



HB 120 State Land Sales and Leases

House Resources Committee

Presentation by Corri Feige, Commissioner
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AUTHORITY TO DOT&PF AND DEED TO DISPOSE OF STATE LAND

Provide authority to ease the sale of excess buildings and land around the state.



- The bill amends current statutes to allow DOT&PF and DEED to transfer excess buildings and land that is no longer needed for the purposes of the original acquisition
 - DEED has the authority to transfer lands to specific agencies but cannot directly sell the lands to other parties; thus, they convey the lands to DNR for sale
 - For lands acquired for public works projects, DOT&PF must transfer those lands to DNR for DNR to sell
- This will streamline the process and reduce multi-agency involvement and statutory requirement and processes
- DOT&PF and DEED can then convey ownership directly into the local economy and in turn boost employment

CONSTRUCTION STANDARDS

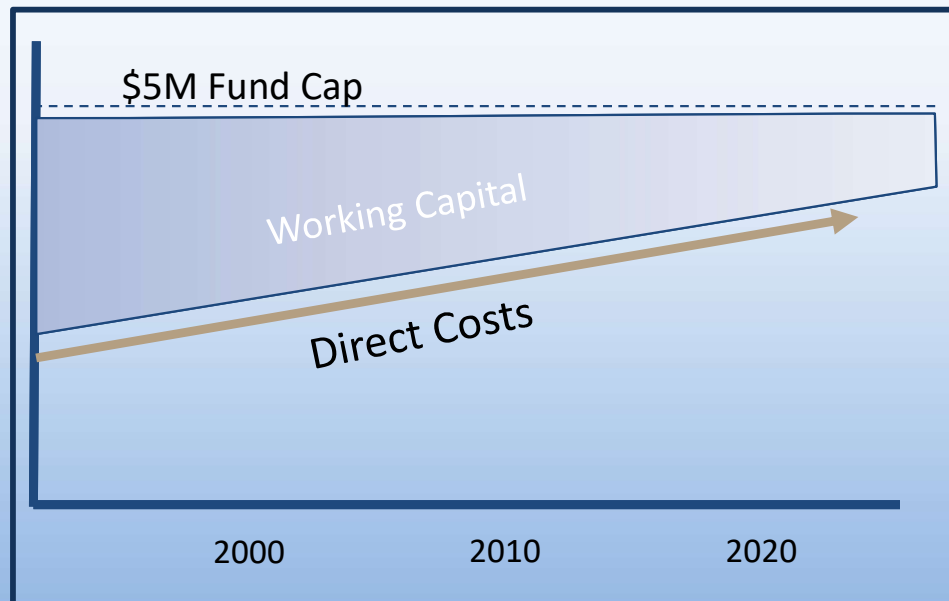
The bill clarifies statutes relating to the state's development of roads to the same standards as private landowners within municipal code.

This facilitates the opportunity for more land into private ownership resulting in an increased municipal tax base.



INCREASE LAND DISPOSAL INCOME FUND CAP

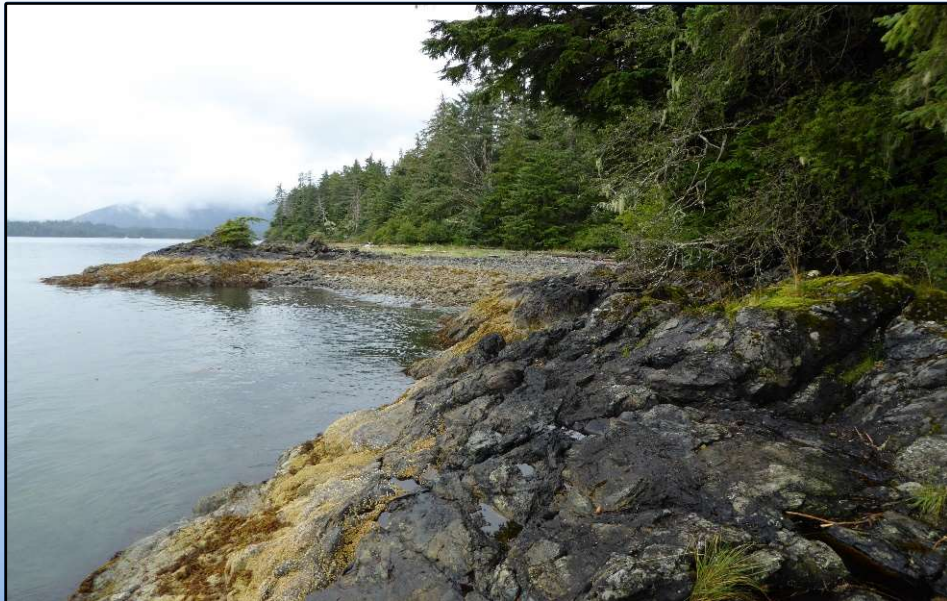
Increase spending authority from the Land Disposal Income Fund for higher development, multi-year projects. An increase from \$5M to \$12M to offset inflation since the fund was established in 2000.



- Fixed costs have increased significantly, reducing the available “working capital”
- Higher cap allows for growth of the fund for higher cost, multi-year projects
- Will result in more acreage available and construction of access
- This is an adjustment to the funding cap and not an increase of appropriation
- Results in more opportunity for economic growth, jobs, and food security as more lands are available for private ownership

ADDITIONAL SALE AUTHORITIES

Provides for ease of Land Sales purchase contracts and clarification. Providing a 30-year term reduces the monthly purchases payments over a longer term.



- Modifies auction requirements for easier administration of land offerings
 - Allows for more modern sale options, including online auctions
- Increase max contract term to 30 years
 - Currently capped at 20 years
 - Allows for longer financing of higher value parcels
 - Opens a purchaser's capital for costs associated with use
- Language referencing “foreclosure” is modified to “termination” to align with the current administrative process

COMMERCIAL USE LAND SALES

This is a new statute governing the leasing and sale of state lands deemed suitable for commercial development, within Qualified Opportunity Zones or in state determined commercial development areas.



- Land can be nominated by the public
- Leasing option to complete requirements for sale and allow immediate commercial activity
- After conclusion of the lease requirements, a sale will occur
- Individuals have requested a program to allow for such sales
- The number of acres identified for proposed development will be significant and the number of acres conveyed will depend on the proposals received
- Requires notification to Native Corporation stakeholders

REDUCED RESTRICTIONS TO AGRICULTURAL LAND SALES

Statutes are modified to reduce restrictions on agricultural land to private ownership and increases food security opportunities.

- Reduces parcel size from a minimum of 40 acres to 20 acres when subdividing
- Increases the number of parcels from a maximum of four parcels to eight parcels when subdividing
- Allows for land use and improvements, including those that do not limit the primary use for agricultural purposes



ALASKA NATIVE VIETNAM VETERANS LAND EXCHANGE

The bill adds a new section allowing for eligible Alaska Native Vietnam veterans who have a land allotment under 43 U.S.C. 1629g-1 (the Dingell Act) to apply for a land exchange in any region of the state.



- The state shall make available a list of possible land for exchange
- For allotments of 2.5-10 acres, the state shall exchange, acre for acre, regardless of value
- For allotments of 10 acres or more, the state shall exchange
 - If the allotted land value is less than the value of 10 acres of state land, the allottee receives a 10-acre parcel of state land
 - If the allotted land value is more than the 10 acres of state land, then the 10 acres parcel of state land is adjusted in size to reach equal value

CONCLUSION

Thank you, any questions?

