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Official Business

# Alaska State Legislature

## Senate Committee on State Affairs

Vic Fischer, Chair • Pouch V  
Juneau, Alaska 99811  
(907) 465-4954

### MEMORANDUM

TO: Senate State Affairs Committee  
FROM: Senate State Affairs Committee Staff  
RE: SB 466 Leases by the state  
DATE: April 3, 1984

### PROPOSED COMMITTEE SUBSTITUTE (version 5)

The proposed CSSB 466 (state affairs) requires approval for the procurement of space by law or specific appropriation before execution of a contract or lease may take place. Leases and contracts affected by this legislation either exceed a cost of either \$1,000,000 annually, or exceed a total consideration of \$1,000,000 where any part of the consideration may be used toward acquisition of the property.

This version of the bill also contains a provision (beginning page 1, line 28) exempting leases executed before the effective date, or leases executed after the effective date where the site has been acquired and the bid document has been prepared.

### ORIGINAL VERSION OF THE BILL

The original version of SB 466 requires contracts or leases that fall under either of the two examples below be subject to specific appropriation:

- the annual rental payment is in excess of \$150,000 and the term of the lease exceeds 3 years;
- if any of the consideration for the lease or contract may be applied toward acquisition of the property, and the total acquisition exceeds \$150,000 (in this case, the bill requires that the appropriation be for the total rental payment and all costs of the acquisition).

Fiscal information

The bill has a zero fiscal note

Back-up information

Fiscal note from the Department of Administration

List of state leases exceeding \$1,000,000 a year

STATE OF ALASKA 1984 LEGISLATIVE SESSION  
FISCAL NOTE

Revision Date: \_\_\_\_\_

REQUEST

Bill/Resolution No.: SB 466  
 Title: An Act Relating to  
Leases by the State  
 Sponsor: Bennett, Sackett, et al  
 Requestor: \_\_\_\_\_  
 Date of Request: \_\_\_\_\_

FISCAL DETAIL

Agency Affected: Administration  
 Program Category Affected: Division of  
General Services & Supply  
 BRU, Program or Subprogram(s) Affected: Leasing & Facilities

EXPENDITURES/REVENUES: (Thousands of Dollars)

	FY 84	FY 85	FY 86	FY 87	FY 88	FY 89
OPERATING						
100 PERSONAL SERVICES						
200 TRAVEL						
300 CONTRACTUAL						
400 SUPPLIES						
500 EQUIPMENT						
600 LAND & STRUCTURES						
700 GRANTS, CLAIMS						
800 MISCELLANEOUS						
TOTAL OPERATING	-0-	-0-	-0-	-0-	-0-	-0-
CAPITAL	-0-	-0-	-0-	-0-	-0-	-0-
REVENUE	-0-	-0-	-0-	-0-	-0-	-0-

FUNDING: (Thousands of Dollars)

GENERAL FUND						
FEDERAL FUNDS						
OTHER						
TOTAL	-0-	-0-	-0-	-0-	-0-	-0-

POSITIONS:

FULL-TIME						
PART-TIME						
TEMPORARY						

SOURCE OF FUNDS TO OFFSET FISCAL IMPACT OF BILL:

\*NOTE: Although indicated fiscal impact is -0-, there may be some increase in costs due to Lessor's increased exposure to risk.

ANALYSIS: Attach a separate page for analysis

Prepared By: Anselm Staack *A. Staack* Phone: 465-2200  
 Division: General Services & Supply Date: 3-36-84

Approved by Commissioner: Lisa Rudd *LJR* Date: 3/27/84  
 Agency: Administration

Distribution (by Agency preparing fiscal note):

- Legislative Finance
- Legislative Sponsor
- Requestor
- Office of Management and Budget
- Impacted Agency(ies)

12/1/83

*Fiscal Note/Admin. 3/27/84*

STATE OF ALASKA LEASES WITH AN ANNUAL COST OF \$1,000,000.00 OR MORE

LEASE #	LESSOR NAME	LEASE ADDRESS	SQ. FT.	ANNUAL COST
1444	CAPITAL OFFICE PARK (TAKU TWIN Bldg)	WEST 8TH STREET JUNEAU, AK.	35,500	\$ 1,020,940.71
1535	FRONTIER BUILDING	3601 C STREET ANCHORAGE, AK.	135,019	\$ 3,628,318.80
1607	BLOMFIELD CO.	1107 W. 8TH STREET JUNEAU, AK.	59,463	\$ 1,405,419.96
1627	GOLDBELT ENTERPRISE MGT.	WEST 10TH STREET JUNEAU, AK	40,889	\$ 1,079,469.60

