

AGENDA  
REGULAR MEETING  
OF THE CITY COUNCIL  
FOR THE CITY OF THORNE BAY:  
CITY HALL COUNCIL CHAMBERS  
**TUESDAY June 20, 2017, 6:30 p.m.**

~~There will be a workshop of the City Council beginning at 6:00 p.m.~~

The public is invited and encouraged to attend

1. CALL TO ORDER:
2. PLEDGE TO FLAG:
3. ROLL CALL:
4. APPROVAL OF AGENDA:
5. MAYOR'S REPORT:
6. ADMINISTRATIVE REPORTS: (City Administrator & City Clerk)
7. PUBLIC COMMENTS:
8. COUNCIL COMMENTS:
9. **NEW BUSINESS:**
  - A. Resolution 17-06-20-01, amending the Harbor Rate Schedule, discussion and action item:
10. **ORDINANCES FOR INTRODUCTION:**
  - A. Ordinance 17-07-18-01: amending Title 2-Administration and Personnel, Chapter 2.24 – Officers and Employees, Section 2.24.060 – Annual leave, Subsection - 2.24.060 (E) – Leave Without Pay, discussion and action item:
  - B. Ordinance 17-07-18-02: Non-Code Ordinance, authorizing the sale of approximately 800 sq. ft. of City Property located along the property line of Lot 7-A, Scenic view Subdivision, Plat No. 2000-45 Charles and Laura Jennings Replat, discussion and action item:
11. **ORDINANCE FOR PUBLIC HEARING:**
  - A. Ordinance 17-06-20-01, zoning of Old skid road subdivision, and South Thorne Bay Addition 1, to be zoned Residential/Commercial III, Tract AP and Tract AQ, to be zoned Deer Creek Residential, Tract NT, to be zoned Residential Commercial III, Tract BP-4, to be zoned as Public, Tract BP-2A amended from Commercial to Deer Creek Residential, Tract BP-3, amended from Industrial to Residential Commercial III, discussion and action item:
12. EXPENDITURES EXCEEDING \$2,000.00:
  - A. Expenditure of \$2,806.00, to Greg & Sheryl Kerkof, purchase of 20 foot container, discussion and action item:
13. EXECUTIVE SESSION:
14. CONTINUATION OF PUBLIC COMMENT:
15. CONTINUATION OF COUNCIL COMMENT:
16. ADJOURNMENT:

Posted: June 16, 2017–City Hall (2) & City Website @ [www.thornebay-ak.gov](http://www.thornebay-ak.gov); Posted by fax and in person: June 16, 2017 - City Hall (2), A&P, SISD, USFS, The Port, Thorne Bay School

CITY OF THORNE BAY  
RESOLUTION 17-06-20-01

A RESOLUTION OF THE CITY COUNCIL FOR THE CITY OF THORNE BAY,  
ALASKA, AMENDING RESOLUTION 15-07-21-02, ESTABLISHING NEW HARBOR  
MOORAGE RATES, AND CURRENTLY AMENDING THE MONTHLY, BIANNUAL,  
AND ANNUAL RATE FOR MOORAGE AT THE MAIN HARBOR AND DAVIDSON  
LANDING

WHEREAS, the City Council is the governing body of Thorne Bay, Alaska; and

WHEREAS, Title 18 of the Thorne Bay Municipal Code provides that harbor fees shall be as set forth in the most current Rate Schedule adopted and approved by resolution of the City Council and shall be incorporated into Title 18 by reference; and

WHEREAS, the City of Thorne Bay calculates fees for use of the harbor per foot of boat length; and

WHEREAS, the City Council feels it to be in the best interest of the City to review all fees charged for services biannually, the last rate increase was October 1, 2015; and

WHEREAS, the fees as presented are at a 5% increase rate, establishing the new harbor fees to be an Annual Rate of \$1.73 (an increase of \$0.08 per foot), Biannual Rate \$2.10 (an increase of \$0.10 per foot), Monthly Rate of \$2.68 (an increase of \$0.13),

WHEREAS, all Monthly, Biannual and Annual Rates are by contract with deposit and paid in advance, the Monthly Rate shall be used for all Biannual and Annual contract cancellations, calculated from the date the contract was issued, the Transient rate shall be used for all Monthly contract cancellations if occupied for less than 10 days within that contract month; cancellation of Monthly contracts with less than 20 days remain within the contract month shall be prorated based on the Monthly Rate, and any use of the harbor facilities without a valid contract shall be calculated using the transient Rate; and

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of Thorne Bay hereby approves the new harbor rates affective October 1, 2017.

PASSED AND APPROVED June 20, 2017

\_\_\_\_\_  
James Gould, Mayor

ATTEST:

\_\_\_\_\_  
Teri Feibel, City Clerk/Treasurer

THORNE BAY HARBOR AND DAVIDSON LANDING HARBOR RATES:

A. RENTAL AND USER FEES (Title 18, Chapter 18.20.030)

Harbor Rental Rates (Thorne Bay Harbor and Davidson Landing

If an annual payment is made and the party renting the stall leaves the City of Thorne Bay on a permanent basis, annual rent paid shall not be refunded.

**Annual rental fees for prepaid reserved moorage in s shall be as follows:**

Annual Rates:

|   |                            |                   |
|---|----------------------------|-------------------|
| Rate prior to October 1, 2015             | <del>\$1.52 Per Foot</del> | (Old)             |
| October 1, 2015 – Sept 30, 2017           | <del>\$1.65 Per Foot</del> | (Amending)        |
| <b>New Rate effective October 1, 2017</b> | <b>\$1.73 Per Foot</b>     | <b>(New Rate)</b> |

**Six month rental fees for reserved moorage in s shall be as follows (plus tax):**

6 Month Rates

|   |                            |                   |
|---|----------------------------|-------------------|
| Rate Prior to October 1, 2015             | <del>\$1.65 Per Foot</del> | (Old)             |
| Rates from October 2015 – Sept. 30, 2017  | <del>\$2.00 Per Foot</del> | (Amending)        |
| <b>New Rate effective October 1, 2017</b> | <b>\$2.10 Per Foot</b>     | <b>(New Rate)</b> |

**Monthly rental fees for reserved moorage in s shall be as follows (plus tax):**

Monthly Rates

|   |                            |                   |
|---|----------------------------|-------------------|
| Rate Prior to October 1, 2015             | <del>\$2.30 Per Foot</del> | (Old)             |
| Rates from October 2015 – Sept. 30, 2017  | <del>\$2.55 Per Foot</del> | (Amending)        |
| <b>New Rate effective October 1, 2017</b> | <b>\$2.68 Per Foot</b>     | <b>(New Rate)</b> |

**Transient Moorage fees shall be as follows (tax included in price)**

Transient Rates

\$0.75 Per Foot

Commuter vessel fees are as follows (plus tax):

**Commuter Rates**

\$50.00 per year

Float Plane moorage fees are as follows (plus tax):

**Float Plane Moorage Rates**

\$50.00 per month

Live aboard rates are as follows (plus tax):

**Live aboard Rates**

Shall be charged at the same rate charged for residential water, sewer, and garbage on a monthly basis

**Boat Launch Use Rates**

\$5.00 per use

\$25.00 per year

# Monthly Rates

5% increase for 2018 (1/1/18-12/31/18)

| Boat Length | New Rate<br>Per Foot | Old Rate Per<br>Foot | New Monthly<br>Rate | Old Rate  | Total<br>Increase per<br>month |
|-------------|----------------------|----------------------|---------------------|-----------|--------------------------------|
| 15          | \$ 2.68              | \$ 2.55              | \$ 40.16            | \$ 38.25  | \$ 1.91                        |
| 16          | \$ 2.68              | \$ 2.55              | \$ 42.84            | \$ 40.80  | \$ 2.04                        |
| 17          | \$ 2.68              | \$ 2.55              | \$ 45.52            | \$ 43.35  | \$ 2.17                        |
| 18          | \$ 2.68              | \$ 2.55              | \$ 48.20            | \$ 45.90  | \$ 2.29                        |
| 19          | \$ 2.68              | \$ 2.55              | \$ 50.87            | \$ 48.45  | \$ 2.42                        |
| 20          | \$ 2.68              | \$ 2.55              | \$ 53.55            | \$ 51.00  | \$ 2.55                        |
| 21          | \$ 2.68              | \$ 2.55              | \$ 56.23            | \$ 53.55  | \$ 2.68                        |
| 22          | \$ 2.68              | \$ 2.55              | \$ 58.91            | \$ 56.10  | \$ 2.81                        |
| 23          | \$ 2.68              | \$ 2.55              | \$ 61.58            | \$ 58.65  | \$ 2.93                        |
| 24          | \$ 2.68              | \$ 2.55              | \$ 64.26            | \$ 61.20  | \$ 3.06                        |
| 25          | \$ 2.68              | \$ 2.55              | \$ 66.94            | \$ 63.75  | \$ 3.19                        |
| 26          | \$ 2.68              | \$ 2.55              | \$ 69.62            | \$ 66.30  | \$ 3.32                        |
| 27          | \$ 2.68              | \$ 2.55              | \$ 72.29            | \$ 68.85  | \$ 3.44                        |
| 28          | \$ 2.68              | \$ 2.55              | \$ 74.97            | \$ 71.40  | \$ 3.57                        |
| 29          | \$ 2.68              | \$ 2.55              | \$ 77.65            | \$ 73.95  | \$ 3.70                        |
| 30          | \$ 2.68              | \$ 2.55              | \$ 80.33            | \$ 76.50  | \$ 3.82                        |
| 31          | \$ 2.68              | \$ 2.55              | \$ 83.00            | \$ 79.05  | \$ 3.95                        |
| 32          | \$ 2.68              | \$ 2.55              | \$ 85.68            | \$ 81.60  | \$ 4.08                        |
| 33          | \$ 2.68              | \$ 2.55              | \$ 88.36            | \$ 84.15  | \$ 4.21                        |
| 34          | \$ 2.68              | \$ 2.55              | \$ 91.04            | \$ 86.70  | \$ 4.34                        |
| 35          | \$ 2.68              | \$ 2.55              | \$ 93.71            | \$ 89.25  | \$ 4.46                        |
| 36          | \$ 2.68              | \$ 2.55              | \$ 96.39            | \$ 91.80  | \$ 4.59                        |
| 37          | \$ 2.68              | \$ 2.55              | \$ 99.07            | \$ 94.35  | \$ 4.72                        |
| 38          | \$ 2.68              | \$ 2.55              | \$ 101.75           | \$ 96.90  | \$ 4.85                        |
| 39          | \$ 2.68              | \$ 2.55              | \$ 104.42           | \$ 99.45  | \$ 4.97                        |
| 40          | \$ 2.68              | \$ 2.55              | \$ 107.10           | \$ 102.00 | \$ 5.10                        |
| 41          | \$ 2.68              | \$ 2.55              | \$ 109.78           | \$ 104.55 | \$ 5.23                        |
| 42          | \$ 2.68              | \$ 2.55              | \$ 112.46           | \$ 107.10 | \$ 5.35                        |
| 43          | \$ 2.68              | \$ 2.55              | \$ 115.13           | \$ 109.65 | \$ 5.48                        |
| 44          | \$ 2.68              | \$ 2.55              | \$ 117.81           | \$ 112.20 | \$ 5.61                        |
| 45          | \$ 2.68              | \$ 2.55              | \$ 120.49           | \$ 114.75 | \$ 5.74                        |
| 46          | \$ 2.68              | \$ 2.55              | \$ 123.17           | \$ 117.30 | \$ 5.86                        |
| 47          | \$ 2.68              | \$ 2.55              | \$ 125.84           | \$ 119.85 | \$ 5.99                        |
| 48          | \$ 2.68              | \$ 2.55              | \$ 128.52           | \$ 122.40 | \$ 6.12                        |
| 49          | \$ 2.68              | \$ 2.55              | \$ 131.20           | \$ 124.95 | \$ 6.25                        |
| 50          | \$ 2.68              | \$ 2.55              | \$ 133.88           | \$ 127.50 | \$ 6.38                        |

