAFT Meeting Minutes – June 1, 2020**

The Committee of the Whole Meeting was held via Zoom webinar and called to order at 7:00pm by Deputy Mayor Maria Gladziszewski.

**I. ROLL CALL**

**Assemblymembers Present:** Maria Gladziszewski, Loren Jones, Rob Edwardson, Wade Bryson, Carole Triem, Michelle Hale, Alicia Hughes-Skandijs, Greg Smith, and Mayor Beth Weldon.

**Assemblymembers Absent:** None.

**Staff Present:** City Manager Rorie Watt, Deputy City Manager Mila Cosgrove, City Attorney Robert Palmer, Municipal Clerk Beth McEwen, Deputy Clerk Diane Cathcart, Finance Director Jeff Rogers

**II. APPROVAL OF AGENDA**

Hearing no objections, the agenda was approved as presented.

**III. APPROVAL OF MINUTES**

None.

**IV. AGENDA TOPICS**

**A. CARES Act Funding – Big Picture**

Ms. Gladziszewski shared that there had been limited time to discuss how the CBJ should appropriate CARES Act funding, and hoped this would be the start of a discussion that allowed everyone to share their thoughts.

Mr. Watt shared a pie chart with the Assembly that illustrated how the CARES Act funding had been spent so far. He said he hoped they would have a “big picture” discussion so they can move forward on utilization of funds for the Business Sustainability Grant Program as introduced or as amended.

Mr. Watt explained each aspect of the pie chart, which included the following (amounts are listed in “million” dollar increments):

- FY20 COVID-related Emergency Operations:	<b>\$8.0</b>
- Housing Assistance – Phase 1:	<b>\$0.2</b>
- FY21 COVID-related Emergency Operations:	<b>\$12.0</b>
- Childcare Support	<b>\$1.0</b>
- Business Sustainability Grants – Phase 1	<b>\$3.5</b>
- Workforce Development – Trails	<b>\$0.3</b>
- Conservation Corp Program	<b>\$1.0</b>
- Business Sustainability Grants – Phase 2 & 3	<b>\$8.5</b>
- Funds Remaining to be Disbursed	<b>\$18.5</b>
<b><u>TOTAL:</u></b>	<b><u>\$53.0</u></b>

Ms. Gladziszewski asked Mr. Watt to clarify that the Assembly had not officially committed to the Business Sustainability and Conservation Corp Funds as of yet. He confirmed that was accurate but they had committed to the Workforce Development Trails piece of the pie chart.

Mr. Bryson asked Mr. Watt if the Assembly would be able to allocate \$3M of the CARES Act Funding towards the Juneau Police Department, to then later use as savings for the City. He added that this method of creating savings has been used with PPE loans and the EIDL Program.

Mr. Watt explained that the Assembly had already used CARES Funds to its legally allowable extent for FY20 and FY21. He added that they are hoping that Congress will eventually allow for CARES Act Funding to be used for lost revenue, but that has not happened yet.

Mr. Edwardson asked Mr. Watt to clarify when the CARES Act Funding should be spent, and if there any milestones they have to meet in order to spend it. Mr. Watt answered that they have until December 31, 2020 to spend the \$53 Million that the state has identified for Juneau. Mr. Rogers confirmed that the entirety of the \$53 Million needs to be spent on eligible expenditures by the end of this calendar year. He also mentioned that there are several benchmarks the CBJ needs to meet before they can receive their next cash payment. Mr. Rogers clarified that the timing of the expenditures will not limit or restrict how much funding Juneau will receive over time, the city is still eligible for the full \$53 Million.

Ms. Gladziszewski asked Assemblymembers to give their thoughts on the CARES Act Funding and ideas for plans moving forward.

Mayor Beth Weldon said that she appreciated the pie chart Mr. Watt shared with the Assembly, saying that she thinks it shows the “big picture” a little bit better. She acknowledged that some people in the community have criticized the Assembly for spending money on local businesses, and she said that businesses employ people. She mentioned the July 31<sup>st</sup> end date for unemployment benefits, saying that people will need jobs to go back to. Because of this, Mayor Weldon strongly supports the businesses community and the job opportunities they provide for the community. Mayor Weldon said that if they were to spend the remainder of the CARES Act funding, it should be towards a one-time investment, rather than adding it to the city budget.

Mr. Jones stated that he approached the topic of CARES Act funding in a slightly different way, and spending the full \$53M in its entirety would increase the City spending for the year. He mentioned how CBJ is using CARES Act funding to support Fire and Police until December of this year, and they will need to use tax revenue to pick up their salaries on January 1, 2021. He added that if revenues have not increased, then the CBJ would need to go into budget reserves to pay for the salaries of Fire and Police. Mr. Jones shared that they have already committed \$21.2M out of the \$53M on what he considers to be CBJ functions. He hoped that they do not spend any more on City functions unless they can show that it is a direct expenditure. Mr. Jones said that if the Assembly decides to spend the remaining CARES Act funds on businesses or jobs programs, he would rather not go too far down that road. He would not want to spend more funds past Phase 2 and 3 unless the Assembly had a very thorough discussion. He added that if they end up having any remaining funds, he would be happy with turning those unused funds back to the state.

Mr. Edwardson said that he agreed with Mr. Jones and Mayor Weldon that they should not create any programs that would cost the CBJ more out of their treasury into the future. However, he believed that the cost to ameliorate the suffering amongst the community will exceed \$53M. He said that if they can find the right places to put funds towards easing the suffering, they could easily spend every penny towards things that would benefit the community. Mr. Edwardson mentioned that he understands that this is not free money, these are funds that people are paying taxes on. He added that this funding was given to Juneau to ease the pain of the pandemic, and he feels that it is incumbent upon the Assembly to utilize it in the best way possible.

Ms. Hale said that a needs assessment is necessary, because the Assembly does not really understand the needs in the community. She believed conducting a needs assessment of the community would be beneficial to understand what will help Juneau best over these next several months.

Ms. Triem liked Ms. Hale's idea of a needs assessment, and believed that they should utilize the CARES Act funding in its entirety. She was concerned about the way the Business Sustainability Grant is structured, saying while nonprofit businesses are eligible for this, the criteria is based on revenue. Ms. Triem also mentioned an increase in need as the unemployment benefits were about to run out. There needs to be another program to address social service needs other than the Business Sustainability Grants. Ms. Triem liked the idea of having a needs assessment done, because she would like to have a better understanding of what the current needs were in the community.

Ms. Hughes-Skandijs said that she agreed with many things that have been said already. She was also concerned about the unemployment benefits running out and what will happen once it does. She mentioned that even helping the business community will not guarantee that all businesses will be able to bring back all of their employees anytime soon. Ms. Hughes-Skandijs would like to make sure that there are jobs to go back to, but there will also be a period in which employees will need additional assistance. She said that they should spend every dollar provided in the CARES Act funding, as long as it does not accrue further costs in the future for the city. She also agreed with Ms. Hale's idea for a needs assessment, saying it would be useful for making decisions. She worried about nonprofits needing to make cuts, while the needs of the causes they support will continue to increase. She emphasizes that the committee needs to consider the needs of the individuals, and ensure CBJ is spending the funding wisely.

Mr. Smith also agreed with spending all of the CARES Act funding money, and he liked the way the pie chart looked right now. He was also interested in seeing what ideas and further needs there will be for the other half of the pie such as helping local restaurants and providing meals to the unsheltered. Mr. Smith said that he wanted to be cautious and avoid spending it all within the next three months – mentioning that he does not know how quickly the economy will rebound. He was also concerned about unemployment running out. Mr. Smith shared that he is looking forward to hearing more ideas from the committee and being restrained as they go along moving forward.

Mr. Bryson said that he agreed with every position that everyone has shared. He supported payments used toward any eligible current governmental services such as JPD and CCFR that would offset expenses to the general fund dollars spent for those programs over the course of the

fiscal year. He also said that every small business in Juneau produces \$10,000 to \$100,000 in sales tax revenue and when thinking about business, every single one we protect protects that sum of money coming into the city treasury. He spoke in support of using the CARES funding to provide loans or other programs that would bolster the business community so they could ride out the oncoming economic recession.

Ms. Gladziszewski said that she agreed with a lot of what was said, the whole purpose of the CARES Act funding is to mitigate the impacts of what this virus has done to our economy. She appreciated the pie chart, as it provides a physical sketch of what they might commit and have already committed. She was okay with the business sustainability grants but they still do not have a sketch of what the needs are. Ms. Gladziszewski echoed Ms. Hale's suggestion about conducting a needs assessment within the community. She added that they still are lagging behind on understanding the whole picture, and will need a sketch of what the unknowns are.

**MOTION** by Ms. Hale to request the City Manager to use whatever resources might be needed, whether that was a contractor, staff, the ESTF, or other, to come up with a needs assessment to help the Assembly figure out the greatest needs within the community and she asked for unanimous consent.

Mr. Edwardson commented that he would like the motion to come back to the Assembly, and would like to make sure that the needs assessment reaches a wide demographic. He added that ensuring the needs assessment included as many demographic areas as possible and they would benefit from the Assembly reviewing it together.

Objection by Mr. Jones who stated that he thought that the ESTF and the Juneau Community Foundation would be able to conduct a needs assessment. He added that a needs assessment will simply reflect the current needs of Juneau – healthcare, food security, shelter, etc. – to a larger degree, and he believes the Assembly is already aware of these needs. Mr. Jones mentioned that the Assembly does not have enough time between now and December to make a lasting impact towards those needs.

Ms. Triem said that a needs assessment would be a helpful tool to know how best to spend the CARES Act funding responsibly. She said the Assembly has been given resources to address an once-in-a-lifetime problem and they must ensure that they are putting those resources where they are needed the most. She added that she does not think that the Assembly knows what the most-affected areas are, or that the ESTF has looked at the broad range of issues in Juneau.

Mayor Weldon agreed with Mr. Jones that a needs assessment will not necessarily tell the Assembly things that they do not already know. She added that the ESTF is already working on a type of needs assessment.

Mr. Smith said in considering the timing of a needs assessment this is an evolving situation that it may need to be expedited due to the unemployment benefits expiring July 31.

Ms. Hale shared that she worries greatly about any additional administrative burden that the Assembly may place onto the Manager's Office and CBJ staff. Ms. Hale asked Mr. Watt how reasonable it would be to hire a contractor to conduct a needs assessment within the community.

She asked if the current assessment being done by the ESTF was sufficient, and they would be able to collect the needs of everyone in the community.