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§ 37.05.210

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PUBLIC FINANCE

§ 37.05.220

(3) compile statistics necessary for the budget and other statistics required by the governor. (§ 8 art III ch 82 SLA 1955; am § 5 ch 186 SLA 1957; am § 1 ch 11 SLA 1965)

### Article 3. Uniform Purchasing.

#### Section

- 220. Purchasing agent
- 230. Competitive bids
- 231. Estimation of flying hours required
- 240. Award of contracts and purchases
- 250. Delegation of duties

#### Section

- 260. Preference for Alaska products
- 270. Purchases through General Services Administration
- 280. Leases

**Sec. 37.05.220. Purchasing agent.** The Department of Administration is the purchasing agent for the state. The department shall

(1) purchase, rent, or otherwise provide for the furnishing of supplies, materials, equipment, or contractual services for all state agencies;

(2) have power to authorize an agency to purchase directly certain specified supplies, materials, equipment, or contractual services under conditions and procedures prescribed in AS 37.05.230;

(3) prescribe the manner in which supplies, materials, and equipment shall be purchased, delivered, stored, and distributed;

(4) prescribe the time, manner, authentication, and form of making requisitions for supplies, materials, equipment, and contractual services;

(5) fix standards of quality and quantity and develop standard specifications after consultation with the several state agencies, and approve or determine final specifications;

(6) have power to transfer to or between agencies or to sell or trade in supplies, materials, and equipment of agencies which are surplus, obsolete, or unused; and the department shall make proper adjustments in the accounts of the agencies concerned;

(7) prescribe the manner of inspecting deliveries of supplies, materials, and equipment and of making tests of samples submitted with bids and samples of deliveries to determine compliance with specifications;

(8) prescribe standard forms for bids and contracts for construction, purchases of supplies, and other purposes, which bids and contracts may contain provisions which the department considers necessary; but all contracts for construction shall require the filing of an acceptable performance bond and a penalty provision for failure to perform the contract according to its terms;

(9) provide for other matters which may be necessary to carry out the provisions of this chapter and the regulations adopted under it. (§ 1 art IV ch 82 SLA 1955; am §§ 6, 7 ch 186 SLA 1957; am § 1 ch 55 SLA 1960)

Sec. 37.05.250. Delegation of duties. The department may delegate the duties imposed by this chapter to an employee of the state normally stationed in a town or location distant from the state capital. Agents so designated shall perform the duties as the department requires and in accordance with regulations established by the department. (§ 5 art IV ch 82 SLA 1955)

Sec. 37.05.260. Preference for Alaska products. This chapter does not modify, amend, or alter AS 36.15.010 and 36.15.020 regarding preference for Alaska forest products, or AS 36.20.010 regarding preference to producers or dealers in Alaska except as provided in AS 37.05.230(1). (§ 6 art IV ch 82 SLA 1955)

Sec. 37.05.270. Purchases through General Services Administration. This chapter does not prevent the department from purchasing through the General Services Administration as provided by law. (§ 7 art IV ch 82 SLA 1955; added by § 11 ch 186 SLA 1957)

Sec. 37.05.280. Leases. The department shall lease necessary space, and contract for the lease of space for the use of the state or an agency of the state, wherever it is necessary and feasible, subject to compliance with the requirements of AS 37.05.220 — 37.05.280. No lease or contract for a lease may provide for a period of occupancy greater than 40 years. An agency of the state requiring office, warehouse or other space shall lease the space through the department. No contract or lease executed after January 1, 1966, which provides for a payment or payments by the state in excess of \$12,000 annually is valid unless the use of the space to be provided for by such contract or lease has been expressly approved by the legislature by concurrent resolution. (§ 8 art IV ch 82 SLA 1955; added by § 1 ch 81 SLA 1959; am § 1 ch 94 SLA 1961; am § 16 ch 99 SLA 1965)

Article 4. General Provisions.

Section	Section
290. Purpose	318. Further regulations prohibited
300. Interpretation of chapter	325. Definitions for AS 37.05.315 — 37.05.317
305. Applicability to University of Alaska	400. Definitions for chapter
310. Fiscal year	410. Short title
315. Grants to municipalities	
316. Grants to named recipients	
317. Grants to unincorporated communities	

Sec. 37.05.290. Purpose. The purpose of this chapter is to provide uniform financial procedures for all state agencies with respect to accounting, purchasing, post auditing, and related financial procedures; and to revise financial procedures to obtain economy, efficiency, and integrity in handling public money. (§ 2 art I ch 82 SLA 1955; am § 2 ch 188 SLA 1970)

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STATE OF ALASKA LEASES WITH AN ANNUAL COST OF \$1,000,000.00 OR MORE

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over \$250,000 p/y

219

# ALASKA STATE LEGISLATURE

## ANCHORAGE CAUCUS

### MEMORANDUM

TO: Members of the Anchorage Caucus

FROM: Representative Charlie Bussell

RE: Legislative Hall in Juneau

DATE: March 15, 1984

#### MEMBERS

##### Senators

Faiks, J.  
Fischer, P.  
Fischer, V.  
Gilman, D.  
Halford, R.  
Josephson, J.  
Kelly, T.  
Pertyjohn, F.  
Rodey, P.  
Sturgulewski, A.