## Six Month Contracts (biannual)

5% increase for 2018 (1/1/18-12/31/18)

| Boat Length | New per foot Rate | Old Rate per foot | New Biannual Rate | Old Biannual rate | Total biannual increase |
|-------------|-------------------|-------------------|-------------------|-------------------|-------------------------|
| 15          | \$ 2.10           | \$ 2.00           | \$ 189.00         | \$ 180.00         | \$ 9.00                 |
| 16          | \$ 2.10           | \$ 2.00           | \$ 201.60         | \$ 192.00         | \$ 9.60                 |
| 17          | \$ 2.10           | \$ 2.00           | \$ 214.20         | \$ 204.00         | \$ 10.20                |
| 18          | \$ 2.10           | \$ 2.00           | \$ 226.80         | \$ 216.00         | \$ 10.80                |
| 19          | \$ 2.10           | \$ 2.00           | \$ 239.40         | \$ 228.00         | \$ 11.40                |
| 20          | \$ 2.10           | \$ 2.00           | \$ 252.00         | \$ 240.00         | \$ 12.00                |
| 21          | \$ 2.10           | \$ 2.00           | \$ 264.60         | \$ 252.00         | \$ 12.60                |
| 22          | \$ 2.10           | \$ 2.00           | \$ 277.20         | \$ 264.00         | \$ 13.20                |
| 23          | \$ 2.10           | \$ 2.00           | \$ 289.80         | \$ 276.00         | \$ 13.80                |
| 24          | \$ 2.10           | \$ 2.00           | \$ 302.40         | \$ 288.00         | \$ 14.40                |
| 25          | \$ 2.10           | \$ 2.00           | \$ 315.00         | \$ 300.00         | \$ 15.00                |
| 26          | \$ 2.10           | \$ 2.00           | \$ 327.60         | \$ 312.00         | \$ 15.60                |
| 27          | \$ 2.10           | \$ 2.00           | \$ 340.20         | \$ 324.00         | \$ 16.20                |
| 28          | \$ 2.10           | \$ 2.00           | \$ 352.80         | \$ 336.00         | \$ 16.80                |
| 29          | \$ 2.10           | \$ 2.00           | \$ 365.40         | \$ 348.00         | \$ 17.40                |
| 30          | \$ 2.10           | \$ 2.00           | \$ 378.00         | \$ 360.00         | \$ 18.00                |
| 31          | \$ 2.10           | \$ 2.00           | \$ 390.60         | \$ 372.00         | \$ 18.60                |
| 32          | \$ 2.10           | \$ 2.00           | \$ 403.20         | \$ 384.00         | \$ 19.20                |
| 33          | \$ 2.10           | \$ 2.00           | \$ 415.80         | \$ 396.00         | \$ 19.80                |
| 34          | \$ 2.10           | \$ 2.00           | \$ 428.40         | \$ 408.00         | \$ 20.40                |
| 35          | \$ 2.10           | \$ 2.00           | \$ 441.00         | \$ 420.00         | \$ 21.00                |
| 36          | \$ 2.10           | \$ 2.00           | \$ 453.60         | \$ 432.00         | \$ 21.60                |
| 37          | \$ 2.10           | \$ 2.00           | \$ 466.20         | \$ 444.00         | \$ 22.20                |
| 38          | \$ 2.10           | \$ 2.00           | \$ 478.80         | \$ 456.00         | \$ 22.80                |
| 39          | \$ 2.10           | \$ 2.00           | \$ 491.40         | \$ 468.00         | \$ 23.40                |
| 40          | \$ 2.10           | \$ 2.00           | \$ 504.00         | \$ 480.00         | \$ 24.00                |
| 41          | \$ 2.10           | \$ 2.00           | \$ 516.60         | \$ 492.00         | \$ 24.60                |
| 42          | \$ 2.10           | \$ 2.00           | \$ 529.20         | \$ 504.00         | \$ 25.20                |
| 43          | \$ 2.10           | \$ 2.00           | \$ 541.80         | \$ 516.00         | \$ 25.80                |
| 44          | \$ 2.10           | \$ 2.00           | \$ 554.40         | \$ 528.00         | \$ 26.40                |
| 45          | \$ 2.10           | \$ 2.00           | \$ 567.00         | \$ 540.00         | \$ 27.00                |
| 46          | \$ 2.10           | \$ 2.00           | \$ 579.60         | \$ 552.00         | \$ 27.60                |
| 47          | \$ 2.10           | \$ 2.00           | \$ 592.20         | \$ 564.00         | \$ 28.20                |
| 48          | \$ 2.10           | \$ 2.00           | \$ 604.80         | \$ 576.00         | \$ 28.80                |
| 49          | \$ 2.10           | \$ 2.00           | \$ 617.40         | \$ 588.00         | \$ 29.40                |
| 50          | \$ 2.10           | \$ 2.00           | \$ 630.00         | \$ 600.00         | \$ 30.00                |

## For 12 Month (Annual) Contracts

5% increase for 2018 (1/1/18-12/31/18)

| Boat Length | New Rate per foot | Old Rate per foot | New Annual Rate | Old Annual Rate | Annual Rate Increase |
|-------------|-------------------|-------------------|-----------------|-----------------|----------------------|
| 15          | \$ 1.73           | \$ 1.65           | \$ 311.85       | \$ 297.00       | \$ 14.85             |
| 16          | \$ 1.73           | \$ 1.65           | \$ 332.64       | \$ 316.80       | \$ 15.84             |
| 17          | \$ 1.73           | \$ 1.65           | \$ 353.43       | \$ 336.60       | \$ 16.83             |
| 18          | \$ 1.73           | \$ 1.65           | \$ 374.22       | \$ 356.40       | \$ 17.82             |
| 19          | \$ 1.73           | \$ 1.65           | \$ 395.01       | \$ 376.20       | \$ 18.81             |
| 20          | \$ 1.73           | \$ 1.65           | \$ 415.80       | \$ 396.00       | \$ 19.80             |
| 21          | \$ 1.73           | \$ 1.65           | \$ 436.59       | \$ 415.80       | \$ 20.79             |
| 22          | \$ 1.73           | \$ 1.65           | \$ 457.38       | \$ 435.60       | \$ 21.78             |
| 23          | \$ 1.73           | \$ 1.65           | \$ 478.17       | \$ 455.40       | \$ 22.77             |
| 24          | \$ 1.73           | \$ 1.65           | \$ 498.96       | \$ 475.20       | \$ 23.76             |
| 25          | \$ 1.73           | \$ 1.65           | \$ 519.75       | \$ 495.00       | \$ 24.75             |
| 26          | \$ 1.73           | \$ 1.65           | \$ 540.54       | \$ 514.80       | \$ 25.74             |
| 27          | \$ 1.73           | \$ 1.65           | \$ 561.33       | \$ 534.60       | \$ 26.73             |
| 28          | \$ 1.73           | \$ 1.65           | \$ 582.12       | \$ 554.40       | \$ 27.72             |
| 29          | \$ 1.73           | \$ 1.65           | \$ 602.91       | \$ 574.20       | \$ 28.71             |
| 30          | \$ 1.73           | \$ 1.65           | \$ 623.70       | \$ 594.00       | \$ 29.70             |
| 31          | \$ 1.73           | \$ 1.65           | \$ 644.49       | \$ 613.80       | \$ 30.69             |
| 32          | \$ 1.73           | \$ 1.65           | \$ 665.28       | \$ 633.60       | \$ 31.68             |
| 33          | \$ 1.73           | \$ 1.65           | \$ 686.07       | \$ 653.40       | \$ 32.67             |
| 34          | \$ 1.73           | \$ 1.65           | \$ 706.86       | \$ 673.20       | \$ 33.66             |
| 35          | \$ 1.73           | \$ 1.65           | \$ 727.65       | \$ 693.00       | \$ 34.65             |
| 36          | \$ 1.73           | \$ 1.65           | \$ 748.44       | \$ 712.80       | \$ 35.64             |
| 37          | \$ 1.73           | \$ 1.65           | \$ 769.23       | \$ 732.60       | \$ 36.63             |
| 38          | \$ 1.73           | \$ 1.65           | \$ 790.02       | \$ 752.40       | \$ 37.62             |
| 39          | \$ 1.73           | \$ 1.65           | \$ 810.81       | \$ 772.20       | \$ 38.61             |
| 40          | \$ 1.73           | \$ 1.65           | \$ 831.60       | \$ 792.00       | \$ 39.60             |
| 41          | \$ 1.73           | \$ 1.65           | \$ 852.39       | \$ 811.80       | \$ 40.59             |
| 42          | \$ 1.73           | \$ 1.65           | \$ 873.18       | \$ 831.60       | \$ 41.58             |
| 43          | \$ 1.73           | \$ 1.65           | \$ 893.97       | \$ 851.40       | \$ 42.57             |
| 44          | \$ 1.73           | \$ 1.65           | \$ 914.76       | \$ 871.20       | \$ 43.56             |
| 45          | \$ 1.73           | \$ 1.65           | \$ 935.55       | \$ 891.00       | \$ 44.55             |
| 46          | \$ 1.73           | \$ 1.65           | \$ 956.34       | \$ 910.80       | \$ 45.54             |
| 47          | \$ 1.73           | \$ 1.65           | \$ 977.13       | \$ 930.60       | \$ 46.53             |
| 48          | \$ 1.73           | \$ 1.65           | \$ 997.92       | \$ 950.40       | \$ 47.52             |
| 49          | \$ 1.73           | \$ 1.65           | \$ 1,018.71     | \$ 970.20       | \$ 48.51             |
| 50          | \$ 1.73           | \$ 1.65           | \$ 1,039.50     | \$ 990.00       | \$ 49.50             |

Rates for Monthly Contracts begin the 1st of the Month and are for the entire Month.

Use of Harbor Facilities for less than One Month are Charged Daily Guest Rates

All Contracts Require a two (2) Month Deposit Refundable at End of Contract.

Rates Determined by Multiplying Length of Boat by Rate per Foot times # of Months

The length of boat is the measurement from the furthest point on the bow to the furthest point of the stern excluding the outboard if so equipped

Seaplanes using harbor floats will be charged either guest, monthly, 6 month or 12 month rates as established for the 25 foot boat length.



CITY OF THORNE BAY  
ORDINANCE 17-07-18-01

AN ORDINANCE OF THE CITY COUNCIL FOR THE CITY OF THORNE BAY, ALASKA,  
AMENDING TITLE 2-ADMINISTRATION AND PERSONNEL, CHAPTER 2.24-OFFICERS AND  
EMPLOYEES, SECTION 2.24.060-ANNUAL LEAVE

BE IT ENACTED BY THE CITY COUNCIL FOR THE CITY OF THORNE BAY, ALASKA;

Section 1. Classification. This ordinance is of a general and permanent nature, the chapter and section hereby amended shall be added to the Thorne Bay Municipal Code.

Section 2. Severability. If any provisions of this ordinance or any application thereof to any person or circumstances is held invalid, the circumstances shall not be affected thereby.

Section 3. Amendment of section. The title and chapter of Title 2-Administration and Personnel, Chapter 2.24-Officers and employees Section 2.24.060-Annual leave is hereby added to the Thorne Bay Municipal Code.

Section 4. Effective Date. This ordinance shall become effective upon adoption.

PASSED AND APPROVED July 18, 2017

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James Gould, Mayor

ATTEST:

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Teri Feibel, CMC



Additions are in bold and underlined

**Title 2 - Administration and personnel  
Chapter 2.24 - Officers and employees**

2.24.060 Annual leave.

~~E. Leave Without Pay Status. The mayor, or his/her designee, may grant leave without pay status to an employee at his/her request. Such leave request must be made in writing and must be made two weeks in advance unless precluded by extenuating circumstances. Such leave shall be limited to one month for each full month of service, to a maximum of twenty-four months.~~

E. Leave-Without-Pay-Status. The mayor, or his/her designee, may grant leave without-pay status to an employee at his/her request **PROVIDED THE MAYOR, OR HIS/HER DESIGNEE DETERMINE THE LEAVE DOES NOT CAUSE A HARDSHIP TO THE CITY.** Such leave request must be made in writing and must be made **AT LEAST FOUR** ~~two~~ weeks in advance unless precluded by extenuating circumstances. **AN EMPLOYEE MAY NOT TAKE LEAVE WITHOUT PAY IF THE EMPLOYEE HAS ACCRUED LEAVE AVAILABLE FOR USE.**

**LEAVE WITHOUT PAY SHALL BE CLASSIFIED IN TWO CATAGORIES:**

- 1. SHORT TERM UP TO 3 MONTHS THAT DOES NOT REQUIRE THE FILLING OF THAT POSITION. UNDER SHORT TERM LEAVE THE EMPLOYEE MAY CONTINUE TO RECEIVE BENEFITS IF GRANTED AS PART OF LEAVE REQUEST.**
- 2. LONG TERM LEAVE OVER 3 MONTHS OR REQUIRING THE FILLING OF THAT POSITION WILL BE CONSIDERED A TERMINATION WHICH WILL INCLUDE THE TERMINATION OF ALL BENEFITS. AN EMPLOYEE MUST EXHAUST ALL THEIR EARNED VACATION AND SICK LEAVE BEFORE LEAVE WITHOUT PAY IS CONSIDERED. EMPLOYEES RETURNING AFTER LONG TERM LEAVE WILL BE GIVEN PRIORITY FOR ANY EMPLOYMENT OPPORTUNITIES THE CITY MAY HAVE ASSUMING THE EMPLOYEE LEFT IN GOOD STANDING.** ~~Such leave shall be limited to one month for each full month of service, to a maximum of twenty-four months.~~

2.24.030 Employment. A. Permanent Employees. Permanent appointments are made to positions which are considered to be part of the regular complement work force needed to perform municipal services.