Mr. Watt answered that there is no scenario in which the Assembly does not accept the ESTF recommendations on the loans, and encouraged the Assembly to refer to the CARES Act Guidelines to ensure that what they are considering is legally eligible. Mayor Weldon clarified that nonprofit businesses have been approved by the ESTF to be eligible to apply for the Business Sustainability Grant program.

Mr. Jones cautioned the City Manager and Ms. Hale that a similar needs assessment related to mental health was conducted in 2018, and it took two years to finalize. He reminded them that the Assembly has limited time to decide where to use the CARES Act funding.

Ms. Hughes-Skandijs said that it is a good point that the Assembly does not have an abundance of time, however, she would support a needs assessment if it was able to be conducted in a reasonable timeframe.

Mr. Bryson shared that he believed every person's needs are the same: everyone does not have enough money. He said that the needs assessment boils it down to who needs more money than others. He added that a needs assessment is something made for the ESTF and he would advocate for having this be a task for them to complete.

Ms. Triem said that she does not understand why the Assembly would not want to use the \$53M towards fixing as many problems within the community as possible, regardless of whether or not those problems were directly caused by COVID-19.

Ms. Gladziszewski said that she would support having someone sit down and determine what the needs are within the community.

**Roll Call Vote on Motion:**

Ayes: Hale, Hughes-Skandijs, Smith, Triem, Bryson, Edwardson, Mayor Weldon, Gladziszewski  
Nays: Jones

*Motion passed.*

*Ayes: 8*

*Nays: 1*

The Assembly took a break at 8:14p.m. and resumed at 8:20p.m.

**B. COVID-19 Business Sustainability Grant Program**

Ordinance 2019-06(AC): \$3.5 Million Phase 1

Mr. Smith asked if businesses like Diamond International be eligible for this grant.

Mr. Palmer referenced the provisions listed on Page 2, Section 4(c) of the Grant Application, which attempts to maximize money going towards businesses that operate in Juneau while also (as closely as legally possible) not unfairly treating people who have businesses in Juneau without being physically located in Juneau. This allows business owners with brick and mortar

stores in Juneau to apply. However, Mr. Palmer mentioned it is required of business owners to submit their grant applications in person. Theoretically, businesses like Diamond Intl. could apply for the grant, but doing so would require the business owners to be physically present in Juneau.

Ms. Triem expressed concern about the requirement for business owners to submit their applications in person. While she understands the intent of Mr. Smith's question, she worried about the unintended consequences this requirement may have on local business owners. She asked if Diamond Intl. or any businesses like it have applied to the loan program that was introduced earlier, stating that she does not think that those businesses would even be aware of Juneau's grant program.

Mr. Rogers answered that he does not currently know if any of those businesses have applied for the loan program and mentioned that Ms. Triem is correct in principle.

Mayor Weldon mentioned that the loan program and the grant program were both rather distinct and an out-of-town business may still want to apply for the grant program. She added that any additional restrictions placed on these programs would be for the better, though it may be a burden for some, it is a legally acceptable way for the Assembly to require that applicants be a Juneau-based business.

Ms. Hughes-Skandijs asked Mr. Palmer if there would be a legal issue with rewording Item C to require applicants to be Juneau business owners. Mr. Palmer answered that was what is currently written in Section 4(c) provided a reasonable goal while still maintaining fairness towards out-of-town businesses.

Mayor Weldon had a question regarding Section 4(e), which requires businesses owners who claim financial hardship due to COVID-19 to provide documentation beginning April 1, 2020. She asked about the intent of selecting that date in particular, since the majority of Juneau residents went into lockdown in mid-March. Mr. Mertz answered that the intent of the date was to act as a starting point of the pandemic business closures, and later in the report they state that they will cover expenses beginning April 1.

**MOTION** by Mayor Weldon to amend the wording of Section 4(e) to add: "An applicant must provide proof of a year-over-year decrease in revenue, starting April 1, 2020 that equals to or exceeds 20%." Hearing no objection, the motion passed by unanimous consent.

Ms. Hughes-Skandijs asked Mr. Mertz if he considered using a lottery system when writing Section 4(j) and the Grant Priority process. Mr. Palmer said that setting up a lottery system is possible, but would require pretty tight deadlines.

Mr. Edwardson referenced Section 4(d) asking why there was such secrecy and confidentiality needed on a grant program such as this. Mr. Mertz answered that applicants will be submitting sensitive data related to sales tax revenue along with their applications, and there are federal laws and CBJ procedures in place to protect the businesses and the applicants.

Mr. Mertz answered questions about the administration of this as a grant vs. the loan administration for the other programs. Mr. Watt spoke to the administration of the grant program

and the language in Section 4(a) and that he would like to do what they did with the loan program and have JEDC administer the grant.

**MOTION** by Ms. Hale to change the wording to Section 4(a) to state: “The grant administrator shall be provided a reasonable administration fee based on actual expenses.”

Objection by Mayor Weldon in light of what Mr. Watt just shared that he would like to work with JEDC to come up with a reasonable number. Mr. Watt said that he would work with JEDC to bring the Assembly an actual expense number in time for next Monday’s meeting. Mayor Weldon said in light of that, she removed her objection.

*Hearing no further objections, the motion passed by unanimous consent.*

Mayor Weldon asked what Mr. Mertz meant in Section 4(f) by having a business “still necessary to sustain business operation.” Mr. Mertz explained that the idea behind Section 4(f) was to determine whether a business who had already received grant funding will be able to sustain itself with the funding it had already received.

Additional discussion took place and Mr. Palmer suggested that they bring back potential amendment language to the meeting on Monday in case they did want to change that section.

Mr. Smith had a question regarding eligible expenses, and how they will be able to determine if a business who receives a grant will be able to continue to operate. Mr. Mertz said that the goal of this grant program is to aid businesses to continue operations, but they also understand that this program will not rescue every single business. He added that the best course of action here is to proceed with the grant program with the best possible intentions.

Ms. Gladziszewski said that there should be a minimal level of qualifications added into the language of the application for the grant administrator to use as a tool when assessing applicants.

**MOTION** by Ms. Gladziszewski to add a sentence to Section 4(i) that states, “Grants may be made in one or several disbursements; disbursements will be subject to basic assessment of borrower’s capacity to pay financial need.”

Objection by Mr. Jones. Mr. Jones said that this program is not a loan, it is a grant, and there should not be an expectation for applicants to pay it back. He said that he doesn’t know if the language in Ms. Gladziszewski’s motion makes any difference in a grant program. Ms. Gladziszewski concurred and removed her motion.

The committee took a break at 9:15p.m. and resumed at 9:20p.m.

**MOTION** by Mayor Weldon to forward Ordinance 2019-06(AC), as amended, to the Assembly for public hearing on June 8.

Mr. Palmer noted that he will be making a technical amendment to remove a stray “loan” phrase when the ordinance comes back to the Assembly under public hearing.

*Hearing no objections, the motion passed by unanimous consent.*



**C. Restaurant Tables and Chairs Outside in Right-of-Way (ROW) [Verbal Report Only]**

Mr. Watt shared with the committee that restaurants have asked if they could be allowed to put their tables and chairs in the right-of-way on the sidewalks outside of their buildings.

Mr. Jones and Mr. Bryson both shared their concerns about the implications of this and how it may possibly affect other businesses that do not have the option to have patrons dine out on the sidewalks. Mr. Watt said that he totally understands the comments and concerns and it isn't a perfect solution. Some business owners have wider sidewalks than others and may be able to utilize this option. He said he goes back to what Mr. Mertz said, these are difficult times and they are trying to do the best they can. If there is a place where they can allow it, good for that business owner and maybe other business owners without that option could be assisted in different ways.

**V. OTHER BUSINESS**

Mayor Weldon noted that Mr. Jones cancelled the Finance Committee meeting and they have scheduled a Special Assembly meeting on Wednesday, June 3 at 6p.m. to discuss the travel quarantine with Dr. Anne Zink and Commissioner Adam Crum.

**VI. ADJOURNMENT**

There being no further issues brought to the Committee, the meeting was adjourned at 9:30p.m.

Respectfully submitted,  
Lacey Davis and Beth McEwen

Presented by:  
Introduced:  
Drafted by: R. Palmer III

**RESOLUTION OF THE CITY AND BOROUGH OF JUNEAU, ALASKA**

**Serial No. 2918vCOW**

**A Resolution Authorizing the City and Borough of Juneau to Apply for a Community Development Block Grant from the Alaska Department of Commerce, Community and Economic Development, with the Glory Hall for a New Emergency Shelter.**

WHEREAS, the City and Borough recognizes the importance of supporting local non-profit organizations in addressing the social and human needs of the community; and

WHEREAS, the City and Borough is eligible to apply for Community Development Block Grant (CDBG) funds for the benefit of qualifying low and moderate income persons served by local non-profit organizations; and

WHEREAS, the City and Borough has obtained and successfully administered CDBG grants in 2004 to construct a daycare facility for seniors with Alzheimer's Disease or a related disorder, in 2005 to construct seven units of homeless housing; and in 2007 refurbishment and livability upgrades at facilities owned and operated by Gastineau Human Services, the AWARE Shelter, St. Vincent de Paul, and the Glory Hall; and

WHEREAS, CBJ staff solicited proposals from non-profit organizations for projects eligible for funding in the 2020 CDBG funding cycle; and

WHEREAS, one proposal was received and considered; and

WHEREAS, the Glory Hall proposal is to construct a new emergency shelter that will serve low to moderate income individuals, especially those experiencing homelessness, or extreme disability; and

WHEREAS, the Glory Hall has secured the required 25% local match for the project; and

WHEREAS, the City and Borough of Juneau will apply for a grant in the amount of \$650,000 from the Alaska Department of Commerce, Community, and Economic Development (hereinafter "Department"), under the CDBG program; and

WHEREAS, the deadline for submission of a Community Development Block Grant application is December 4, 2020.

NOW THEREFORE, BE IT RESOLVED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

**Section 1.** The Assembly authorizes the Manager to negotiate and execute all necessary documents required for granting and managing funds on behalf of the benefiting organization, the Glory Hall.

**Section 2.** The Manager is also authorized to execute any amendments to the grant agreement between the City and Borough and the Department as may be necessary for adjustments to the project scope of work and/or budget.