##### Representatives

Abood, M.  
Barnes, R.  
Bussell, C.  
Clocksin, D.  
Cowdery, J.  
Flood, J.  
Furnace, W.  
Hayes, J.  
Lindauer, J.  
Liska, J.  
Martin, T.  
Pestinger, S.  
Phillips, R.  
Szymanski, M.  
Tischer, M.  
Uehling, R.  
Ward, J.

In connection with my assignment as a member of the subcommittee appointed to carry our message to the Governor asking him to cease and desist in the Juneau Legislative Hall project for the reasons outlined in Anchorage Caucus Resolution No. 2, I have asked staff to review the whole situation concerning the appropriation of the funds now being used to acquire the site for the so-called Legislative Hall. The results of that review are attached.

It appears to me that this whole thing has been an elaborate scheme from the beginning to do in a sneaky, underhanded way what the Governor and his supporters in the Legislature could not do in a proper and open manner, namely, use State funds to build a facility for the use of the Legislature in Juneau. Obviously, if this facility is built, there will be a lock-in of the Legislative function to the City of Juneau in spite of our not wanting this to happen and in spite of our never having an opportunity to approve. And this apparently is just what this Governor and this Administration want to happen.

I absolutely can not understand why, if that is what they want, they can't come to the elected representatives of the people and allow the people to express through these representatives what they the people want. Instead, they sneak through an appropriation which doesn't give any notice of what it is really for. They then enter into a conspiracy with the City of Juneau to hatch out the scheme further. They quietly go about acquiring the site and spending funds so that when we find out about it, we will be stuck with a large dollar commitment to what they want.

We have collectively through our resolution and also some of us have individually sought assurances from the Governor that facilities for the Legislature will be approved by the Legislature. Instead of taking a position, the Governor first says he will seek approval, then he says he won't -- just more of his wishy-washy approach to things.

Anchorage Caucus

March 15, 1984

Page 2

In the meantime, his DOT proceeds full bore with the project. Only yesterday, because the Governor knows we may not approve more funds now that we know what is happening, we learn that the City of Juneau is being asked to further the conspiracy by stepping in and providing the necessary funds to buy the last parcel needed for the site. Likewise, the planning and design work is going ahead full bore using one of the Governor's slush funds to provide the dollars. So here we sit, watching the project become a reality based upon probably illegal procedures so that we will eventually be faced with a fait accompli.

It doesn't appear the Governor intends to stop. It doesn't appear he intends to seek our approval. It does appear we need to take a very strong stand if we want to stop this project. I recommend that this Caucus discuss immediately what measures should be taken including possible legislation and possibly litigation.

MEMORANDUM

TO: Representative Charlie Bussell

FROM: Robin L. Renner *RLR*

RE: Validity of Appropriation Being Used to  
Acquire Site for Legislative Hall

DATE: March 15, 1984

You have asked me to review and comment on the validity of the appropriation made in Section 95 of the Senate CS for 2nd CS for House Bill No. 309 (3d Finance) am S which is now signed into law as Section 95 Chapter 106 Session Laws of 1983. The funds appropriated in this legislation are now being utilized for acquisition of the land for the site of a new legislative hall or capitol in the City of Juneau. The Sheffield Administration intends to make this site available (after acquisition) to the City of Juneau by long-term lease for the construction of the building which is to house the legislature and presumably the Governor's and Attorney General's offices which are now located in the present State Capitol Building. The City of Juneau intends to issue bonds to provide the funds for construction of the building utilizing the income stream from a lease-back of the completed project to cover the debt service on the bonds. It is expected that funds for the lease payments on the lease (lease-back) of the completed structure will be provided by annual appropriation by the legislature. The Administration apparently intends to continue moving ahead with this project without seeking any approval or other action of the legislature in spite of numerous indications that a substantial number of the legislators either do not want a new legislative hall at all, do not want it to be in Juneau, or at the very least, want an opportunity to approve or disapprove any project that is intended for use as a legislative hall or capitol. The Sheffield Administration contends that the legislature already has provided all the approval necessary for the project on the basis of the appropriation described at the beginning of this memorandum. To determine whether this is so, it is necessary to examine the history of this appropriation.