1. Full-time. Where the work week is forty hours on a regular basis;
2. Part-time. Where the work is done during a portion of a work day, ~~or~~ work week, **OR WORK YEAR** and totals at least twenty hours but less than forty hours a week on a regular basis;

**CITY OF THORNE BAY  
ORDINANCE 17-07-18-02**

**A SPECIAL NON CODE ORDINANCE OF THE CITY COUNCIL FOR  
THE CITY OF THORNE BAY, ALASKA, ALLOWING FOR THE SALE  
OF CITY OWNED LAND TO CHARLES AND LAURA JENNINGS**

**BE IT ENACTED BY THE THORNE BAY CITY COUNCIL**

- Section 1.    Classification.           This is a non code ordinance.
- Section 2.    Purpose.                The purpose of this ordinance is to  
Provide for the sale of approximately 805 square feet of land  
immediately surrounding property of Lot 7 A, Scenic view  
Subdivision to Charles and Laura Jennings for the amount of  
\$1,207.50.
- Section 3.    Effective Date.           This ordinance shall become  
effective upon adoption.

**PASSED AND APPROVED:** July 18, 2017

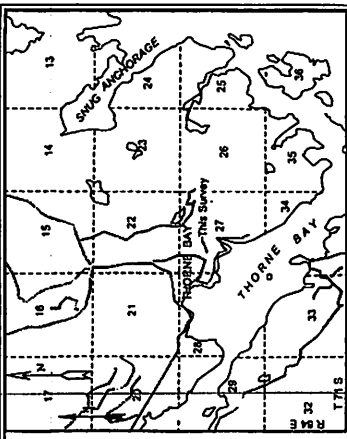
\_\_\_\_\_  
James Gould, Mayor

ATTEST:

\_\_\_\_\_  
Teri Feibel, CMC

[Introduction: June 20, 2017]  
[Public Hearing: July 18, 2017]

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**VICINITY MAP** From Craig C-2 Quilt, dated 1994 Scale 1" = 1 Mile  
**CERTIFICATE OF OWNERSHIP AND DEDICATION**  
 I hereby certify that I am the owner of LOT 7, SCENIC VIEW SURVEY, and that I have dedicated the same to the public and dedicate the same for public or private use, as noted, all easements, public utility areas, and rights-of-way as shown and described on this plat.

Charles Jennings, PO Box 19424, Thorne Bay, AK 99819 Date: \_\_\_\_\_  
 Laura Jennings, PO Box 19424, Thorne Bay, AK 99819 Date: \_\_\_\_\_  
**NOTARY'S ACKNOWLEDGEMENT**  
 Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, at \_\_\_\_\_, Alaska.  
 For \_\_\_\_\_ and \_\_\_\_\_

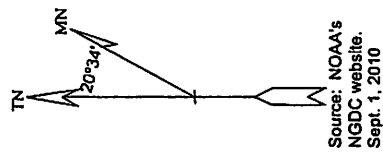
Notary Public for the State of Alaska  
 My Commission Expires \_\_\_\_\_  
**CERTIFICATE OF APPROVAL BY THE BOARD**  
 I hereby certify that the subdivision plat shown hereon has been found to conform to the provisions of the Alaska Statutes, and that the plat has been approved by the Planning Board for Resolution No. \_\_\_\_\_ Dated \_\_\_\_\_ and that the plat shown hereon has been approved for recording at the Matichuk Recording Office, Ketchikan, Alaska.

Chairman, Thorne Bay Planning Commission Date: \_\_\_\_\_  
 Attest:  
 Clerk, Thorne Bay Planning Commission Date: \_\_\_\_\_

**TAX CERTIFICATE**  
 This subdivision is within the tax authority of the City of Thorne Bay. As of the date of this plat, the City of Thorne Bay has no property tax levy.



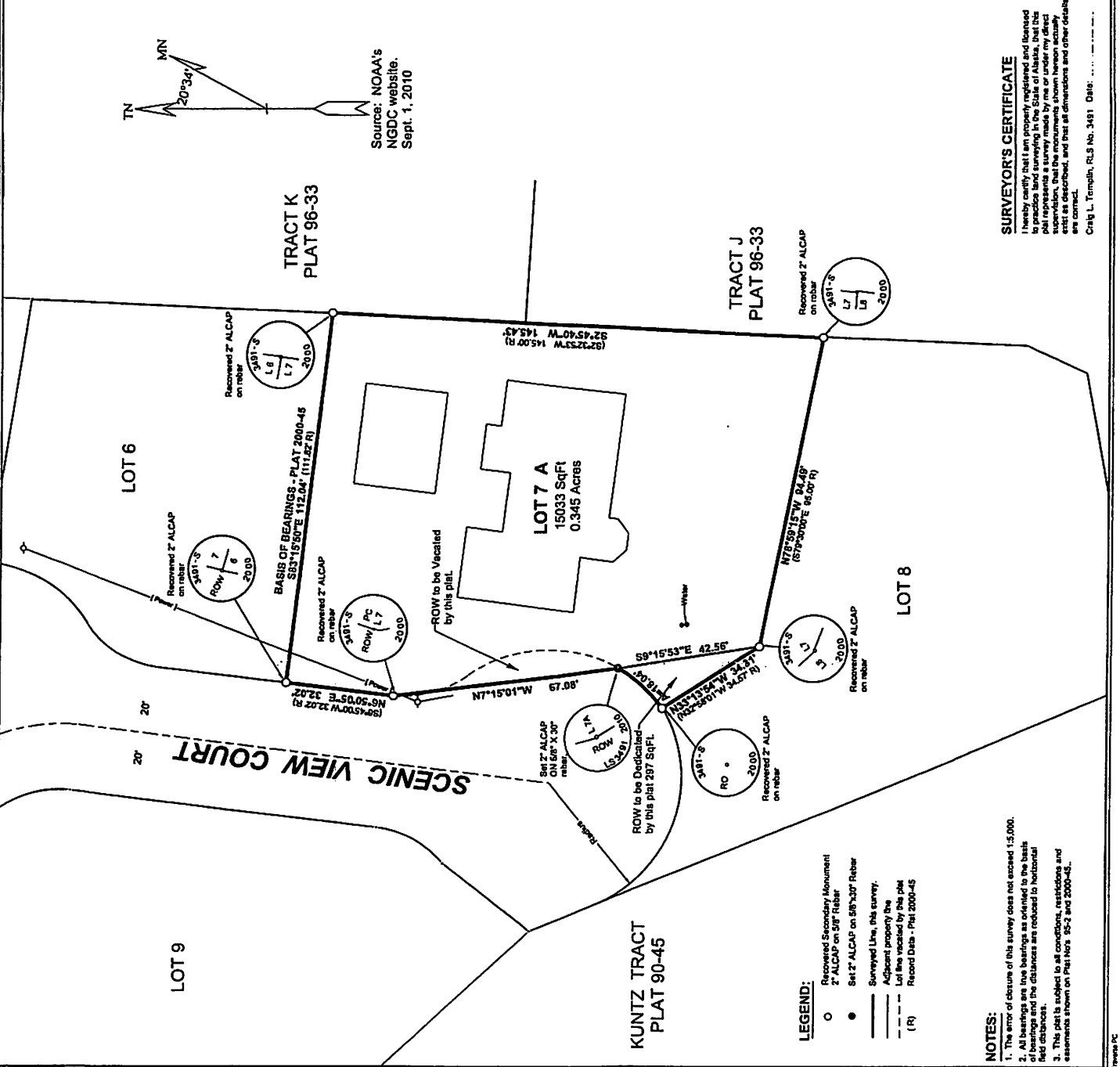
|  |   |
|--|---|
| AN ALTERATION OF LOT 7, SCENIC VIEW SUBDIVISION<br>PLAT NO. 2000-45  |   |
| <b>CREATING: LOT 7 A</b>   |   |
| LOCATED WITHIN SEC. 27, T. 71 S., R. 84 E., CRIM. ALASKA<br>KETCHIKAN RECORDING DISTRICT<br>CONTAINING 0.345 ACRES |   |
| Prepared by:<br>CITY OF THORNE BAY<br>PP BOX 110<br>THORNE BAY, AK 99819   | TEMPERLAND SURVEYING<br>PO BOX 307<br>KETCHIKAN, AK 99823 |
| Date of Survey:<br>8/10/2010   | Drawn by: Craig L. Tomplin<br>PH: FAX: 877-347-5133       |
| Scale: 1" = 20'  | Date of Plat:<br>9/2/2010                                 |



TRACT K  
PLAT 96-33

TRACT J  
PLAT 96-33

**SURVEYOR'S CERTIFICATE**  
 I hereby certify that I am properly registered and licensed to practice land surveying in the State of Alaska, that this plat represents a survey made by me or under my direct supervision, that the measurements shown hereon actually were taken, that the monuments shown hereon actually exist, and that all dimensions and other data shown hereon are correct.  
 Craig L. Tomplin, RLS No. 3481 Date: \_\_\_\_\_



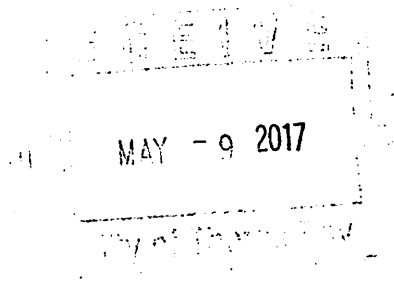
- LEGEND:**
- Recovered Secondary Monument
  - 2' ALCAP on 5/8" Rebar
  - Set 2' ALCAP on 5/8" Rebar
  - Surveyed Line, this survey.
  - - - Adjacent property line
  - - - Lot line vacated by this plat
  - (R) Record Data - Plat 2000-45

**NOTES:**

- The error of closure of this survey does not exceed 1:5,000.
- All bearings are true bearings as oriented to the basis of bearings and the distances are reduced to horizontal field distances.
- This plat is subject to all conditions, restrictions and easements shown on Plat No's 95-2 and 2000-45.

To the City

We (Charles & Laura Jennings) would like to see the property shown on the drawing to put in a retaining wall for parking on our lot. There is around 630 SQ. FT. of land. The wall would be back around four feet from the road and would not interfere with Steve Jenkins house.