**Section 3. Effective Date.** This resolution shall be effective immediately upon adoption.

Adopted this \_\_\_\_ day of \_\_\_\_\_, 2020

\_\_\_\_\_  
Beth A. Weldon, Mayor

Attest:

\_\_\_\_\_  
Elizabeth J. McEwen, Municipal Clerk

Presented by: The Manager

Presented: 10/26/2020

Drafted by: R. Palmer III

**ORDINANCE OF THE CITY AND BOROUGH OF JUNEAU, ALASKA**

**Serial No. 2020-53**

**An Ordinance Authorizing the Manager to Accept the Reconveyance of a Fraction of U.S. Survey 381, Located at 9290 Hurlock Avenue, from Alaska Legacy Partners and Lease the Property to Tlingit Haida Regional Housing Authority for Youth Services.**

WHEREAS, Juneau Youth Services notified the City and Borough of Juneau (CBJ) in November of 2017, that it no longer had need for the facility located at 9290 Hurlock Avenue; and

WHEREAS, Ordinance 2018-42 authorized the sale of the Hurlock property to Alaska Legacy Partners for an assisted senior living center; and

WHEREAS, in 2020, Alaska Legacy Partners contacted the CBJ to pursue reconveyance of the Hurlock property back to CBJ at no cost to the CBJ, as Alaska Legacy Partners had not pursued development of the assisted senior living center; and

WHEREAS, CBJ staff recognized that the Hurlock facility had long served an important community purpose; and

WHEREAS, the Hurlock facility served the community as youth housing for 52 years, fulfilling a community purpose to provide shelter for vulnerable children and young adults; and

WHEREAS, pursuant to A.S. 18.55.995-998, Tlingit Haida Regional Housing Authority (THRHA) is a public corporation, akin to a government agency for the purpose of CBJC 53.09.270(a); and

WHEREAS, the CBJ and the THRHA share a desire to improve services to youth and partner with the Zach Gordon Youth Center to provide youth services.

THEREFORE BE IT ENACTED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

**Section 1. Classification.** This ordinance is a noncode ordinance.

**Section 2. Authorization to Accept the Reconveyance from Alaska Legacy Partners.**

(A) The Manager is authorized to accept, at no cost and only by deed, the property at 9290 Hurlock Avenue and more specifically identified as

A fraction of U.S. Survey 381, Juneau Recording District, First Judicial District, State of Alaska containing approximately 36,122 square feet, and shown on the attached Exhibit A map.

(B) Upon recording of the deed provided in Section 2(A), the reconveyance satisfies all debts owed to the CBJ authorized by Ordinance 2018-42 and the senior assisted living facility condition of Ordinance 2018-42, Section 3(C) terminates.

**Section 3. Authorization to Lease.** The Manager is authorized to lease the property identified in Section 2 to Tlingit Haida Regional Housing Authority pursuant to a lease agreement. In addition to the minimum terms and conditions required by CBJ 53.20.190, the lease is subject to the following essential terms and conditions:

(A) Use of Premises. THRHA shall use the property solely for provision of youth services, like operation of an assisted living center for youth emergency housing and rapid rehoming. THRHA is solely responsible for all improvements, maintenance, and obtaining all permits and approvals.

(B) Term and Renewal. The lease shall be for a term of five years, with the option to renew for two additional five-year terms.

(C) Rent. Pursuant to CBJC 53.09.270(a), rent shall be \$100 per year, an amount less than market value.

(D) Hold Harmless. The lease agreement shall provide that Tlingit Haida Regional Housing Authority indemnify, defend, and hold harmless the CBJ, its officers, and employees for any claim related to or arising out of its usage, operation, maintenance, or improvement of the lease premises.

(E) Other Terms and Conditions. The Manager may include other lease terms and conditions as the Manager determines to be in the public interest.

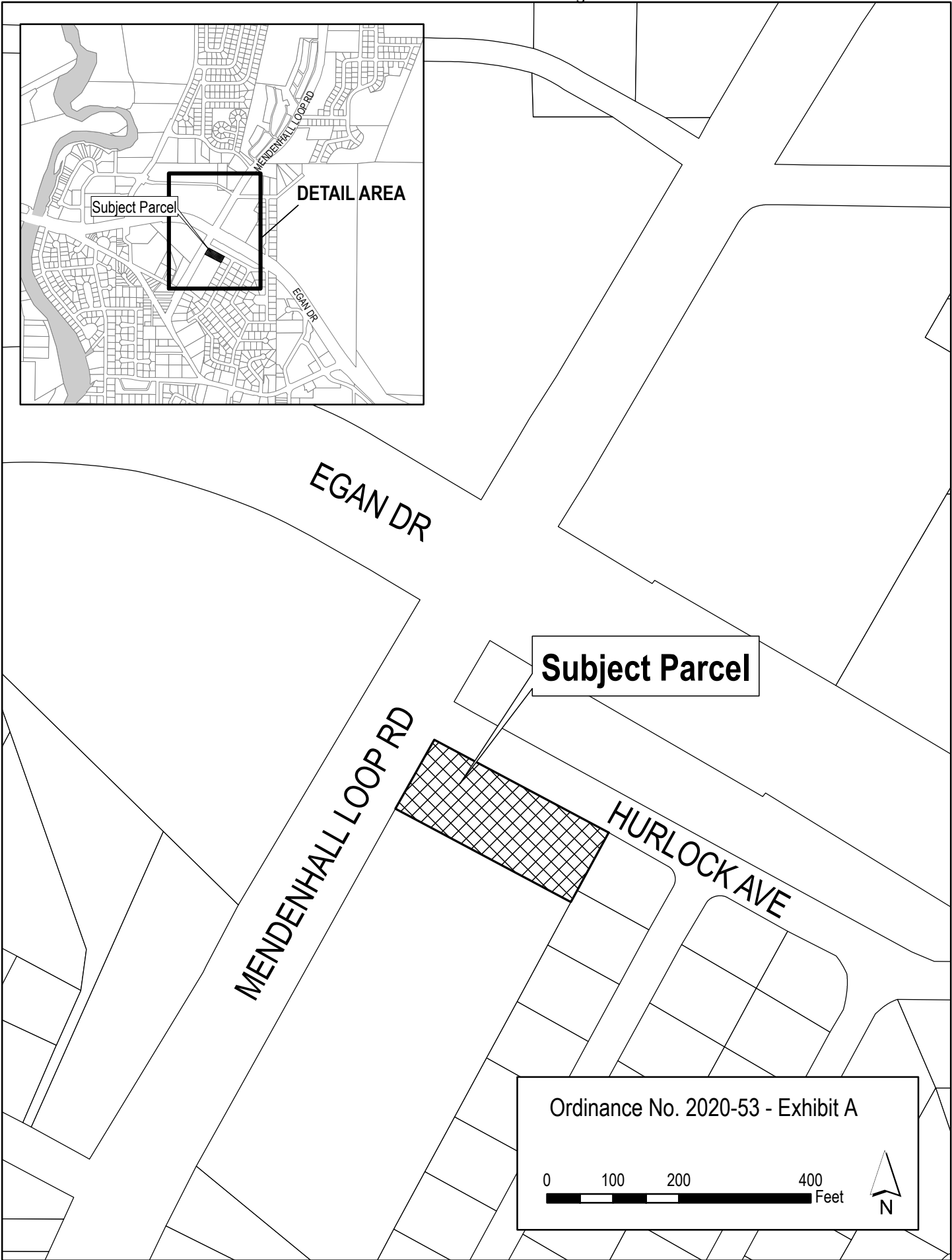
**Section 4. Effective Date.** This ordinance shall be effective 30 days after its adoption.

Adopted this \_\_\_\_\_ day of \_\_\_\_\_, 2020.

\_\_\_\_\_  
Beth A. Weldon, Mayor

Attest:

\_\_\_\_\_  
Elizabeth J. McEwen, Municipal Clerk



# MEMORANDUM

CITY/BOROUGH OF JUNEAU

Lands and Resources Office  
155 S. Seward St., Juneau, Alaska 99801  
Dan.Bleidorn@juneau.org  
(907) 586-5252

**TO:** Rob Edwardson, Chair of the Assembly Lands Committee  
**FROM:** Dan Bleidorn, Lands & Resources Manager *Daniel Bleidorn*  
**SUBJECT:** Tlingit Haida Regional Housing Authority Hurlock Property Request  
**DATE:** August 27, 2020

On August 13, 2018, the Assembly adopted Ordinance 2018-42 authorizing the sale of 9290 Hurlock to Alaska Legacy Partners (ALP) with the condition that they develop the property in accordance to their proposed use as a senior care facility. ALP has decided not to proceed with its planned senior care facility and wants to sell the property.

On August 18, 2020, the Lands Office received a letter from Tlingit Haida Regional Housing Authority (THRHA) stating that they are interested in using this property for vulnerable homeless youth. THRHA is working with the Juneau Coalition on Housing & Homelessness (JCHH), which has "identified the need for a youth homeless shelter/transitional housing a priority. THRHA applied and received a HUD CARES Act grant to provide renovation funds for a shelter. We are working with Zach Gordon Youth Center and partners to develop and provide shelter programming. These funds must be expended by the end of this calendar year."

THRHA and ALP have proposed the following:

1. That the CBJ forgoes collection of the \$352,000 that ALP owes the CBJ in exchange for the CBJ obtaining title of the property again, and
2. That THRHA pay ALP approximately \$165,000 in exchange for selling the property to the CBJ, and
3. That the CBJ would lease the property back to THRHA for vulnerable homeless youth at less than fair market value, which is in the public interest for the community. As owner of the property, and through the lease process, the City could continue to insure that this property is utilized for this specific use.

If the Assembly is supportive of the concept, an ordinance would be drafted for further consideration of such a transaction. THRHA would be required to obtain any necessary permits, which may include the need for a conditional use permit.

**Staff requests a motion of support and referral to the Assembly for the Attorney to draft an ordinance authorizing the use of the Hurlock property for vulnerable homeless youth as proposed by THRHA and ALP.**

**Attachments:**

1. Letter from Jackie Pata, Tlingit Haida Regional Housing Authority
2. Letter from Brian Wilson, Alaska Coalition on Housing and Homelessness
3. Letter from Hazel LeCount and Gus Marx, Juneau Coalition on Housing and Homelessness
4. Letter from President Richard J. Peterson of Central Council of the Tlingit & Haida Indian Tribes of Alaska



City and Borough of Juneau  
City & Borough Manager's Office  
155 South Seward Street  
Juneau, Alaska 99801  
Telephone: 586-5240 | Facsimile: 586-5385

DATE: November 6, 2020

TO: Deputy Mayor Loren Jones & CBJ Assembly Committee of Whole

FROM: Rorie Watt, City Manager

RE: Update on Youth Homelessness Efforts

In June, we advised the Assembly of the possibility of grant funding that was coming available for a youth homelessness program. At that time, the Assembly consented to staff effort to pursue grants. In concert with that effort, THRHA has pursued a property arrangement with Alaska Legacy Partners (also on tonight's agenda). High level details are:

Annual program cost: \$575,000

Grant funding (2 and 3 year available, annually): \$470,000

Deficit: Approximately \$100,000 (could be less, if building maintenance is performed by THRHA)

Community need for the service has not diminished since June. There are four major hurdles that would have to be cleared to allow the establishment of a new program.

