

SENATE CS FOR HOUSE BILL NO. 216()
IN THE LEGISLATURE OF THE STATE OF ALASKA
THIRTY-FOURTH LEGISLATURE - SECOND SESSION

BY

Offered:
Referred:

Sponsor(s): REPRESENTATIVES HOLLAND, Josephson

A BILL

FOR AN ACT ENTITLED

1 **"An Act approving the transfer of land owned by the Alaska Railroad Corporation to**
2 **the City of Whittier; and providing for an effective date."**

3 **BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF ALASKA:**

4 * **Section 1.** The uncodified law of the State of Alaska is amended by adding a new section
5 to read:

6 APPROVAL OF THE TRANSFER OF REAL PROPERTY TO THE CITY OF
7 WHITTIER. (a) The Alaska Railroad Corporation is authorized to convey the corporation's
8 interest in the surface estate of approximately 84.8 acres of rail land located within five areas
9 of interest within the City of Whittier to the City of Whittier for fair market value, subject to
10 valid existing rights. The five areas of interest are generally described as follows:

11 (1) approximately 0.8 acres located within Section 23 of Township 8 North,
12 Range 4 East, Seward Meridian that consists of a portion of Parcel B of U.S. Survey No.
13 2559, according to the plat of survey officially filed December 14, 1994, together with a
14 portion of Lot 8 of U.S. Survey 9008, according to the plat of survey officially filed

1 October 12, 1995;

2 (2) approximately 36 acres located within Section 23 of Township 8 North,
3 Range 4 East, Seward Meridian that consists of a portion of Lot 8 of U.S. Survey No. 9008,
4 according to the plat of survey officially filed October 12, 1995, together with a portion of
5 Parcel A of U.S. Survey No. 2559 according to the plat of survey officially filed
6 December 14, 1994, in the land records of the federal Bureau of Land Management,
7 Anchorage Field Office;

8 (3) approximately 10.2 acres located within Sections 13, 14, 23, and 24 of
9 Township 8 North, Range 4 East, Seward Meridian that consists of Parcels I, J, and H,
10 together with Lot 11 and a portion of Lot 8 of U.S. Survey No. 9008, according to the plat of
11 survey officially filed October 12, 1995, in the land records of the federal Bureau of Land
12 Management, Anchorage Field Office;

13 (4) approximately 22.3 acres located within Sections 14, 15, 22, and 23 of
14 Township 8 North, Range 4 East, Seward Meridian that consists of Lot 2, Lot 4, and a portion
15 of Lot 8 of U.S. Survey No. 9008, according to the plat of survey officially filed October 12,
16 1995, in the land records of the federal Bureau of Land Management, Anchorage Field Office;

17 (5) approximately 15.5 acres located within Section 15 of Township 8 North,
18 Range 4 East, Seward Meridian that consists of a portion of Lot 1, U.S. Survey No. 9008,
19 according to the plat of survey officially filed October 12, 1995, in the land records of the
20 federal Bureau of Land Management, Anchorage Field Office.

21 (b) The legislature recognizes that the real property in the areas of interest described
22 in (a) of this section includes portions of existing lots, which are not currently discrete and
23 separate parcels, and that surveying and platting actions necessary to convey the real property
24 in the areas of interest described in (a) of this section will change the legal description of the
25 real property. It is the intent of the legislature that the land transfer approved in this Act
26 include any land described by a reasonable modification to the legal description of the real
27 property described in (a) of this section to the extent that the transfer of that land is approved
28 by the board of directors of the Alaska Railroad Corporation under AS 42.40. The Alaska
29 Railroad Corporation and the City of Whittier shall make and execute an agreement to
30 conduct any necessary surveying and platting actions.

31 (c) In consideration for the conveyance authorized in (a) of this section, the Alaska

1 Railroad Corporation may accept cash equivalent to the fair market value of the land being
2 conveyed, conveyance of land of equivalent fair market value, or a combination of land and
3 cash sufficient to equalize the value of assets being exchanged. Land conveyed under this
4 section to the Alaska Railroad Corporation shall be held and managed by the Alaska Railroad
5 Corporation in accordance with AS 42.40.

6 (d) This section constitutes legislative approval under AS 42.40.285(1) for the Alaska
7 Railroad Corporation to convey its entire interest in the land described in (a) of this section.

8 * **Sec. 2.** This Act takes effect immediately under AS 01.10.070(c).