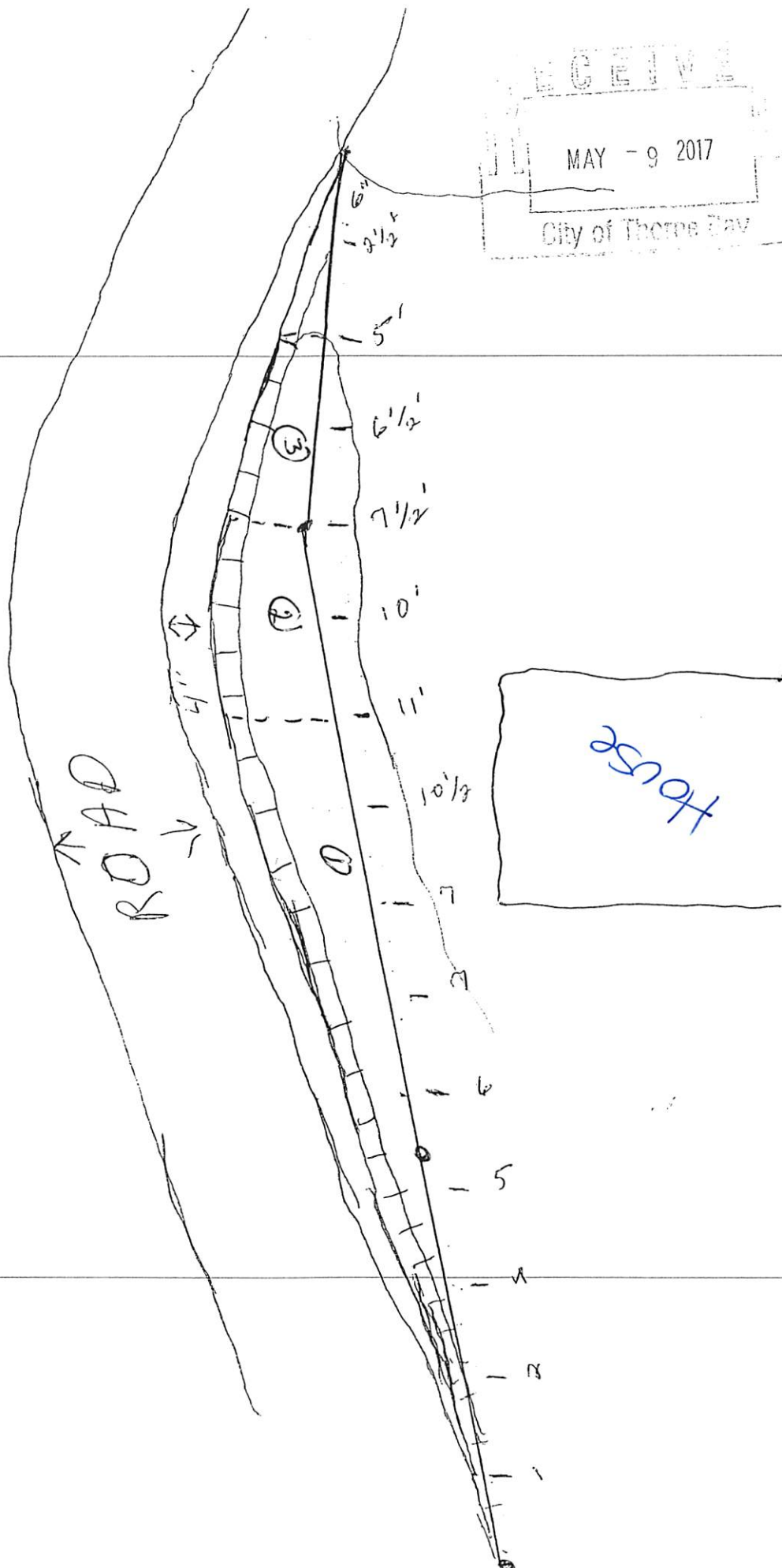
Charles Jennings

---

RECEIVED

MAY - 9 2017

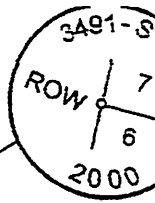
City of Thomas Bay



MAY - 9 2017  
City of Thomas Bay

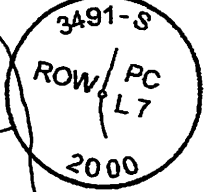
**SCENIC VIEW COURSE**

**KUNTZ TRACT  
PLAT 90-45**



**BASIS C  
S83°1**

Recovered 2" ALCAP  
on rebar



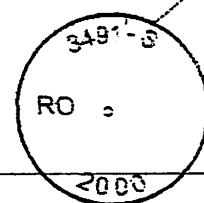
ROW to be Va  
by this plat.

Set 2" ALCAP  
ON 5/8" X 30"  
rebar.



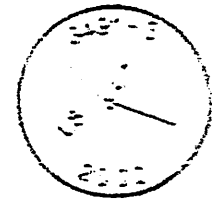
ROW to be Dedicated  
by this plat 297 SqFt.

Radius



Recovered 2" ALCAP  
on rebar

Water



Recovered 2" ALCAP  
on rebar

**LEGEND:**

- Recovered Secondary Monument  
2" ALCAP on 5/8" Rebar
- Set 2" ALCAP on 5/8"x30" Rebar
- Surveyed Line, this survey.
- Adjacent property line
- - - Lot line vacated by this plat.

ORDINANCE 17-06-20-01  
CITY OF THORNE BAY

AN ORDINANCE OF THE CITY COUNCIL FOR THE CITY OF THORNE BAY, ALASKA,  
AMENDING ZONING FOR TRACT BP-2A AND BP-3 AND ZONING OF UN-ZONED  
LANDS WITHIN THORNE BAY CITY LIMITS AS DESCRIBED BELOW:

1. **OLD SKID ROAD SUBDIVISION, AND SOUTH THORNE BAY ADDITION 1**; to be zoned as Residential/Commercial III;
2. **TRACT AP AND TRACT AQ**, to be zoned as Deer Creek Residential;
3. **TRACT BP-2A, zoned as Commercial**, be rezoned to Deer Creek Residential zoning;
4. **TRACT BP-3, PLAT 97-86 zoned Industrial**, be rezoned to Residential/Commercial III;
5. **TRACT NT**, to be zoned as Residential/Commercial III ZONE;
6. **TRACT BP-4**, to be zoned Public;

BE IT ENACTED BY THE CITY COUNCIL FOR THE CITY OF THORNE BAY, ALASKA

Section 1. Classification. This ordinance is of a general and permanent nature, the chapter and section hereby amended shall be added to the Official Zoning Map of the City of Thorne Bay

Section 2. Severability. If any provisions of this ordinance or any application thereof to any person or circumstances is held invalid, the circumstances shall not be affected thereby.

Section 3. Amendment Zoning. Old skid road subdivision, and South Thorne Bay Addition 1, ASLS 2014-62, not zoned, be zoned as Residential/Commercial III; Tract AP and Tract AQ, not zoned, be zoned as Deer Creek Residential; Tract BP-2A, currently zoned as Commercial, be rezoned to Deer Creek Residential; Tract BP-3, PLAT 97-86, zoned Industrial, be rezoned to Residential/Commercial III; Tract NT, not zoned, be zoned as Residential/Commercial III; Tract BP-4, not zoned, be rezoned to Public.

Section 4. Effective Date. This ordinance shall become effective upon adoption.

PASSED AND APPROVED June 6, 2017

\_\_\_\_\_  
James Gould, Mayor

ATTEST:

\_\_\_\_\_  
Teri Feibel, CMC

[Introduction: June 6, 2017]  
[Public Hearing: June 20, 2017]



RESOLUTION 17-05-01-01  
CITY OF THORNE BAY

A RESOLUTION OF THE CITY COUNCIL ACTING AS THE PLANNING AND ZONING COMMISSION, RECOMMENDING THAT THE OLD SKID ROAD SUBDIVISION, ASLS 2014-62, AND SOUTH THORNE BAY SUBDIVISION, ADDITION 1, ASLS 2006-72, BE ZONED AS RESIDENTIAL/COMMERCIAL III, WHICH IS THE SAME ZONING AS THE ADJACENT ZONING WITHIN THE SOUTH ARM SUBDIVISION AND SOUTH THORNE BAY SUBDIVISIONS

WHEREAS, the City Council is the governing body for the City of Thorne Bay, Alaska; and

WHEREAS, in the absence of an active Planning and Zoning Commission, the City Council shall perform all planning functions; and

WHEREAS, the City Council held a Planning and Zoning workshop on April 4, 2017, to identify un-zoned parcels within the City Limits, and review the current zoning ordinances; and

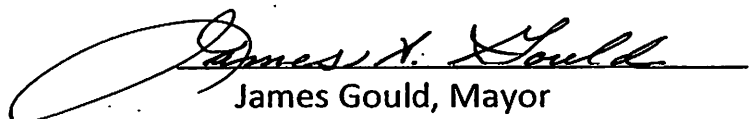
WHEREAS, the City Council believes it to be in the best interest of the City and current property owners with the subdivisions of South Thorne Bay Subdivision Addition 1, and Old Skid Road Subdivision, to be zoned as Residential/Commercial III; and

WHEREAS, the City Council has allowed the platting of State Land adjacent to South Thorne Bay Subdivisions with the intent that land uses would be consistent; and

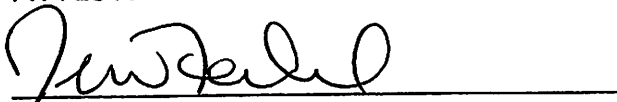
WHEREAS, the Residential/Commercial III Zone is consistent with the surrounding zoning and the Residential/Commercial III Zone is intended to be as unrestrictive as possible, allowing many different compatible uses, yet still provides protection to all property owners within the subdivisions and adjacent subdivisions.

NOW, THEREFORE, BE IT RESOLVED that the City Council acting as the Planning Commission for the City of Thorne Bay, recommends that the Old Skid Road Subdivision, ASLS 2014-62, and South Thorne Bay Addition 1 Subdivision, ASLS 2006-72, to be zoned as Residential Commercial III, Title 17.04.026 of the Thorne Bay Municipal Code.

PASSED AND APPROVED: May 1, 2017

  
James Gould, Mayor

ATTEST:

  
Teri Feibel, CMC







RESOLUTION 17-05-01-02

CITY OF THORNE BAY

A RESOLUTION OF THE CITY COUNCIL ACTING AS THE PLANNING AND ZONING COMMISSION, RECOMMENDING THAT TRACT AP AND TRACT AQ, CURRENTLY NOT ZONED, BE ZONED AS DEER CREEK RESIDENTIAL

WHEREAS, the City Council is the governing body for the City of Thorne Bay, Alaska; and

WHEREAS, in the absence of an active Planning and Zoning Commission, the City Council shall perform all planning functions; and

WHEREAS, the City Council held a Planning and Zoning workshop on April 4, 2017, to identify un-zoned parcels within the City Limits, and review the current zoning ordinances; and

WHEREAS, In the early 1990's the Planning Commission recommended portions of both these parcels be developed as Deer Creek Subdivision; and

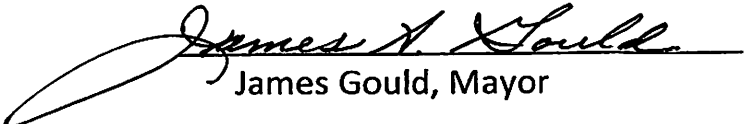
WHEREAS, the City Council believes it to be in the best interest of the City to zone Tracts AP and AQ as Residential to be compatible with adjacent property zones of;

- Deer Creek Subdivision (Deer Creek Residential Zone)
- Scenic view Subdivision (residential); and

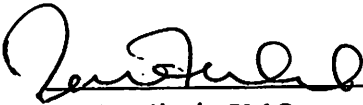
WHEREAS, not all the land within this zone change is suitable for development and should be left in open space or green belts when developed as residential lots; and

NOW, THEREFORE, BE IT RESOLVED that the City Council, acting as the Planning Commission, for the City of Thorne Bay, recommends that Tracts AP and AQ, un-zoned lands, be zoned as Residential.