1. Location/Facility: The Hurlock property is presumptively the main option. Other locations could be appropriate, but would be on very different timelines.
2. Facility Improvements: The Hurlock facility needs upgrades. There has been some discussion at the ESTF, but the 12/30/2020 expenditure deadline is very problematic. Analysis of eligibility of CARES Act funding is incomplete.
3. Operational Costs: A new program would require an additional \$100,000/year.
4. Operator: Since Juneau Youth Services closed the Cornerstone program (formerly referred to Miller House), no operator in the non-profit community has been willing to operate a new program. It is my understanding that JYS closed the facility as it was not economically sustainable at the time, and had been decreasingly so for some time. I am aware that the Juneau Coalition on Housing and Homelessness believes that CBJ staff at Zach Gordon Youth Center are best situated to manage and run a program. While I will acknowledge that our ZGYC staff would be superlative, I must raise several issues.
  - a. For at least the past 20 years, CBJ has consciously worked to provide grant funding to non-profits to provide necessary social services. It was the opinion then of the Manager and the Assembly CBJ is not well situated to provide non-profit services.



November 6, 2020

Assembly Committee of the Whole

- b. If CBJ took over such a service, the CBJ should presume a level of oversight effort that could involve the Department Director, Manager and/or Assembly. Sooner or later, an effected party or family member will reach out and the expectation is that we will be responsive.

**Recommendation:**

I recommend that the Assembly discuss this new information and provide direction and/or questions on this topic.



City and Borough of Juneau  
City & Borough Manager's Office  
155 South Seward Street  
Juneau, Alaska 99801  
Telephone: 586-5240 | Facsimile: 586-5385

DATE: June 22, 2020

TO: Maria Gladziszewski, Chair, Assembly Committee of the Whole

FROM: Mila Cosgrove, Deputy City Manager

RE: Emergency Shelter Services for Youth in Juneau

#### Background and Need

Juneau has been without emergency shelter services for youth since August of 2019; for several years prior to that time the services were limited. The Juneau School District averages 125-150 students annually who qualify for homeless support services. Over 40% of these students are at the three High Schools. Additionally, homeless service providers in Juneau estimate there are approximately 70 youth between the ages of 18-24 who are homeless in our community. There is a significant need for a continuum of housing options for youth in Juneau. During this time of COVID-19 this need is exacerbated as youth who often move from place to place (i.e.: "couch surf"), find this option less available to them.

Juneau Youth Services previously provided sheltering for youths, but ceased operation for two reasons. First, their mission changed over time, and second funding for the program ended.

#### Grant Funding Available

The Federal Family and Youth Services Bureau is currently accepting applications for their Runaway and Homeless Youth Basic Center Program grant funding. These funds long assisted in the funding of the previous emergency shelter for youth in Juneau. The following is a description of the program.

The Runaway and Homeless Youth program's Basic Center Program (BCP) provides temporary shelter and counseling services to youth who have left home without permission of their parents or guardians, have been forced to leave home, or other homeless youth who might otherwise end up in the law enforcement or in the child welfare, mental health, or juvenile justice systems. BCPs work to establish or strengthen community-based programs that meet the immediate needs of runaway and homeless youth and their families. BCPs provide youth under 18 years of age with emergency shelter, food, clothing, counseling and referrals for health care. BCPs can provide up to 21 days of shelter for youth, and these programs seek to reunite young people with their families whenever possible, or to locate safe and appropriate alternative placements.

Community partners have reached out to the Zach Gordon Youth Center to see if CBJ would take the lead to work with community partners to apply for this grant, as well as seek other funds, in order to develop a robust shelter program for youth in Juneau.

June 22, 2020

Assembly Committee of the Whole

Emergency Shelter Services for Youth in Juneau

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Tlingit and Haida Regional Housing Authority is interested in acting as the property managers for a facility dedicated to this purpose, incurring the costs associated with work done on the building and general up-keep.

On a related note, Zach Gordon Youth Center is one of many partners involved in a different program, the Youth Homeless Demonstration Project (YHDP), which seeks to develop employment and housing options for youth up to 24 years of age.

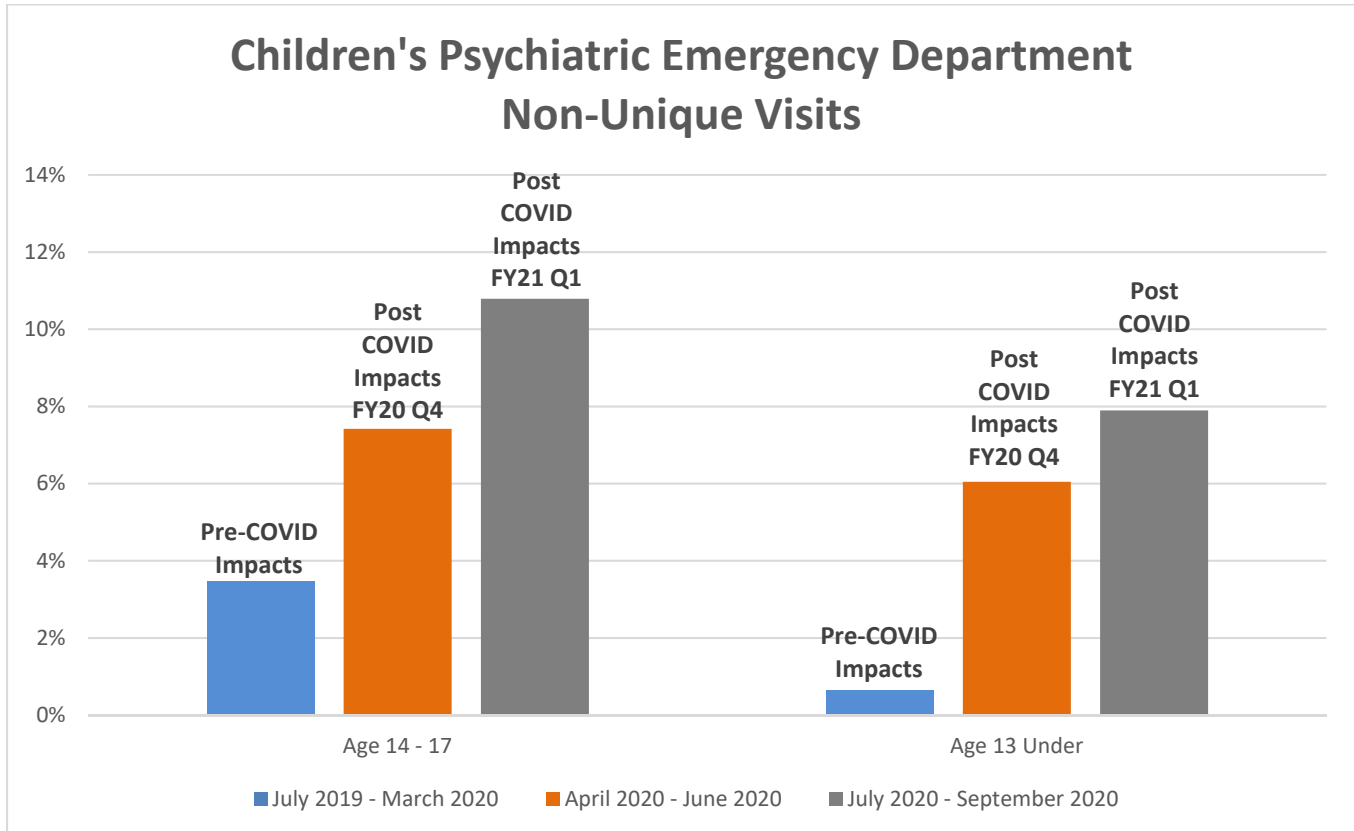
### Conclusion

There is a small window of time to consider this opportunity for community collaboration to serve a considerable need that no one agency is currently able to take on alone. The Basic Center Program grant application is due July 5<sup>th</sup>. The YHDP grant application will also be due in early July. The Juneau Community Foundation has expressed a strong interest in assisting with a matching grant. No other entity is willing to take the lead on pursuing funding, developing details of a program.

For many decades, there was sufficient funding available in Alaska that non-profits were able to take the lead on social service planning, provision of social services. That is no longer the case.

