



Alaska Department of Transportation & Public Facilities

House State Affairs Committee

Division of Facilities Services, Property Disposal Workgroup

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Our mission is to *Keep Alaska Moving* through service and infrastructure.

A collage of three images: a construction crane, a worker in a hard hat, and a worker in a safety vest handling a cable.

Agenda

Purpose

Timeline

Process

Sample product

Questions



Purpose



**Provide information to the
State of Alaska House of Representatives
State Affairs Committee
on the topic of the
Property Disposal Initiative**

Facts Bearing on the Problem

**The State of Alaska has
approximately 2200 state-owned buildings**

**The state has a backlog of deferred maintenance
valued at \$1.98 billion***

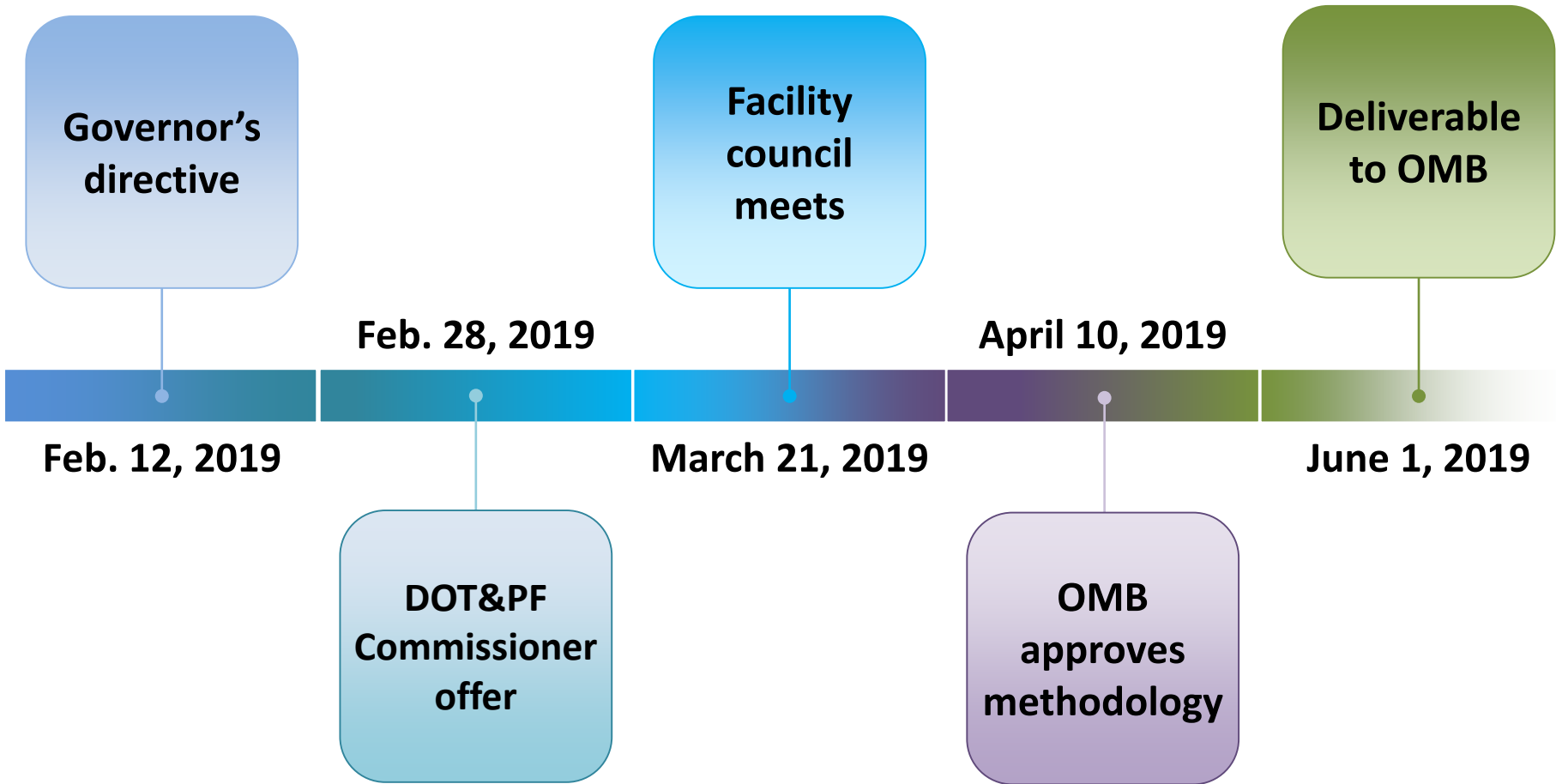
**The Governor issued a property disposal directive to
executive departments requesting information
about facilities**

**OMB accepted the offer from DOT&PF to assist in gathering
data via the facilities council and making recommendations**

* Includes University deferred maintenance backlog of \$1.2 billion



Timeline



Approach to Analysis

First step is to categorize all facilities into one of these three “folders”

Current Focus

CONSIDER

FY20 Focus

DO NOT CONSIDER

FY20 Focus

FUTURE ANALYSIS

Building Consideration Briefing

The Annex Building

2200 E. 42d Ave, Anchorage AK 99508

- Owned -



Concept: The west wing of the Annex was damaged in the earthquake and needs to be rebuilt.

Recommendation is to sell the Annex and take advantage of leased space in Anchorage (UAA Bragaw facility)

Advantages

- + no insurance required
- + no janitorial, security, maintenance cost
- + avoid possible asbestos exposure

Disadvantages

- Less storage space
- Lease may go up
- Employees like the Annex
- Less parking space

Expected Benefit

- Pacific Towers retail estimate (if repaired): \$2.6 to \$3M
- Risk Management (RM) replacement value: \$9M
- Funds to be provided by RM for repair: TBD
- Current Annex annual costs: \$40K
- Alternative office rental (full service): \$2/SF @ 26,000 = \$52K/month

Decision Point?



Questions

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