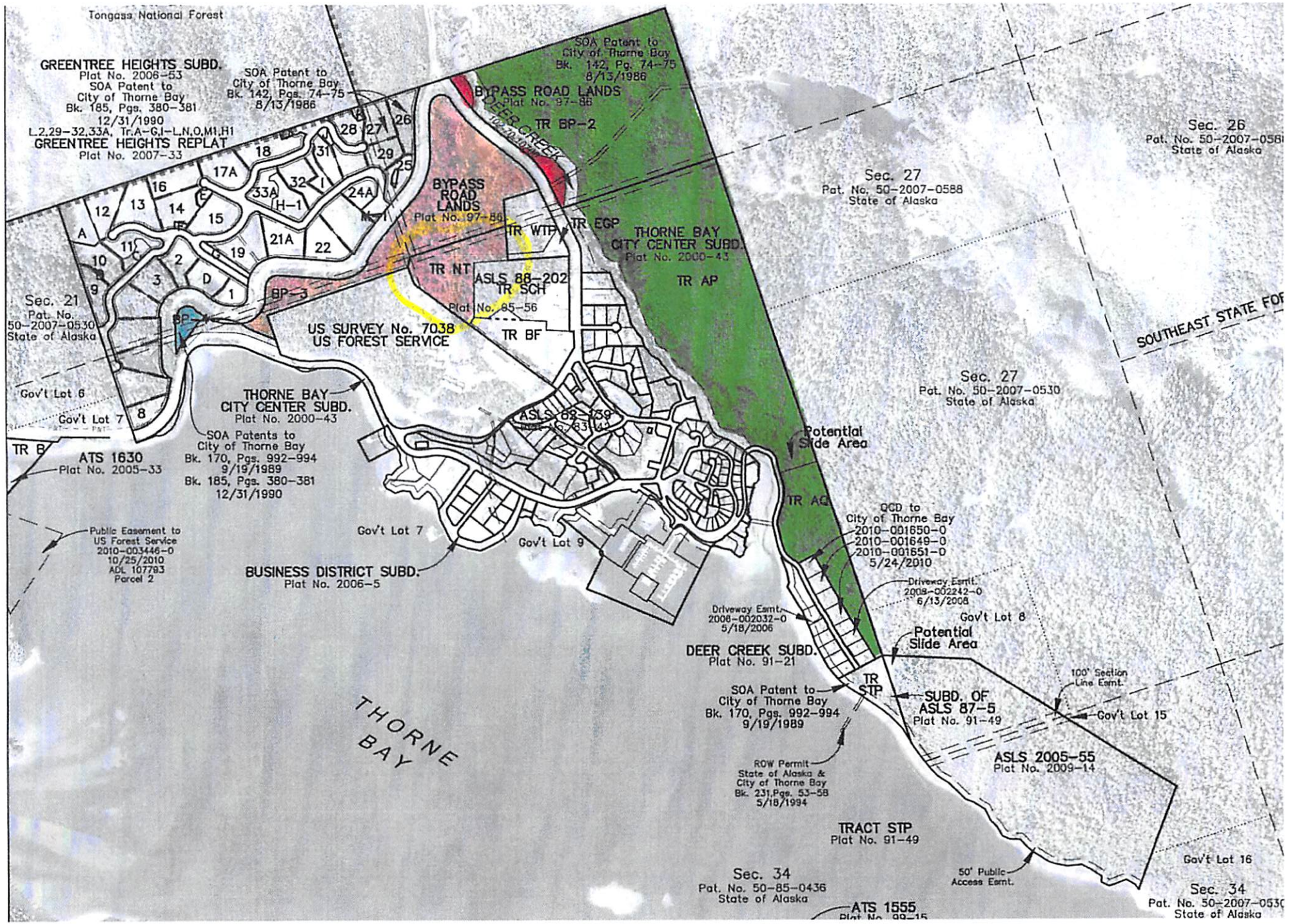
PASSED AND APPROVED: May 1, 2017

  
James Gould, Mayor

ATTEST:

  
Teri Feibel, CMC





Tongass National Forest

**GREENTREE HEIGHTS SUBD.**

Plat No. 2006-53  
SOA Patent to  
City of Thorne Bay  
Bk. 185, Pgs. 380-381  
12/31/1990  
L.2.29-32.33A, Tr.A-G,I-L,N,O,M,H  
**GREENTREE HEIGHTS REPLAT**  
Plat No. 2007-33

SOA Patent to  
City of Thorne Bay  
Bk. 142, Pgs. 74-75  
8/13/1986

SOA Patent to  
City of Thorne Bay  
Bk. 142, Pg. 74-75  
8/13/1986

**BYPASS ROAD LANDS**

Plat No. 97-86

**THORNE BAY  
CITY CENTER SUBD.**

Plat No. 2000-43

Sec. 26  
Pat. No. 50-2007-0581  
State of Alaska

Sec. 27  
Pat. No. 50-2007-0588  
State of Alaska

Sec. 21  
Pat. No.  
50-2007-0530  
State of Alaska

US SURVEY No. 7038  
US FOREST SERVICE

TR NT  
ASLS 88-202  
TR SCH  
Plat No. 85-56

TR BF

ASLS 89-139  
Plat No. 83-143

Sec. 27  
Pat. No. 50-2007-0530  
State of Alaska

SOUTHEAST STATE FOR

Gov't Lot 6  
Gov't Lot 7

**THORNE BAY  
CITY CENTER SUBD.**

Plat No. 2000-43

SOA Patents to  
City of Thorne Bay  
Bk. 170, Pgs. 992-994  
9/19/1989  
Bk. 185, Pgs. 380-381  
12/31/1990

ATS 1630  
Plat No. 2005-33

**BUSINESS DISTRICT SUBD.**

Plat No. 2006-5

Potential  
Slide Area

QCD to  
City of Thorne Bay  
2010-001650-0  
2010-001649-0  
2010-001651-0  
5/24/2010

Driveway Emnt.  
2008-002242-0  
6/13/2008

Potential  
Slide Area

Public Easement to  
US Forest Service  
2010-003446-0  
10/25/2010  
ADL 107783  
Parcel 2

THORNE  
BAY

**DEER CREEK SUBD.**

Plat No. 91-21

SOA Patent to  
City of Thorne Bay  
Bk. 170, Pgs. 992-994  
9/19/1989

100' Section  
Line Emnt.

SUBD. OF  
ASLS 87-5  
Plat No. 91-49

ASLS 2005-55  
Plat No. 2009-14

ROW Permit  
State of Alaska &  
City of Thorne Bay  
Bk. 231, Pgs. 53-58  
5/18/1994

TRACT STP  
Plat No. 91-49

Sec. 34  
Pat. No. 50-85-0436  
State of Alaska

50' Public  
Access Emnt.

ATS 1555  
Plat No. 99-15

Gov't Lot 16  
Sec. 34  
Pat. No. 50-2007-0530  
State of Alaska



RESOLUTION 17-05-01-03  
CITY OF THORNE BAY

A RESOLUTION OF THE CITY COUNCIL ACTING AS THE PLANNING AND ZONING  
COMMISSION, RECOMMENDING THAT TRACT BP-2A, CURRENTLY ZONED AS  
COMMERCIAL, BE REZONED TO DEER CREEK RESIDENTIAL ZONING

WHEREAS, the City Council is the governing body for the City of Thorne Bay, Alaska; and  
WHEREAS, in the absence of an active Planning and Zoning Commission, the City Council  
shall perform all planning functions; and

WHEREAS, the City Council held a Planning and Zoning workshop on April 4, 2017, to  
identify un-zoned parcels within the City Limits, and review the current zoning  
ordinances; and

WHEREAS, the Planning Commission and City Council in non-code ordinance, 02-09-05-01  
established zoning for Tract BP-2 (later subdivided into Tract BP-2A and BP-2B to  
commercial; and

WHEREAS, the Planning Commission feels the property east of Deer Creek is more  
suitable for residential development due to the slope and access; and


WHEREAS, not all lands in this zone change are suitable for development and should be  
left in open space or greenbelts when the property is developed into residential lots; and

WHEREAS, Deer Creek provides a natural boundary between residential development and  
commercial development; and


WHEREAS, there is Commercial Zoned Property available throughout Thorne Bay the City  
recognizes a growing need for Residential Properties in Thorne Bay, and

NOW, THEREFORE, BE IT RESOLVED that the City Council, acting as the Planning  
Commission, for the City of Thorne Bay, recommends that Tract BP-2A, east of Deer  
Creek be rezoned to Deer Creek Residential.

PASSED AND APPROVED: May 1, 2017

  
James Gould, Mayor

ATTEST:

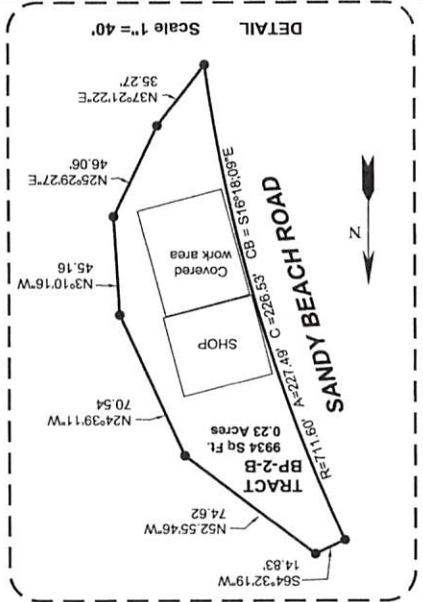
  
Teri Feibel, CMC

**CURVE TABLE**

| CURVE | RADIUS | DELTA  | CHORD   | CH. BEARING |
|-------|--------|--------|---------|-------------|
| C-1   | 750.00 | 221.48 | 1608.37 | S26°08'37"E |
| C-2   | 711.60 | 341.04 | 2727.35 | S20°52'02"E |
| C-3   | 711.60 | 113.35 | 903.33  | S30°01'57"E |
| C-4   | 711.60 | 227.49 | 1819.02 | S16°18'09"E |

**DEER CREEK MEANDERS**

| COURSE | BEARING     | DISTANCE |
|--------|-------------|----------|
| CK-1   | S37°07'58"E | 68.88    |
| CK-2   | S08°44'24"E | 104.64   |
| CK-3   | S10°35'54"W | 99.29    |
| CK-4   | S25°50'42"W | 104.62   |
| CK-5   | S45°56'38"E | 224.74   |
| CK-6   | S01°47'34"E | 43.80    |
| CK-7   | S47°55'21"E | 85.84    |
| CK-8   | S39°29'41"E | 257.38   |
| CK-9   | S58°54'59"E | 133.84   |
| CK-10  | S24°39'14"E | 166.92   |
| CK-11  | S14°21'12"W | 143.89   |
| CK-12  | S23°57'17"W | 163.94   |



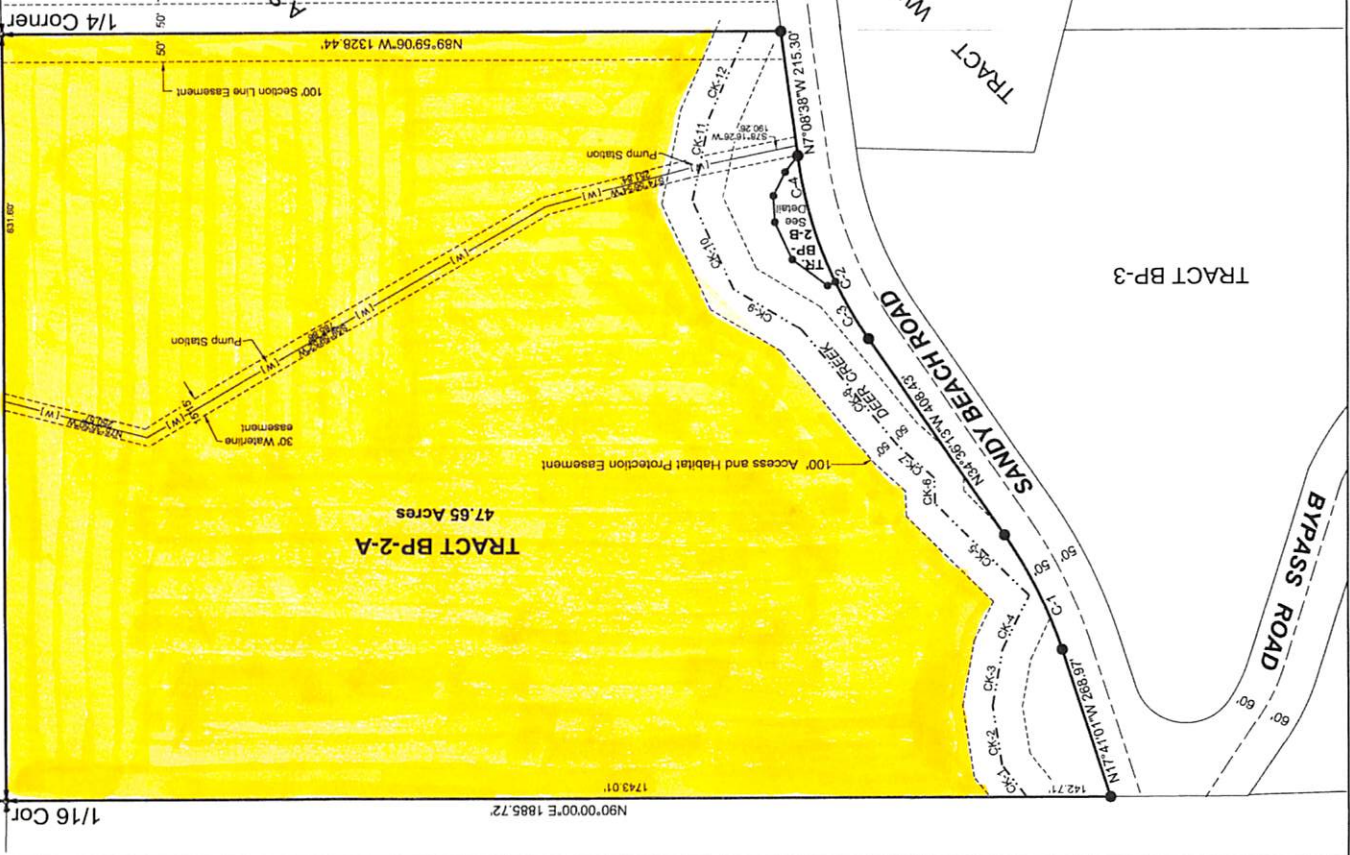
**SURVEYOR'S CERTIFICATE**

I hereby certify that I am properly registered and licensed to practice land surveying in the State of Alaska, that this plat represents a survey made by me or under my direct supervision, that the monuments shown hereon actually exist as described, and that all dimensions and other details are correct.