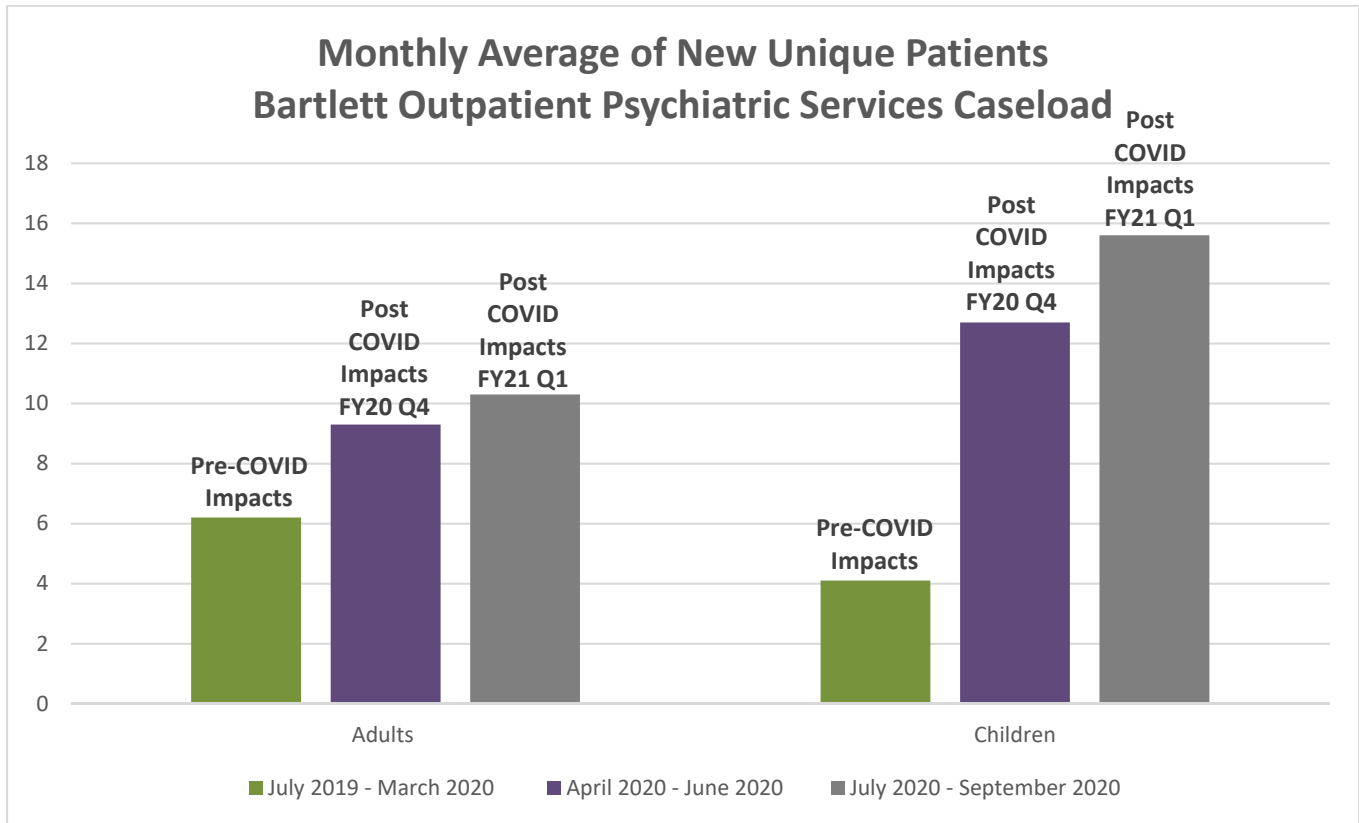
The Assembly should decide whether it supports staff taking the lead on applying for BCP funding.

## Impacts of COVID-19 on Children's Mental and Behavioral Health Update 11.5.2020



Age 13 and Younger	Number	Percentages	Monthly Average
July 2019 – March 2020 (3 Quarters)	6	1%	1
April 2020 – June 2020 (FY20 Q4)	22	6%	7
July 2020 – September 2020 (FY21 Q1)	30	8%	10
Age 14 – 17	Number	Percentages	Monthly Average
July 2019 – March 2020 (3 Quarters)	33	3%	4
April 2020 – June 2020 (FY20 Q4)	27	7%	9
July 2020 – September 2020 (FY21 Q1)	41	11%	14

- A majority of the children and adult patients assessed during the April 2020 – June 2020 period expressed this was their first time experiencing a Behavioral Health Crisis. Patients communicated a sharp increase in depression, anxiety, and substance misuse due to stressors around their employment, housing, and family, due to impacts of COVID-19 on their lives.
- Stressors communicated by youth included isolation from their social support networks, lack of sports, and struggles with school during the academic year.

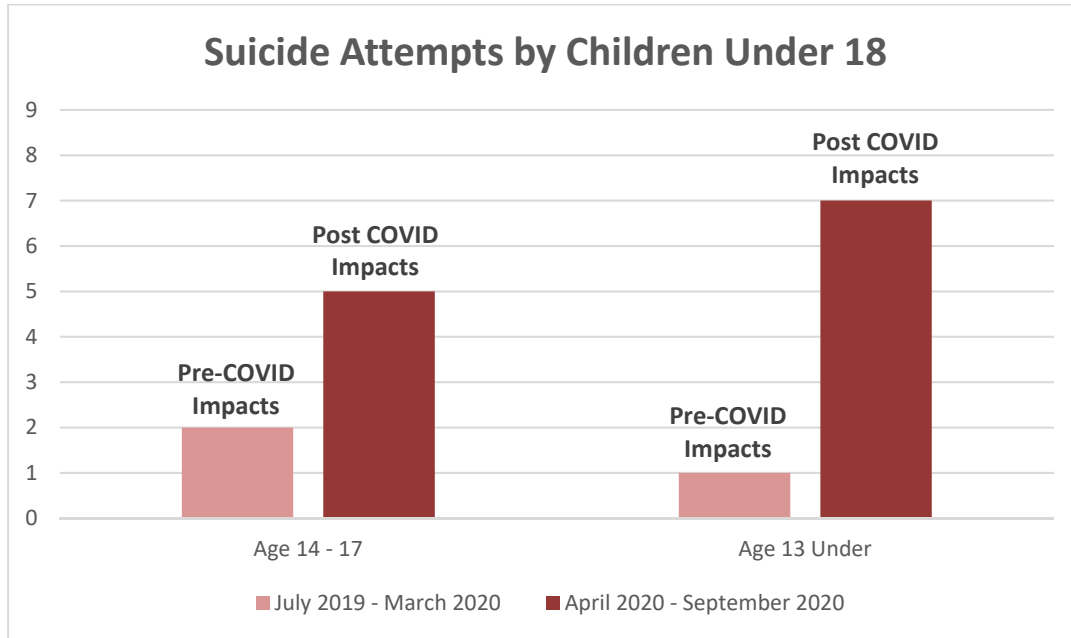


Adults 18 and Older	Number of New Patients	Monthly Average
July 2019 – March 2020 (3 Quarters)	56	6.2
April 2020 – June 2020 (FY20 Q4)	28	9.3
July 2020 – September 2020 (FY21 Q1)	31	10.3

Children 17 and Younger	Number of New Patients	Monthly Average
July 2019 – March 2020 (3 Quarters)	37	4.1
April 2020 – June 2020 (FY20 Q4)	38	12.7
July 2020 – September 2020 (FY21 Q1)	47	15.6

- During the July 2019 – March 2020 pre-COVID period, Bartlett Outpatient Psychiatric Services evidenced an average of 4 new child intakes per month (ages 17 and under).
- During the April 2020 – September 2020 post-COVID Impacts period, Bartlett Outpatient Psychiatric Services evidenced an average of nearly 13 new child intakes per month in FY20 Quarter 4, and nearly 16 new child intakes per month in FY21 Quarter 1. (ages 17 and under).

- Stressors communicated by youth included isolation from their social support networks, lack of sports, and struggles with school during the academic year.



Suicide Attempts in Children 17 & Younger	Age 14 – 17	Age 13 and Under
July 2019 – March 2020 (3 Quarters)	2	1
April 2020 – September 2020 (2 Quarters)	5	7

*Data represents patients seen in the Bartlett Regional Hospital's Emergency Department and Bartlett Outpatient Psychiatric Services, and is not inclusive of other mental and behavioral health providers in Juneau. Data sourced from Bartlett Behavioral Health.*

Presented by:  
Presented:  
Drafted by: R. Palmer III

**ORDINANCE OF THE CITY AND BOROUGH OF JUNEAU, ALASKA**

**Emergency Ordinance Serial No. 2020-55 vCOW**

**An Emergency Ordinance Mandating COVID-19 Testing or Quarantine for Interstate and Intrastate Travelers Arriving in the City and Borough of Juneau and Providing for a Penalty.**

WHEREAS, CBJ Charter 5.4(a) provides the Assembly may adopt an emergency ordinance to meet a public emergency by an affirmative vote of at least six assembly members; and

WHEREAS, COVID-19 is a respiratory disease that can result in serious illness or death and is caused by the SARS-Cov-2 virus ("virus"), a new strain of the coronavirus that has not been previously identified in humans and is easily transmittable person to person; and

WHEREAS, on March 11, 2020, the World Health Organization ("WHO") declared the virus a pandemic; and

WHEREAS, on March 11, 2020, the State of Alaska declared a public health emergency in response to the anticipated outbreak of the virus in Alaska; and

WHEREAS, on March 13, 2020, President Donald J. Trump declared a national emergency in response to the virus pandemic; and

WHEREAS, on March 16, 2020, the Assembly declared a local emergency in response to COVID-19; and

WHEREAS, on March 22, 2020, the City and Borough of Juneau ("CBJ") received its first positive case of COVID-19; and

WHEREAS, the Juneau International Airport and the Juneau ferry terminal are the primary point-of-entry for persons traveling into Juneau; and

WHEREAS, as of November 2, 2020, there have been more than 500 confirmed cases in the City and Borough of Juneau, of which a substantial percentage are travel related and attributable to community spread; and

WHEREAS, Alaska continues to experience a substantial increase in COVID-19 cases with multiple community regions currently at a high alert level, including Juneau; and

WHEREAS, the State of Alaska initially issued Health Alert 10 on March 13, 2020 (interstate and international travel), and initially issued Health Mandate 18 on June 5, 2020 (intrastate travel); and

WHEREAS, the State of Alaska emergency COVID declaration expires on November 15, 2020, and there is great uncertainty whether the State will extend it; and

WHEREAS, the City and Borough of Juneau has the authority to implement temporary local travel mandates relating to air and sea travel to Juneau to protect the health of all people living in and traveling to the community.

THEREFORE BE IT ENACTED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

**Section 1. Classification.** This ordinance is a noncode ordinance.

**Section 2. Applicability.**

(A) This ordinance applies to all persons entering the City and Borough of Juneau, Alaska, whether resident, worker, or visitor. The mandate applies to air and sea travel.