Craig L. Templin, RLS No. 3491  
Date: 9-29-2016  
Plat # Ketichikan  
File Dist: 10-S 2016  
Date: 10:08 AM

**NOTES:**

- The error of closure of this survey does not exceed 1:5,000
- All bearings are true bearings as oriented to the base of bearings and the distances are reduced to horizontal field distances.
- This plat is subject to all conditions, restrictions and easements shown on Plat No. 97-86, Ketichikan Rec. Dist. of PLAT NO. 97-86 by Craig L. Templin.
- All data shown for Lot B-P-2 is based upon the survey of PLAT NO. 97-86 by Craig L. Templin.
- The original mylar printed for this subdivision was lost and therefore not recorded in 2004. This Plat is a new Plat drawn by the original surveyor. No new survey was performed.



**SEAFOOD SUBDIVISION**  
A SUBDIVISION OF TRACT BP-2, PLAT NO. 97-86  
KETICHIKAN RECORDING DISTRICT  
CONTAINING 47.88 ACRES  
Creating TRACTS BP-2-A and BP-2-B  
LOCATED WITHIN SECTION 22, T. 71 S., R. 84 E., C. R. M.  
KETCHIKAN RECORDING DISTRICT

Surveyed for:  
DAVID SEAFOOD  
CRAIG L. TEMPLIN  
REGISTERED LAND SURVEYOR  
SEBORA-WOOLLEY, WA 98284  
Phone 907-617-2808

Drawn by: Craig Templin  
Date of Survey: 3/17/2004  
Scale: 1" = 150'  
Date of Plat: 9/24/2016  
File No.

**TAX CERTIFICATE**

This subdivision has within the tax authority of the City of Thome Bay. As of the date of this plat, the City of Coffman Cove has no property tax levy.

**BAR SCALE:**  
150' 0 150' 300'

**CERTIFICATE OF APPROVAL BY THE BOARD**

I hereby certify that the subdivision plat shown hereon has been found to comply with the subdivision regulations of the City of Thome Bay, Alaska, and that said plat has been approved by the Platting Board by Resolution No. 1765-23 Dated 10-11-2016 and that the plat shown hereon has been approved for recording at the Ketichikan Recording Office.

Chairman, Thome Bay Planning Commission  
Date: 10-11-2016

Altest: Clerk, Thome Bay Planning Commission  
Date: 10/11/2016

**COUNCIL CERTIFICATE**

I hereby certify that this plat conforms to Thome Bay Council Resolution No. 1765-23 Dated 10-11-2016

Chairman, Thome Bay Planning Commission  
Date: 10-11-2016

**NOTARY'S ACKNOWLEDGEMENT**

Subscribed and sworn to before me this 4th day of September, 2016

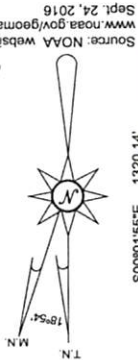
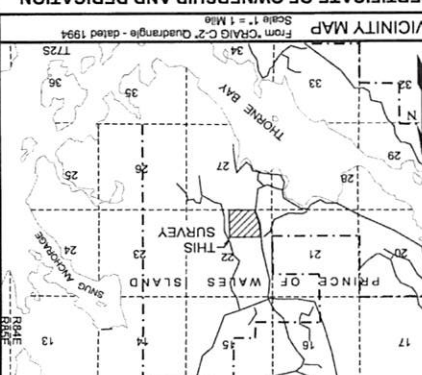
Personally appeared James H. Gould Mayor

Notary Public for the State of Alaska  
My Commission Expires Dec 1, 2018

**CERTIFICATE OF OWNERSHIP AND DEDICATION**

We hereby certify that we are the owners of Tract BP-2-A and TRACT BP-2-B, that we do approve of this survey and plat and that we do for ourselves, our heirs, and assigns dedicate, donate, and convey to the public all right-of-way / alleys / public utility areas / easements / other public ways as shown hereon.

For the City of Thome Bay - Owner  
Date: 9-29-2016





RESOLUTION 17-05-01-04  
CITY OF THORNE BAY

A RESOLUTION OF THE CITY COUNCIL ACTING AS THE PLANNING AND ZONING COMMISSION, RECOMMENDING THAT TRACT BP-3, PLAT 97-86 CURRENTLY ZONED AS INDUSTRIAL, BE REZONED TO RESIDENTIAL / COMMERCIAL III

WHEREAS, the City Council is the governing body for the City of Thorne Bay, Alaska; and  
WHEREAS, in the absence of an active Planning and Zoning Commission, the City Council shall perform all planning functions; and

WHEREAS, the City Council held a Planning and Zoning workshop on April 4, 2017, to identify zoned parcels within the City Limits, and review the current zoning ordinances; and

WHEREAS, the Planning Commission and City Council in non-code ordinance, 02-09-05-02 established zoning for Tract BP-3, Plat 97-86, to industrial; and

WHEREAS, the City Council feels the property is more suitable for a mixture of residential and commercial development; and

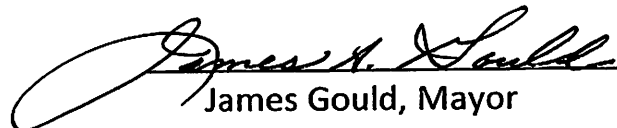
WHEREAS, Commercial III allows for industrial uses that will not adversely affect other development; and

WHEREAS, the eastern side of BP-3 is more suitable for industrial uses; and


WHEREAS, the city currently owns and operates a material source on the easterly side of parcel BP-3 adjacent to Sandy Beach Road that is not suitable for residential development; and

NOW, THEREFORE, BE IT RESOLVED that the City Council, acting as the Planning Commission, for the City of Thorne Bay, recommends that Tract BP-3 be rezoned to Residential / Commercial III.

PASSED AND APPROVED: May 1, 2017

  
James Gould, Mayor

ATTEST:

  
Teri Feibel, CMC

**CERTIFICATE OF OWNERSHIP AND DEDICATION**

I hereby certify that the owners of Bypass Road, located in the State of Alaska, have agreed to donate to the State of Alaska, for the use of the public, all right-of-way, easements, and other public ways as shown hereon.

*Stephane J. Brown* 11-20-97  
Date

**NOTARIES ACKNOWLEDGEMENT**

Subscribed and sworn before me this 20th day of NOV, 1997.  
Personally appeared *Stephane J. Brown* and \_\_\_\_\_

*Stephane J. Brown*  
Notary Public for the State of Alaska  
My Commission Expires 10-1-00



**CERTIFICATE OF APPROVAL BY THE BOARD**

I hereby certify that the subdivision plat shown herein has been found to comply with the subdivision laws of the State of Alaska, and that the plat is approved by the Planning Board by Resolution No. 97-12-01. Board Date: 11/11/97. I further certify that the plat shown herein has been approved for recording at the Ketchikan Recording Office, Ketchikan, Alaska.

*Stephane J. Brown* Planning Commission  
Clerk, Thorne Bay Planning Commission  
11/11/97

**TAX STATEMENT**

This subdivision lies within the tax authority of the City of Thorne Bay. As of the date of this plat, the City of Thorne Bay has no property tax levy.

**SURVEYORS CERTIFICATE**

I hereby certify that I am properly registered and licensed to practice and working in the State of Alaska, that this plat represents a survey made by me or under my direct supervision, that the monuments shown herein actually exist as described and that all dimensions and other data are correct.



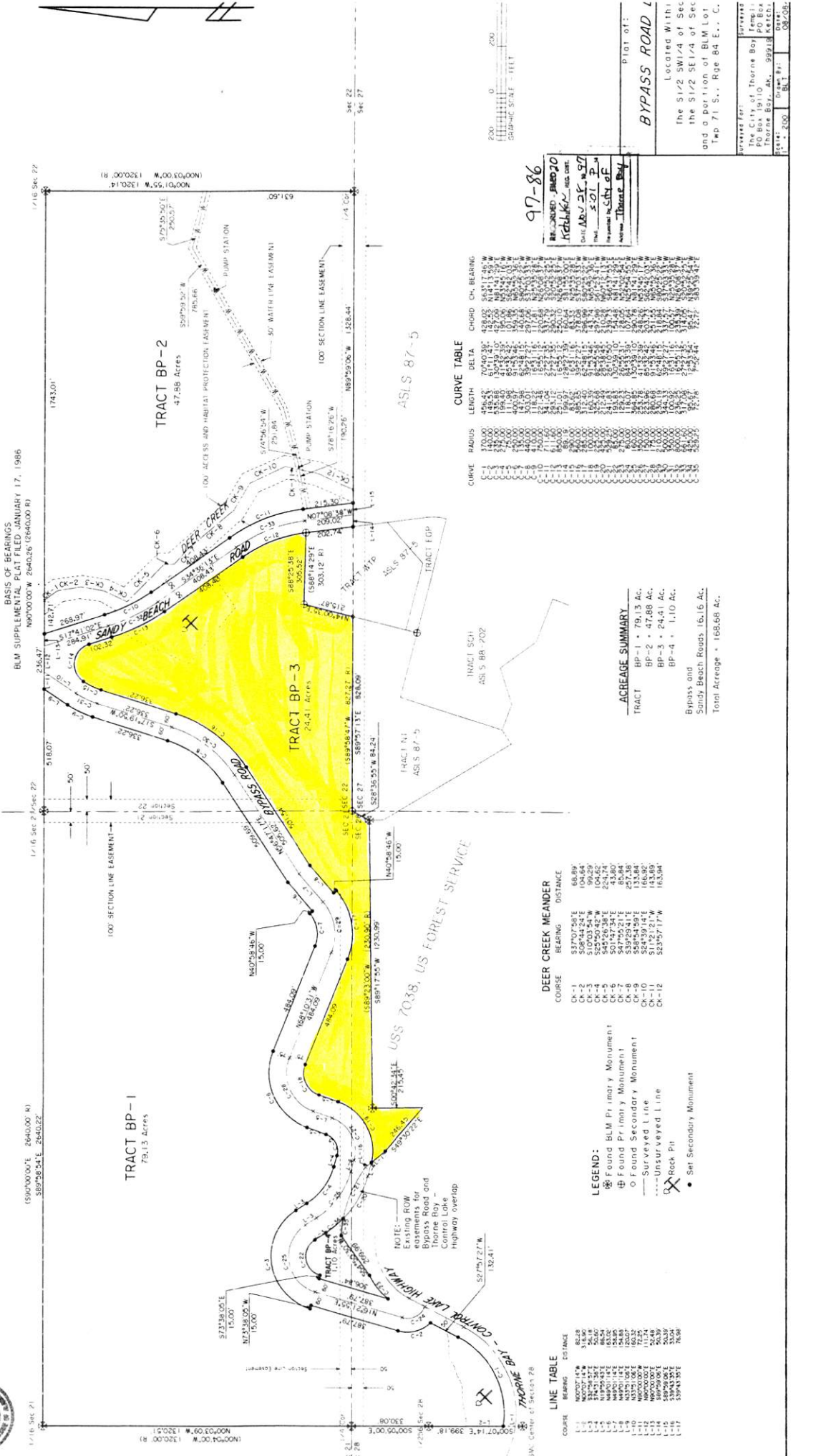
*Stephane J. Brown*  
CERAGT, TEPHIN, AK PLS No. 3491  
Date 10-20-97

**COUNCIL CERTIFICATE**

I hereby certify that this plat conforms to Thorne Bay Council Resolution No. 97-12-01.  
Date 11-20-97

*Stephane J. Brown*  
Mayor, Thorne Bay City Council

*Stephane J. Brown*  
Mayor, Thorne Bay City Council



97-86  
RECORDED JUNE 20  
Ketchikan, Alaska  
DATE MAY 21, 1997  
BY S. J. B.  
IN PRESENCE OF S. J. B.  
Stephane J. Brown

**CURVE TABLE**

| CURVE | RADIUS | LENGTH | DELTA | CHORD | CH. BEARING |
|-------|--------|--------|-------|-------|-------------|
| C-1   | 140.00 | 47.24  | 70.00 | 28.00 | S81°17'45"W |
| C-2   | 140.00 | 11.40  | 18.00 | 7.00  | N14°15'25"W |
| C-3   | 140.00 | 11.40  | 18.00 | 7.00  | N14°15'25"W |
| C-4   | 140.00 | 11.40  | 18.00 | 7.00  | N14°15'25"W |
| C-5   | 140.00 | 11.40  | 18.00 | 7.00  | N14°15'25"W |
| C-6   | 140.00 | 11.40  | 18.00 | 7.00  | N14°15'25"W |
| C-7   | 140.00 | 11.40  | 18.00 | 7.00  | N14°15'25"W |
| C-8   | 140.00 | 11.40  | 18.00 | 7.00  | N14°15'25"W |
| C-9   | 140.00 | 11.40  | 18.00 | 7.00  | N14°15'25"W |
| C-10  | 140.00 | 11.40  | 18.00 | 7.00  | N14°15'25"W |
| C-11  | 140.00 | 11.40  | 18.00 | 7.00  | N14°15'25"W |
| C-12  | 140.00 | 11.40  | 18.00 | 7.00  | N14°15'25"W |

**ACREAGE SUMMARY**

| TRACT        | ACREAGE           |
|--------------|-------------------|
| BP-1         | 79.13 AC.         |
| BP-2         | 47.56 AC.         |
| BP-3         | 24.41 AC.         |
| BP-4         | 1.10 AC.          |
| <b>Total</b> | <b>166.56 AC.</b> |

**DEER CREEK MEANDER**

| COURSE | BEARING     | DISTANCE |
|--------|-------------|----------|
| CK-1   | S37°07'25"E | 68.89    |
| CK-2   | S08°44'24"E | 104.64   |
| CK-3   | S25°00'42"W | 100.42   |
| CK-4   | S45°26'38"E | 224.74   |
| CK-5   | S47°05'21"E | 45.90    |
| CK-6   | S39°29'41"E | 45.78    |
| CK-7   | S58°59'04"E | 133.89   |
| CK-8   | S11°21'21"W | 143.89   |
| CK-9   | S23°57'17"W | 163.94   |

**LINE TABLE**

| COURSE | BEARING     | DISTANCE |
|--------|-------------|----------|
| L-1    | S81°17'45"W | 68.89    |
| L-2    | N14°15'25"W | 104.64   |
| L-3    | N14°15'25"W | 100.42   |
| L-4    | N14°15'25"W | 224.74   |
| L-5    | N14°15'25"W | 45.90    |
| L-6    | N14°15'25"W | 45.78    |
| L-7    | N14°15'25"W | 133.89   |
| L-8    | N14°15'25"W | 143.89   |
| L-9    | N14°15'25"W | 163.94   |
| L-10   | N14°15'25"W | 163.94   |
| L-11   | N14°15'25"W | 163.94   |
| L-12   | N14°15'25"W | 163.94   |

PILOT OF:  
**BYPASS ROAD**  
Located With:  
the S1/2 SW1/4 of Sec  
the S1/2 SE1/4 of Sec  
and a portion of BLM Lot  
Twp 71 S., Rge 84 E., C.

APPROVED FOR:  
The City of Thorne Bay  
Ketchikan, Alaska  
DATE: 11-20-97  
BY: S. J. B.  
Stephane J. Brown

RESOLUTION 17-05-01-05  
CITY OF THORNE BAY

A RESOLUTION OF THE CITY COUNCIL ACTING AS THE PLANNING AND ZONING COMMISSION, RECOMMENDING THAT TRACT NT, CURRENTLY NOT ZONED, BE ZONED AS RESIDENTIAL/COMMERCIAL III ZONE

WHEREAS, the City Council is the governing body for the City of Thorne Bay, Alaska; and

WHEREAS, in the absence of an active Planning and Zoning Commission, the City Council shall perform all planning functions; and

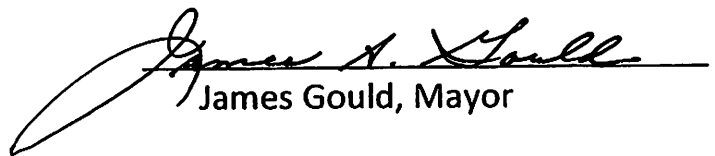
WHEREAS, the City Council held a Planning and Zoning workshop on April 4, 2017, to identify un-zoned parcels within the City Limits, and review the current zoning ordinances; and

WHEREAS, the City Council believes it to be in the best interest of the City, to zone Tract NT (currently not zoned) Residential/Commercial III; and

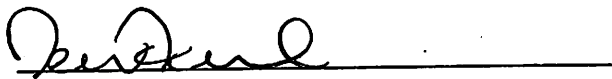
WHEREAS, the Planning Commission is recommending the adjacent property be zoned Residential/Commercial III;

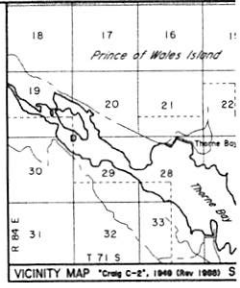
NOW, THEREFORE, BE IT RESOLVED that the City Council, acting as the Planning Commission, for the City of Thorne Bay, recommends that Tract NT be zoned as mixed zoning of Public and Residential/Commercial II.

PASSED AND APPROVED: May 1, 2017

  
James Gould, Mayor

ATTEST:

  
Teri Feibel, CMC



**CERTIFICATE OF OWNERSHIP**

We hereby certify that we are the legal owners of the property shown and do and that we hereby approve this plat of survey.

Owner: [Signature]  
Date: 8/9/2000

**NOTARY ACKNOWLEDGEMENT**

Subscribed and sworn before me this 9 day of August, 192000

Personally appeared Dale L. Fife and [Signature]  
Notary Public for the State of Alaska  
My Commission Expires 1/2002

**SURVEYORS CERTIFICATE**

I hereby certify that I am properly registered and licensed to practice land survey in the State of Alaska, that this plat represents a survey made by me or under my supervision and that the monuments shown hereon actually exist as described and that all details are correct.

[Signature]  
CRAIG L. TEMPLIN, AK RLS No. 3491  
Date: 6/14/00



**TAX STATEMENT**

This subdivision lies within the tax authority of the City of Thorne Bay. As of this date, the City of Thorne Bay has no property tax levy.

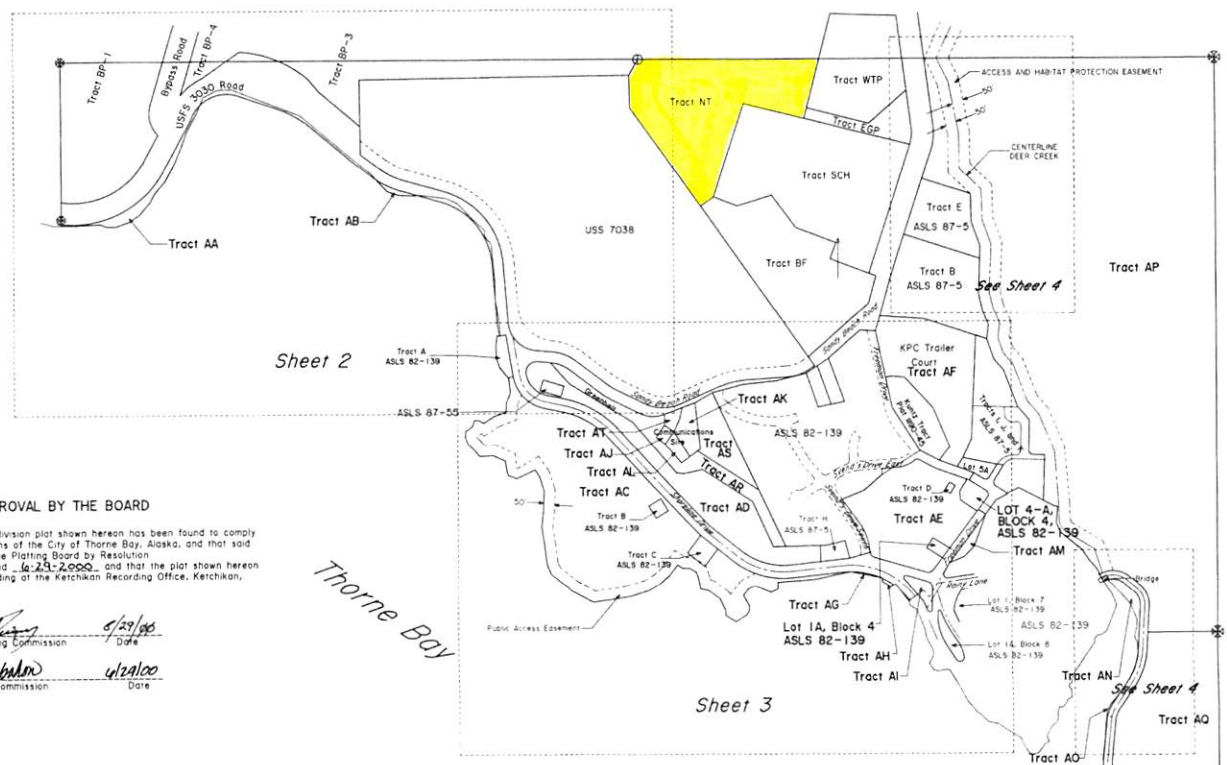
**COUNCIL CERTIFICATE**

I hereby certify that this plat conforms to Thorne Bay Council Resolution No. 1-2000  
For Thorne Bay City Council  
[Signature]



**Thorne Bay City Council Subdivision**  
A SUBDIVISION OF PORTIONS  
ASLS 87-5, PLAT 89-19 AND ASLS 82-1  
KETCHIKAN RECORDING DISTRICT  
LOCATED WITHIN:  
SECTIONS 27 AND 28, TWP 71 S,  
C.R.M., ALASKA

Surveyed For: City of Thorne Bay, Thorne Bay, Alaska  
Surveyed By: Tempelin, PO Box 10, Ketchikan  
Scale: 1" = 300'  
Drawn By: [Signature]  
Date: 6/28/00  
Ketchikan 2000-4



**APPROVAL BY THE BOARD**

That the subdivision plat shown hereon has been found to comply with the vision regulations of the City of Thorne Bay, Alaska, and that said plat was approved by the Planning Board by Resolution PL-01, Dated 6-23-2000, and that the plat shown hereon is approved for recording at the Ketchikan Recording Office, Ketchikan.