(B) **Requirements.**

- (1) Interstate Travel: This ordinance applies to all interstate travel into the City and Borough of Juneau.
- (2) Intrastate Travel: This ordinance applies to all intrastate travel into the City and Borough of Juneau from Alaskan communities categorized as intermediate or high risk level by the State of Alaska.
- (3) Travelers who are arriving from non-high risk intrastate locations may take a voluntary COVID-19 test.
- (4) Travelers arriving from out of state or from areas within Alaska categorized as intermediate or high risk by the State of Alaska are required to complete one of the following:

a. **Pre-travel Option with Negative Result:** All travelers with proof of a negative result from a molecular-based test for SARS-CoV2 taken within 72 hours of departure must follow strict social distancing for five days after arrival into Alaska, or until they leave Alaska, whichever occurs first. A second test taken between seven and 14 days after the initial test sample was provided is strongly recommended. Non-residents of Alaska may purchase a COVID-19 test for \$250.00; or

b. **Pre-Travel Option without Results:** A traveler with proof of having taken a molecular-based test for SARS-CoV2 within 72 hours of



departure but not having results must quarantine, at their own expense, until results arrive. A traveler with a negative result from a test taken within 72 hours of departure must follow strict social distancing for five days after arrival into the City and Borough of Juneau or until they leave, whichever occurs first. If the COVID-19 test is positive, the traveler must remain in isolation at their own expense, must contact the Juneau Public Health (ph#), and cannot travel until cleared by Public Health. A second test taken between seven and 14 days after the initial test sample was provided is strongly recommended. Non-residents of Alaska may purchase a COVID-19 test for \$250.00; or

- c. **Point of Entry Test Option:** A traveler may submit for a molecular-based test for SARS-CoV2 at the point of entry and quarantine, at their own expense, until results arrive. Non-residents of Alaska must purchase a COVID-19 test at the point of entry for \$250.00. A traveler who receives a negative test result from the arrival test must follow strict social distancing for five days after arrival into the City and Borough of Juneau or until they leave, whichever occurs first. A second test taken between seven and 14 days after the initial test sample was provided is strongly recommended. If the COVID-19 test is positive, the traveler must remain in isolation at their own expense, must contact the Juneau Public Health (ph#), and cannot travel until cleared by Public Health; or
- d. **Quarantine Option:** Self-quarantine at the traveler's expense for 14 days or the duration of the trip whichever is shorter. A traveler may opt to test during the quarantine period and follow the Point of Entry Test Option requirements.

(C) **Essential Services/Critical Infrastructure Plans.** Essential Services and Critical Infrastructure are defined as businesses included in the State's "Alaska's Essential Services and Critical Infrastructure" (Attachment A).

- (1) All businesses defined as essential services/critical infrastructure are exempt from the testing process as set forth in Section (B) above.
- (2) All businesses defined as essential services/critical infrastructure must file a protective plan with the CBJ by November 30, 2020. The plan must outline how the business will undertake testing and quarantine to avoid the spread of COVID-19 and not endanger lives in Juneau.
- (3) Workers must arrive with a letter from the employer that:
  - a. Identifies the employer and employee by name;
  - b. Details instructions on how the employee must travel to their job site in accordance with their protective plan; and
  - c. Confirms the traveler is following the employer's protective plan on file with the CBJ that includes testing and quarantine provisions.

(D) **Exceptions.** This ordinance does not apply to the following categories of people

- (1) Children 10 and under are exempt from the testing requirement. However, untested children who have traveled must complete the 14 day quarantine status or if they traveled with a parent/guardian they must quarantine for the same duration as the parent/guardian; and
- (2) Employees and elected officials of a local, tribal, state, or the federal government engaged in official business.

(E) **Definitions.**

- (1) Strict social distancing is defined as:
  - a. You may be in an outdoor public place, but you must remain six feet away from anyone not in your immediate household, and you must wear a face covering. You may arrange curbside shopping or have food delivery.
  - b. You cannot enter restaurants, bars, gyms, community centers, sporting facilities (i.e., ice rinks, gymnasiums, etc.), office buildings, and school or daycare facilities. Do not participate in any group activities, including sporting events and practices, weddings, funerals, or other gatherings.
- (2) Quarantine is defined as:
  - a. You must remain in your home or lodging destination.
  - b. You must remain six feet away from anyone not in your immediate household, and you must wear a face covering.
- (3) Isolation is defined as:
  - a. Isolation means you have received a positive COVID-19 test.
  - b. You must remain in your home, unless you leave for medical treatment, until you are cleared by a medical professional or until after:
    - i. At least 10 days have passed, and
    - ii. At least 24 hours with no fever without fever-reducing medication, and
    - iii. Symptoms have improved.

(F) **Enforcement Policy.** The City and Borough of Juneau reserves the right to use all available enforcement options to assure compliance with this ordinance. Additionally, a violation of this mandate does not create grounds for residents to harass individuals who do not comply with it.

(G) **Violation.** A person who violates the travel testing requirements of Section 2 shall be subject to a civil fine not to exceed \$100.00, which shall be considered incorporated into CBJC 03.30.070(a); payment of the civil fine shall be accepted in satisfaction of the violation; and the violation shall be subject to CBJC 03.30.070(b)-(c) and 03.30-075-03.30.085.

**Section 3. Effective Date.** This ordinance shall be effective immediately and expire on February 17, 2021, unless terminated earlier by the Assembly by motion.

Adopted this \_\_\_\_\_ day of \_\_\_\_\_, 2020.

\_\_\_\_\_  
Beth A. Weldon, Mayor

Attest:

\_\_\_\_\_  
Elizabeth J. McEwen, Municipal Clerk

DRAFT

Issued: March 27, 2020

By: Governor Mike Dunleavy  
Commissioner Adam Crum, Alaska Department of Health and Social Services  
Dr. Anne Zink, Chief Medical Officer, State of Alaska

To prevent the spread of Coronavirus Disease 2019 (COVID-19), the State of Alaska is issuing this Order based on its authority under the Public Health Disaster Emergency Declaration signed by Governor Mike Dunleavy on March 11, 2020.

This Order amends and supersedes the document formerly referenced as "Attachment A," and continues to apply to any Mandate referencing Attachment A or Critical Workforce Infrastructure. This Order remains in effect until amended, rescinded, or superseded by further Order of the Governor.

Functioning critical infrastructure is imperative during the response to the COVID-19 emergency for both public health and safety, as well as community well-being. Certain critical infrastructure industries have a special responsibility in these times to continue operations.

## I. **MANDATORY CLOSURES**

- a. All businesses within Alaska, except those specifically exempted below, are required to cease all activities at facilities located within the state, except Minimum Basic Operations, as defined in Section I.c. For clarity, businesses may also continue operations consisting exclusively of employees or contractors performing activities at their own residences (i.e., working from home).
- b. For purposes of this Order, covered businesses include any for-profit, non-profit, or educational entities, regardless of the nature of the service, the function they perform, or corporate or entity structure.
- c. **"Minimum Basic Operations"** include the following, provided that employees comply with Social Distancing Requirements as defined in this Section, to the extent possible, while carrying out such operations:
  - i. The minimum necessary activities to maintain the value of the business's inventory, ensure security, process payroll and employee benefits, or for related functions.
  - ii. The minimum necessary activities to facilitate employees of the business being able to continue to work remotely from their residences.

## II. **ESSENTIAL SERVICES AND CRITICAL INFRASTRUCTURE**

- a. Businesses exempted from Section I are strongly encouraged to remain in operation while complying with social distancing requirements, by maintaining six-foot social distancing for both employees and members of the public, including, but not limited to, when any customers are standing in line.
- b. For purposes of this Order, Essential Services and Critical Infrastructure industries and entities in Alaska include:
  - i. **"Healthcare Operations,"** including hospitals, clinics, dental emergency services, pharmacies, other healthcare facilities, home healthcare services and providers, mental health providers, companies and institutions involved in the research and development, manufacture, distribution, warehousing, and supplying of

pharmaceuticals, biotechnology therapies, consumer health products, medical devices, diagnostics, equipment, services, or any related and/or ancillary healthcare services. “Healthcare Operations” also includes veterinary care and healthcare services provided to animals.

1. “Healthcare Operations” does not include fitness and exercise gyms and similar facilities.
- ii. **“Essential Infrastructure,”** including businesses providing any services or performing any work necessary to the operations and maintenance of services including, but not limited to, the Port of Alaska, public works construction, construction of housing, airport operations, water, sewer, gas, electrical, oil production, mining, logging, roads and highways, public transportation, solid waste collection and removal, internet, and telecommunications systems (including the provision of essential global, national, and local infrastructure for computing services, business infrastructure, communications, and web-based services).
- iii. **“Financial services sector,”** which includes workers who are needed to process and maintain systems for processing financial transactions and services, such as payment, clearing and settlement services, wholesale funding, insurance services, and capital markets activities; to provide consumer access to banking and lending services, including ATMs, movement of currency (e.g. armored cash carriers); support financial operations, such as those staffing data and security operations centers; appraisals and titling; and, key third-party providers who deliver core services.
- iv. **“First Responders,”** which includes emergency management personnel, emergency dispatchers, court personnel, and law enforcement personnel.
- v. **“Essential Governmental Functions,”** which includes all services needed to ensure the continuing operation of government agencies and provide for the health, safety, and welfare of the public. This includes Department of Defense personnel returning from temporary duty or engaging in mission essential travel. This also includes Office of Children’s Services personnel acting in an official capacity.
- vi. **“Essential Business,”** which includes:
  1. Grocery stores, supermarkets, food banks, convenience stores, and other establishments engaged in the retail sale of food, beverages, and other household consumer products (such as cleaning and personal care products). This includes stores that sell groceries and also sell other non-grocery products, and products necessary to maintaining the safety, sanitation, and essential operation of residences;
  2. Food and agriculture, cultivation, including farming, livestock, fishing and processing;
  3. Businesses that provide food, shelter, social services, and other necessities of life for economically disadvantaged or otherwise needy individuals;
  4. Newspapers, television, radio, and other media services;
  5. Gas stations and auto-supply, auto-repair, bicycle-repair, and related facilities;
  6. Hardware stores;
  7. Plumbers, electricians, exterminators, and other service providers who provide services that are necessary to maintaining the safety, sanitation, and essential operation of residences and critical infrastructure.

8. Businesses providing mailing and shipping services, including post office boxes;
9. Educational institutions facilitating distance learning;
10. Laundromats, dry cleaners, and laundry service providers;
11. Restaurants and other facilities that prepare and serve food, but only for delivery or carry out under the restrictions set forth in COVID-19 Health Mandate 003, issued March 17, 2020;
12. Businesses that supply products needed for people to work from home;
13. Businesses that supply other essential businesses with the support or supplies necessary to operate;
14. Businesses that transport goods to grocery stores, supermarkets, convenience stores, engaged in the retail sale of food, household consumer products, delivery of fuel, or other services directly to residences or other critical industries outlined in this health mandate.
15. Airlines, railroads, taxis, and other private transportation providers providing transportation services;
16. Home-based care for seniors, adults, or children;
17. Residential facilities and shelters for seniors, adults, and children;
18. Professional services, such as legal or accounting services, when necessary to assist in compliance with legally-mandated activities;
19. Childcare facilities, subject to new recommendations for increased hygiene and social distancing. Childcare facilities should be used only by those who need childcare to work at a critical job.
20. All other businesses that can maintain Social Distancing Requirements (defined below) and prohibit congregations of no more than 10 people in the business at a time (including employees).

### III. **SOCIAL DISTANCING REQUIREMENTS.**

- a. "Social Distancing Requirements" includes maintaining at least six-foot social distancing from other individuals, washing hands with soap and water for at least twenty seconds as frequently as possible or using hand sanitizer containing at least 60% alcohol, covering coughs or sneezes (into the sleeve or elbow, not hands), regularly cleaning high-touch surfaces, and not shaking hands.

### IV. **ADOPTION OF FEDERAL GUIDANCE.**

- a. This Order incorporates by reference the Memorandum on Identification of Essential Critical Infrastructure Workers during COVID-19 Response issued by the Cybersecurity and Infrastructure Security Agency of the United States Homeland Security on March 19, 2020. That guidance is located at <https://www.cisa.gov/publication/guidance-essential-critical-infrastructure-workforce>. This order also incorporates federal guidance from the Department of the Treasury and the Department of Defense that are located at <https://home.treasury.gov/news/press-releases/sm956> and <https://media.defense.gov/2020/Mar/22/2002268024/-1/-1/1/DEFENSE-INDUSTRIAL-BASE-ESSENTIAL-CRITICAL-INFRASTRUCTURE-WORKFORCE-MEMO.PDF>

V. **PENALTY FOR NONCOMPLIANCE.**

**A violation of a State COVID-19 Mandate may subject a business or organization to an order to cease operations and/or a civil fine of up to \$1,000 per violation.**

- a. In addition to the potential civil fines noted above, a person or organization that fails to follow the State COVID-19 Mandates designed to protect the public health from this dangerous virus and its impact may, under certain circumstances, also be criminally prosecuted for Reckless Endangerment pursuant to Alaska Statute 11.41.250. Reckless endangerment is defined as follows:
  - i. A person commits the crime of reckless endangerment if the person recklessly engages in conduct which creates a substantial risk of serious physical injury to another person.
  - ii. Reckless endangerment is a class A misdemeanor.
- b. Pursuant to Alaska Statute 12.55.135, a defendant convicted of a class A misdemeanor may be sentenced to a definite term of imprisonment of not more than one year.
- c. Additionally, under Alaska Statute 12.55.035, a person may be fined up to \$25,000 for a class A misdemeanor, and a business organization may be sentenced to pay a fine not exceeding the greatest of \$2,500,000 for a misdemeanor offense that results in death, or \$500,000 for a class A misdemeanor offense that does not result in death.

Presented by:  
Presented:  
Drafted by: R. Palmer III

**RESOLUTION OF THE CITY AND BOROUGH OF JUNEAU, ALASKA**

**Serial No. 2921 vCOW**

**A Resolution of the City and Borough of Juneau Extending the Local  
Emergency Declaration in Response to COVID-19 and a Request for State  
and Federal Assistance.**

- A. WHEREAS, a local emergency disaster was declared due to COVID-19 with Resolution 2884 that expires on November 24, 2020; and
- B. WHEREAS, since Resolution 2884, more than 600 people in the community have had COVID-19, community members have been hospitalized and died due to COVID-19, people are wearing masks and socially distancing to minimize spread of COVID-19, and the economy was devastated by a lack of a cruise ship season and historically low salmon returns; and
- C. WHEREAS, the Assembly is grateful for the \$53 million of CARES Act funds, which it has diligently appropriated to provide emergency economic and public health assistance for the community through the December 30, 2020, requirement of the CARES Act; and
- D. WHEREAS, Alaska is currently experiencing a second significant wave of COVID-19 positive cases in which multiple communities are in High or Very High alert levels; and
- E. WHEREAS, while public health mitigation measures have helped minimize the spread of COVID-19 and medical care of patients has improved since the SARS-CoV-2 virus was detected earlier this year, vaccine development and distribution is still underway; and
- F. WHEREAS, COVID-19 continues to pose an imminent threat to human health, safety, and welfare to the residents of the City and Borough of Juneau ("CBJ"); and
- G. WHEREAS, it is essential to implement local emergency powers given the potential ability of the virus to cause death or injury to people, necessitating measures to protect the public health, safety, and welfare; and
- H. WHEREAS, in order to contain any potential harm that may be caused by the virus, State and Federal assistance is needed to supplement local efforts to respond to this public health emergency; and
- I. WHEREAS, the CBJ requests the Governor of Alaska to provide State assistance to the CBJ in its response to the virus and the provision of other funds, services, functions, supplies, or materials determined by the Manager, in consultation with local emergency agencies, to be



necessary to meet the public safety and welfare needs arising from or incidental to COVID-19 and to recover from the damages caused; and

J. WHEREAS, the CBJ Assembly further authorizes the Manager to implement any orders necessary to prevent the transmission of infectious disease and to take measures to ensure that all cases of contagious disease are subject to proper control and treatment; and

K. WHEREAS, the Manager should seek Assembly approval prior to issuing any orders (1) related to private property, (2) related to mass quarantine or isolation, or (3) related to rationing of goods or supplies; and

L. WHEREAS, a public health related order, if any, shall be consistent with federal or state public health official recommendations; and

M. WHEREAS, the provisions of CBJC 53.50 may be suspended as provided under CBJC 53.50.090(l), providing for the purchase of supplies, services, and items during, and for the purpose of alleviating, a class 2 emergency, which the Manager declared on March 12, 2020; and

N. WHEREAS, all resources of the municipal government, including CBJ personnel, are hereby available as necessary to deal with the emergency and municipal departments, agencies, and/or personnel may be transferred or altered in function for the purpose of performing or facilitating performance services responsive to this emergency.

NOW, THEREFORE, BE IT RESOLVED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

**Section 1.** The Assembly of the City and Borough of Juneau hereby declares a local emergency to exist within the City and Borough of Juneau. A copy of this Resolution shall be filed promptly with the Alaska Division of Homeland Security and Emergency Management.

**Section 2.** The City and Borough requests that the Governor of Alaska provide such State assistance as may be available to meet the ongoing emergency created by COVID-19 and to request additional assistance from Federal agencies where State capability is not adequate.

**Section 3.** This resolution shall be effective immediately after its adoption. Because of the ongoing nature of the emergency, this declaration of local emergency shall remain in effect until May 11, 2021, or until a SARS-CoV-2 vaccine is widely available in the community, whichever occurs first.

Adopted this \_\_\_\_\_ day of \_\_\_\_\_, 2020.

Attest:

\_\_\_\_\_  
Beth A. Weldon, Mayor

\_\_\_\_\_  
Elizabeth J. McEwen, Municipal Clerk

Presented by:  
Presented:  
Drafted by: R. Palmer III

**RESOLUTION OF THE CITY AND BOROUGH OF JUNEAU, ALASKA**

**Serial No. 2922 vCOW**

**A Resolution Temporarily Amending Resolution 2862 Related to the Assembly Rules of Procedure and COVID-19.**

WHEREAS, a local emergency disaster was declared due to COVID-19 initially with Resolution 2884; and

WHEREAS, Resolution 2887 temporarily provided rules to prevent the spread of COVID-19 and balance the community's needs related to public meetings but Resolution 2887 expires on November 24, 2020; and

WHEREAS, since March, 2020, more than 600 people in the community have had COVID-19, community members have been hospitalized and died due to COVID-19, people are wearing masks and socially distancing to minimize spread of COVID-19; and

WHEREAS, Alaska is currently experiencing a second significant wave of COVID-19 positive cases in which multiple communities are in High or Very High alert levels; and

WHEREAS, while public health mitigation measures have helped minimize the spread of COVID-19 and medical care of patients has improved since the SARS-CoV-2 virus was detected earlier this year, vaccine development and distribution is still underway; and

WHEREAS, COVID-19 continues to pose an imminent threat to human health, safety, and welfare to the residents of the City and Borough of Juneau; and

WHEREAS, the boards, commissions, and committees of the City and Borough of Juneau normally host multiple public meetings a week; and

WHEREAS, consistent with Resolution 2686 Rule 9, the Assembly Rules of Procedure govern nearly all of the Assembly's advisory boards, commissions, and committees; and

WHEREAS, upon balancing the health risks of COVID-19 and transparent government principles, the Assembly finds it necessary to temporarily change how City and Borough of Juneau public meetings are conducted; and

WHEREAS, public comment opportunities still exist at public meetings, and members of the public are encouraged to submit comments in writing, like by emailing

[BoroughAssembly@juneau.org](mailto:BoroughAssembly@juneau.org) or by filling out the online Assembly Contact Form, <https://beta.juneau.org/assembly/assembly-contact-form>; and

WHEREAS, Resolution 2862 Rule 16. N defines telephone or telephonic as “any system of synchronous two-way voice communication,” which could include traditional telephones and internet-based internet audio or video applications.

NOW, THEREFORE, BE IT RESOLVED BY THE ASSEMBLY OF THE CITY AND BOROUGH OF JUNEAU, ALASKA:

**Section 1. Telephonic Participation.** Rule 16(A-C) of Resolution 2862 is amended as follows:

**RULE 16. TELEPHONIC PARTICIPATION.**

- A. Up to nine members may participate via telephone in an Assembly meeting or an Assembly Committee meeting.
- B. Reserved.
- C. Reserved.

...

**Section 2. COVID-19 Public Meeting Prevention and Mitigation.** Resolution 2862 is amended by adding a new Rule 18 as follows:

**RULE 18. COVID-19 PUBLIC MEETING PREVENTION AND MITIGATION.**

- A. **Public seating area.** ~~Consistent with Alaska Health Mandate 9 (Issued March 23, 2020) unless amended, no more than 10 people are allowed in the meeting area. People in a meeting room must comply with all public health requirements including, social distancing and face covering requirements (e.g., Ordinances 2020-52 and 2020-45). Critical staff~~ Staff should participate remotely if possible. Members of the public are also encouraged to participate remotely and submit comments in writing.
- B. **Alternative public broadcasting.** This provision applies to public meetings of the City and Borough of Juneau Assembly and its committees, boards, and commissions. In addition to regular Assembly meeting broadcasts, meetings with substantial public interest should be live broadcast in a manner that is reasonably calculated to provide meaningful public observance of the public meeting. The chair of a committee, board, or commission has discretion, unless overruled by majority vote, if and how a meeting should be broadcast. Broadcast can include but is not limited to video conferencing, conference call, listen only conference call, and radio broadcasting.