[Signature] 6/29/00  
City Planning Commission Date  
[Signature] 6/23/00  
City Planning Commission Date

| PARCELS CREATED OR ALTERED BY THIS SUBDIVISION |          |   |
|--|----------|---|
| Parcel   | Acreage  | Notes   |
| Tract AA                                       | 0.54 Ac  | Along Control Lk. - TNB Hwy. - Consists entirely of Public Access Esm't.        |
| Tract AB                                       | 0.07 Ac  | Along Control Lk. - TNB Hwy. - Consists entirely of Public Access Esm't.        |
| Tract AC                                       | 13.27 Ac | KPC Maintenance Yard  |
| Tract AD                                       | 5.81 Ac  | Unsubdivided Land NE of Shoreline Drive   |
| Tract AE                                       | 4.38 Ac  | KPC Bulkhauses/Housing  |
| Tract AF                                       | 4.02 Ac  | KPC Trailer Court - East of Freeman Drive                                       |
| Tract AG                                       | 0.01 Ac  | South of Shoreline Drive, by harbor - Consists entirely of Public Access Esm't. |
| Tract AH                                       | 0.02 Ac  | South of Shoreline Drive, by harbor - Consists entirely of Public Access Esm't. |
| Tract AI                                       | 0.23 Ac  | Community Park  |
| Tract AJ                                       | 0.08 Ac  | Communications Site - State of Alaska   |
| Tract AK                                       | 0.42 Ac  | Communications Site - Alascom & Sitka Telephone                                 |
| Tract AL                                       | 0.16 Ac  | Communications Site - Thorne Bay Community TV Inc.                              |
| Tract AM                                       | 0.17 Ac  | Parking lot by City Hall  |
| Tract AN                                       | 0.24 Ac  | By Shoreline Drive/Deer Creek - Consists entirely of Public Access Esm't.       |
| Tract AO                                       | 0.04 Ac  | By Shoreline Drive/Deer Creek - Consists entirely of Public Access Esm't.       |
| Tract AP                                       | 57.64 Ac | Unsubdivided Land East of Sandy Beach Road (Deer Creek)                         |
| Tract AQ                                       | 10.96 Ac | Unsubdivided Land East of Shoreline Drive/Deer Creek Subdivision                |
| Tract AR                                       | 1.80 Ac  | Greenbelt   |
| Tract AS                                       | 1.10 Ac  | KPC Trailer Court - South of Sandy Beach Road                                   |
| Tract AT                                       | 0.12 Ac  | New lot created between Sandy Beach Road, Greenbelt & Alascom site.             |
| Shoreline Drive                                | 3.24 Ac  | Right of Way from USS 7038 to ASLS 82-139                                       |
| Shoreline Drive                                | 0.76 Ac  | Right-of-Way from ASLS 82-139 (Deer Creek Bridge) to Deer Creek Subdivision     |
| Freeman Drive                                  | 0.90 Ac  | Right-of-Way Connecting Platted Portions of Freeman Drive                       |
| Sandy Beach Road                               | 1.29 Ac  | Right-of-Way Along Southern Boundary of USS 7038                                |
| Svend's Drive East                             | 0.09 Ac  | Platted Intersection of Svend's Drive East and Freeman Drive                    |
| Svend's Drive South                            | 0.10 Ac  | Easterly Edge of Svend's Drive South Right-of-Way                               |
| Control Lake-Thorne Bay Highway                | 6.80 Ac  | Control Lake-Thorne Bay Highway from Tract BP-1 to Shoreline Drive              |
| Lot 1A, Block 4, ASLS 82-139                   | 0.11 Ac  | Amended Lot 1, Block 4, ASLS 82-139 to plat portion at Freeman Drive.           |
| Lot 4A, Block 4, ASLS 82-139                   | 0.27 Ac  | Amended Lot 4, Block 4, ASLS 82-139 to widen Freeman Drive.                     |

RESOLUTION 17-05-01-06  
CITY OF THORNE BAY

A RESOLUTION OF THE CITY COUNCIL ACTING AS THE PLANNING AND ZONING COMMISSION, RECOMMENDING THAT TRACT BP-4 CURRENTLY UNZONED, BE REZONED TO PUBLIC

WHEREAS, the City Council is the governing body for the City of Thorne Bay, Alaska; and

WHEREAS, in the absence of an active Planning and Zoning Commission, the City Council shall perform all planning functions; and

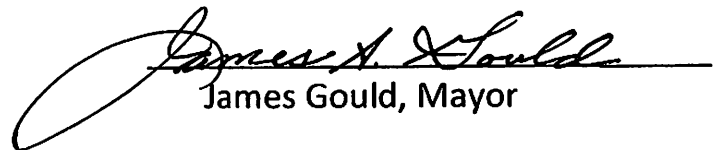
WHEREAS, the City Council held a Planning and Zoning workshop on April 4, 2017, to identify zoned parcels within the City Limits, and review the current zoning ordinances; and

WHEREAS, the Planning Commission feels BP-4 parcel is not suitable for development, but suitable for public open space; and

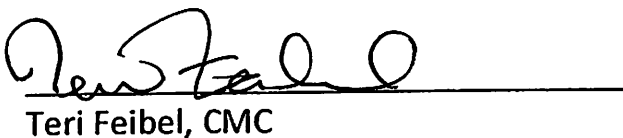
WHEREAS, the Public Zone allows for public open space,

NOW, THEREFORE, BE IT RESOLVED that the City Council, acting as the Planning Commission, for the City of Thorne Bay, recommends that Tract BP-4 be zoned to Public.

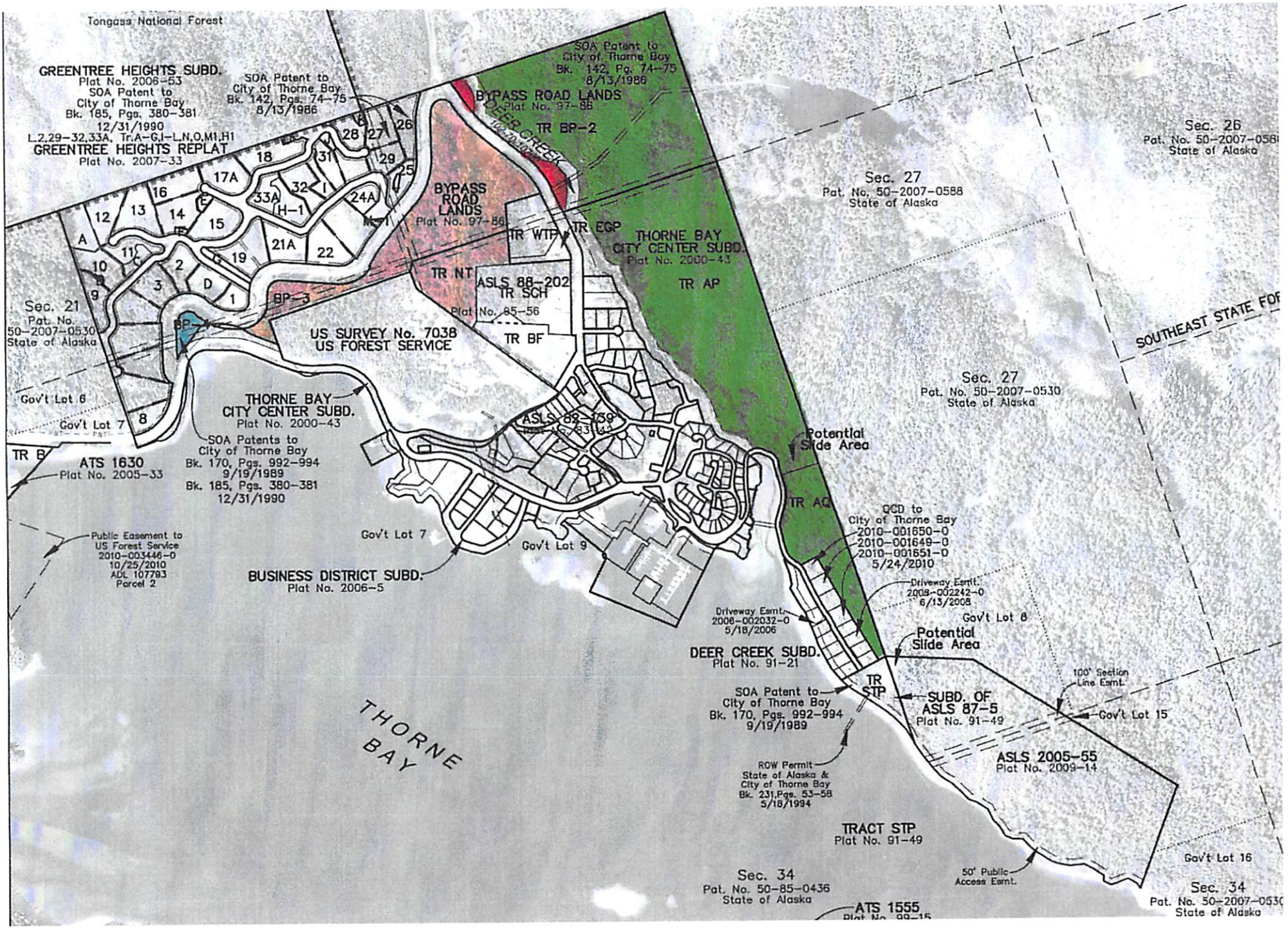
PASSED AND APPROVED: May 1, 2017

  
James Gould, Mayor

ATTEST:

  
Teri Feibel, CMC





Tongass National Forest

**GREENTREE HEIGHTS SUBD.**

Plat No. 2006-53  
SOA Patent to  
City of Thorne Bay  
Bk. 185, Pgs. 380-381  
12/31/1990  
L.2,29-32,33A, Tr.A-G,I-L,N,O,M,H1  
**GREENTREE HEIGHTS REPLAT**  
Plat No. 2007-33

SOA Patent to  
City of Thorne Bay  
Bk. 142, Pgs. 74-75  
8/13/1986

SOA Patent to  
City of Thorne Bay  
Bk. 142, Pg. 74-75  
8/13/1986

**BYPASS ROAD LANDS**

Plat No. 97-86  
TR BP-2  
TR WTP  
TR EGP  
TR NT  
TR AP  
TR BF

**THORNE BAY CITY CENTER SUBD.**

Plat No. 2000-43

US SURVEY No. 7038  
US FOREST SERVICE

**THORNE BAY CITY CENTER SUBD.**

Plat No. 2000-43

SOA Patents to  
City of Thorne Bay  
Bk. 170, Pgs. 992-994  
9/19/1989  
Bk. 185, Pgs. 380-381  
12/31/1990

**BUSINESS DISTRICT SUBD.**

Plat No. 2006-5

**DEER CREEK SUBD.**

Plat No. 91-21

SOA Patent to  
City of Thorne Bay  
Bk. 170, Pgs. 992-994  
9/19/1989

**SUBD. OF ASLS 87-5**

Plat No. 91-49

**ASLS 2005-55**

Plat No. 2009-14

**TRACT STP**

Plat No. 91-49

Sec. 34  
Pat. No. 50-85-0436  
State of Alaska

ATS 1555  
Plat No. 99-15

Sec. 26  
Pat. No. 50-2007-0581  
State of Alaska

Sec. 27  
Pat. No. 50-2007-0588  
State of Alaska

Sec. 27  
Pat. No. 50-2007-0530  
State of Alaska

SOUTHEAST STATE FOR

GCD to  
City of Thorne Bay  
2010-001650-0  
2010-001649-0  
2010-001651-0  
5/24/2010

Driveway Emnt.  
2008-002242-0  
6/13/2008

Driveway Emnt.  
2008-002032-0  
5/18/2006

Potential  
Slide Area

100' Section  
Line Emnt.

ROW Permit  
State of Alaska &  
City of Thorne Bay  
Bk. 231, Pgs. 53-58  
5/18/1994

50' Public  
Access Emnt.

Sec. 34  
Pat. No. 50-2007-0530  
State of Alaska

THORNE  
BAY

Sec. 21  
Pat. No.  
50-2007-0530  
State of Alaska

Gov't Lot 6  
Gov't Lot 7

ATS 1630  
Plat No. 2005-33

Public Easement to  
US Forest Service  
2010-003446-0  
10/25/2010  
ADL 107783  
Parcel 2

TR B

Gov't Lot 7

Gov't Lot 9

Gov't Lot 8

Gov't Lot 15

Gov't Lot 16



**CITY OF THORNE BAY**

P.O. Box 19110  
THORNE BAY, ALASKA 99919

# Purchase Order

Show this Purchase Order Number  
on all correspondence, invoices,  
shipping papers and packages.

**20029**

**PH. (907) 828-3380 FAX (907) 828-3374**

TO:

*Greg Kerkof*

|   |                 |
|---|-----------------|
| DATE<br><i>6-5-17</i>   | REQUISITION NO. |
| SHIP TO<br><br><i>A&amp;F</i><br><i>Equip pur. \$5,965.12</i> |                 |

| REQUISITIONED BY | WHEN SHIP | SHIP VIA | F.O.B. POINT | TERMS |
|------------------|-----------|----------|--------------|-------|
| <i>Wayne</i>     |           |          |              |       |

| QTY. ORDERED | QTY. RECEIVED | STOCK NO. / DESCRIPTION | UNIT PRICE | TOTAL                    |
|--------------|---------------|-------------------------|------------|--------------------------|
|              |               | <i>20' containers</i>   |            | <i>2,200.00</i>          |
|              |               | <i>delivered</i>        |            | <i>150.00</i>            |
|              |               | <i>AND shipping</i>     |            | <i>456.00</i>            |
|              |               |                         |            | <hr/> <i>\$ 2,806.00</i> |

- Please send \_\_\_\_\_ copies of your invoice.
- Order is to be entered in accordance with prices, delivery and specifications shown above.
- Notify us immediately if you are unable to ship as specified.

**Thank You!**

*Wayne Bennett*  
AUTHORIZED BY