- C. **Essential agenda items only.** The committees, boards, and commissions of the City and Borough of Juneau shall only hold meetings for essential agenda items. Non-essential agenda items must be delayed. Essential items can include time sensitive permit decisions, legislation, appropriation matters, continuity of operation matters, and public health matters. The chair of a committee, board, or commission has discretion to determine if a potential agenda item is essential or non-essential. An agenda with an item the chair proposes to be non-essential shall be publicly posted a reasonable time prior to the meeting. A majority of the members of the body may call the proposed non-essential item for consideration at the meeting within 24 hours of agenda posting. Non-essential public meetings must be canceled. Public meetings with essential items in which public comment is required should allow for public comment by telephone. Meeting agendas should be evaluated one month at a time. The Manager shall prioritize the use of room space and availability of technology to allow prioritized scheduling for the Boards and Commissions.

**Section 3. Sunset Provision.** This resolution shall automatically expire and no longer have effect after May 11, 2021.

**Section 4. Effective Date.** This resolution shall be effective immediately after its adoption.

Adopted this \_\_\_\_\_ day of \_\_\_\_\_, 2020.

\_\_\_\_\_  
Beth A. Weldon, Mayor

Attest:

\_\_\_\_\_  
Elizabeth J. McEwen, Municipal Clerk



(907) 586-0715  
CDD\_Admin@juneau.org  
www.juneau.org/CDD  
155 S. Seward Street • Juneau, AK 99801

**DATE:** November 4, 2020

**TO:** Assembly Committee of the Whole

**FROM:** Laurel Christian, Planner II  
Community Development Department

**SUBJECT:** FFY 2020 Community Development Block Grant Project Proposal Recommendation

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### **RECOMMENDATION**

Staff recommends that the Committee of the Whole recommend to the full Assembly that the City and Borough of Juneau co-apply with the Glory Hall for the construction of a new Emergency Shelter.

### **PROJECT PROPOSAL**

This year, the CDD received one project proposal, from the Glory Hall. The Glory Hall proposes to use the grant funding to construct the new Glory Hall Building in the Mendenhall Valley. The new Glory Hall building is an emergency shelter, soup kitchen, and care center, according to the project proposal. The proposal will benefit primarily individuals experiencing homelessness; meeting the state criteria for serving 51% LMI individuals, or a special identified population.

### **BACKGROUND**

CDD solicited project proposals from the community for funds through the CDBG program. A project may be eligible for a grant up to \$850,000 through the City and Borough of Juneau (CBJ) and the Division of Community and Regional Affairs, Department of Commerce, Community, and Economic Development (DCCED).

Grant applications must be sponsored by a local government and sent to DCCED by December 4, 2020 for review by DCCED. A local government may choose to generate its own project ideas or chose a community organization as a co-applicant for these funds. In the past, CBJ has chosen to partner with a community organization and has been successful in obtaining CDBG funds using this method.

All eligible municipal governments in Alaska (except Anchorage) may apply for the CDBG program. In a typical year, application packets are distributed to municipalities in the fall and awards are made the following spring. Federal regulations require that at least fifty-one percent (51%) of the persons who benefit from a funded project be low- to moderate-income individuals as defined by the federal Department of Housing and Urban Development (HUD) or the project must benefit an identified special population as defined by HUD.

The goals of the CDBG Program are to:

- Ensure that the CDBG funds will be used to principally benefit low- and moderate-income persons;
- Provide financial resources to address public facility problems which encourage community self-sufficiency, increase health and safety of local residents, and reduce the costs of essential community services and;
- Provide capital to assist in the creation or retention of jobs that primarily benefit low- and moderate-income persons.

Past successful projects that CBJ has funded through the CDBG program include the Catholic Community Services Juneau Adult Daycare Center, St. Vincent de Paul's family oriented homeless shelter, and renovations and energy improvements for AWARE, St. Vincent de Paul, Glory Hole, and Gastineau Human Services. The most recent funded project was the AWARE shelter; however, the grant funds were not used and returned due to unexpected and prohibitive project costs.

### **PROCESS**

The Community Development Department (CDD) uses a standardized process for soliciting project proposals, review, selection, and timelines. The purpose of this standardized process is to create an equal opportunity for all co-applicant proposals and ensure that similar types and amounts of information are submitted in a proposal. The standardized process facilitates gathering grant application materials early on, which makes the grant writing process more efficient. The standardized process CDD uses was developed by CDD staff and has been endorsed by the Human Resources Committee (HRC).

An informational meeting was held on September 24, 2020 to discuss CDBG guidelines, as well as CDD's standardized process. This meeting was advertised in the "Your Municipality" section of the Juneau Empire two (2) days prior, and an information was released on social media. Two people attended the informational meeting. The deadline to submit project proposals was October 9, 2020; one proposal was submitted for review.

Staff presents our recommendation to the Commission Committee of the Whole with a recommendation to forward a recommendation to the full Assembly. That recommendation is presented to the Assembly with an authorizing resolution, which must be included in the grant application. Completed grant applications, with original signatures, must be received in Fairbanks by 4:30 p.m. on December 4, 2020.

### **ATTACHMENTS**

Attachment A:               The Glory Hall Proposal

**Laurel Christian**

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**From:** Mariya Lovishchuk <lovishchuk.mariya@gmail.com>  
**Sent:** Friday, October 2, 2020 11:57 AM  
**To:** Laurel Christian  
**Subject:** TGH CDBG Proposal  
**Attachments:** TGH CDBG.docx

**EXTERNAL E-MAIL: BE CAUTIOUS WHEN OPENING FILES OR FOLLOWING LINKS**

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Hi Laurel,

I hope you are doing well

Attached please find TGH's CDBG proposal.

Please let me know if you have any questions

Thank you

Have a good weekend

Mariya

--

Mariya Lovishchuk  
Executive Director, TGH  
Project Coordinator, JHFC  
"Serving Those Most in Need"  
247 S. Franklin Street  
Juneau, AK 99801  
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[www.feedjuneau.org](http://www.feedjuneau.org)  
TGH is a United Way Agency

# THE GLORY HALL

247 S. Franklin St Juneau, AK 99801

(907) 957-2885 info@feedjuneau.org www.feedjuneau.org

October 2, 2020

Ms. Laurel Christian, Planner

City and Borough of Juneau, Community Development Department

## **TGH COMMUNITY DEVELOPMENT BLOCK GRANT PROPOSAL**

**Brief Project Description and Current Conditions:** Funds will be used to construct the new Glory Hall building. Site prep will have been completed by the time this work starts. The new Glory Hall is an emergency shelter, soup kitchen, and care center. The two-story building will consist of emergency sleeping space for 40 individuals with capacity for overflow, a dining area, a commercial kitchen, an indoor and outdoor space, storage, and spaces for staff and service providers.

The Glory Hall is Juneau's year around night and day emergency shelter and food distribution facility. The shelter has been operating since 1984. The shelter building is no longer adequate. It is not accessible, cannot accommodate the number of people in need, and does not meet basic health and safety standards. Specifically, the building does not have enough functional bathrooms, the sleeping area does not meet code for occupancy numbers of people who need to have safe night shelter, the outdated elevator cannot be replaced without losing already inadequate capacity in both day and night shelter. There is no room for program or patron belongings. There is not adequate space for staff who are attempting to serve people with complex needs such as psychosis, addiction, and violence. There is no way to secure building entry without losing more Day shelter capacity in the existing building. Secure entry is needed to ensure safety for staff and clients. Critically, the existing building does not allow for ANY meaningful social distancing. In the pandemic capacity has been reduced from 40 people in night shelter to 16 and from 100 people in day shelter to 23. More capacity is urgently needed to be able to address this and future pandemics.

**Citizen Participation:** CDD conducted a public comment period between May 13, 2020 and June 22, 2020 as part of the USE2020 0008 conditional use permit process. A virtual public meeting was held on June 2nd, 2020. Public meeting notification and public notice of the Planning Commission meeting mailed to property owners within 500 feet of the subject parcel (Attachment C and D). A public notice sign was also posted on-site two weeks prior to the scheduled hearing (June 30, 2020). A public meeting was held at the Elizabeth Peratrovich Hall on August 14, 2019. A public meeting was held at the Elizabeth Peratrovich Hall on August 21, 2019. A public meeting was held at the Mendenhall Auto Center on September 30, 2019. A public meeting was held at the Faith Lutheran Church on October 2, 2020.

## **Outline of Project Plan Implementation and Timeline:**

Project secured land in 2019

Site prep will be complete November 2020



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Environmental Review complete October 2020

Project construction begins November 2020

Construction will take 10 months

Construction completion early summer 2021

## Description of Site Control:

- Site is secured and land is owned outright
- Conditional Use Permit Secured (July 2020)
- Fill and Grading permit pending (expected on October 5, 2020)
- Utility permit pending (expected on October 5, 2020)
- Foundation permit pending (expected on October 12, 2020)
- Building permit pending (expected October 2020)
- Architectural design 100% complete
- Mechanical design 95% complete
- Electrical design 100% complete
- Civil 100% design complete
- Structural design 100% complete

**Low to Median AMI:** 100% of project beneficiaries are low to no income. Beneficiaries are adults experiencing homelessness.

## Budget Outline:

- Amount of CDBG request: \$650,000
- Total project cost: \$5,200,000
- Matching funds and sources:

Rasmuson Foundation	500,000	Pending (decision on 11/16)
Juneau Community Foundation	150,000	pending
Premiera Blue Cross Blue Shield of Alaska	250,000	pending
Community Development Block Grant	650,000	pending
Benito and Frances C Gaguine Foundation	85,000	secured
Murdoch Charitable Trust	100,000	pending
Sealaska Foundation	50,000	Pending
Goldbelt Foundation	50,000	Pending
The Glory Hall Reserves	150,000	secured
Additional Community Fundraising	45,000	pending
City & Borough of Juneau	2,300,000	Secured
Community Donors:	420,000	Secured

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**Administrative Capabilities:** Our organization has a proven track record of developing grant proposals, managing grants, and grant reporting. The accounting firm of Elgee Rehfeld provides fiscal accounting and reporting on contractual basis and would be doing this for this project. Among the grants our organization has received, managed, or is managing now are: Special Needs Housing Grant (capital and operating), National Housing Trust Fund, Indian Community Development Block Grant, Alaska Housing and Finance Corporation GOAL funds, Alaska Mental Health Trust Authority, Rasmuson Foundation, US HUD Continuum of Care Grant, State of Alaska operating grants, various private foundation grants, City and Borough of Juneau Social Service Advisory Block grant.