House Bill 309 in its final form is entitled: "An Act making reappropriations and transfers among appropriations and extending the lapse date of certain appropriations; and providing for an effective date."

Representative Bussell

March 15, 1984

Page 2

Section 95 reads as follows:

"Sec. 95. The sum of \$4,500,000 is appropriated from the general fund and such other funds as may be received from other sources for this project are appropriated to the Department of Transportation and Public Facilities for land acquisition and facilities planning in Juneau."

Apparently, by general assumption, and perhaps fostered by misleading comments made to the press, it is thought that this \$4,500,000 appropriation is a reappropriation of that same sum previously appropriated to the Alaska Power Authority for feasibility studies, preconstruction design, and engineering for the Snettisham Hydroelectric Project in Section 6, Chapter 90, SLA 1981 as amended by Section 83, Chapter 141, SLA 192 which appropriation was deleted by Section 94 of HB 309. However, as can be seen by the language of Section 95 there is absolutely no indication that this is in fact a reappropriation or a transfer of these funds from Snettisham. If the sum involved didn't happen to be the same, there would be no basis whatsoever to believe that the two are in any way related. Therefore, it is my conclusion that the appropriation in Section 95 cannot be considered a reappropriation or transfer of appropriations within the plain wording of the title of the Act. It is in fact just an out-and-out appropriation from the general fund and it is in my opinion improper for it to appear in a reappropriation and transfer bill because to include a general appropriation in a bill titled "reappropriations and transfer of appropriations" does not provide the required notice, i.e., the title of an Act must give notice of what it contains. To reiterate, the deletion of a sum from an already existing appropriation without specifying by amendment where the funds are to go causes the funds to lapse into the general fund. General fund appropriations cannot validly appear in a bill entitled "reappropriations and transfers of appropriations" where no previous appropriation is identified as being reappropriated or transferred.

Leaving that question of legality, and turning to the question of the validity of the wording of this appropriation regardless of where it appears, I am of the opinion that Section 95 is an invalid and illegal appropriation in that it does not adequately describe the purpose for which the funds are to be used.

Article IX, Section 6 of the Alaska Constitution reads as follows:

"No tax shall be levied, or appropriation of public money made, or public property transferred, nor shall the public credit be used, except for a public purpose."

Representative Russell  
March 15, 1984  
Page 3

Section 13 of the same Article reads:

"No money shall be withdrawn from the treasury except in accordance with appropriations made by law. No obligation for the payment of money shall be incurred except as authorized by law. Unobligated appropriations outstanding at the end of the period of time specified by law shall be void."

AS 24.30.030 reads:

"Appropriation bills. Bills for appropriations shall be confined to appropriations and shall include the amount involved and the purpose, method, manner and other related conditions of payment. (31 ch 157 SLA 1959)"

These provisions make it very clear that under Alaska law funds can be spent or obligated only by a valid (authorized by law) appropriation of the legislature made for a public purpose. Section 95 appropriates (1) \$4,500,000 from the general fund and (2) "such other funds as may be received from other sources FOR THIS PROJECT (emphasis added)... for land acquisition and facilities planning in Juneau." There is no further identification in the appropriation as to what the project is. Since reference is made to land acquisition and facilities, the project could be anything that would have a site and facilities built thereon, private or public. For example, a hotel to be rented to travelers for profit, a strictly private enterprise, would come under this definition. So would a private movie theater. Because of this failure to identify the type of facility, I believe the appropriation is invalid for failure to state a public purpose. And I further believe that if a proper challenge were made in the eminent domain cases to acquire the site, an allegation that the property to be acquired is for "this project" would not stand up under decisions defining what is or is not a public purpose. If, instead of "this project," the words "for a Legislative Hall" had been used, the problem would have been avoided. As it is, no public purpose is really stated. "...for land acquisition and facilities planning in Juneau," is not enough. Eminent domain cases where the issue of what is a public purpose is discussed would provide plenty of authority for this conclusion.

A further problem with the wording of Section 95 is that it appropriates funds from other sources. As is pointed out in an Opinion of the Attorney General of the State of Alaska dated October 14, 1982, dealing with this exact appropriation (copy attached), the other sources appropriation is "an unspecified amount from an unspecified source" and "presents a serious legal issue." It goes on to state:

Representative Bussell

March 15, 1984

Page 4

"However, the appropriation of money which may be received from other sources presents a serious legal issue. Because no amount is stated for the appropriation, sufficient authorization may not exist to expend the money beyond the \$4,500,000. 6/ Nonetheless, the unspecified source of the appropriation is presumably severable from the general fund part of the appropriation which is stated with specificity in the amount of \$4,500,000. AS 01.10.030. Consequently, until you begin receiving amounts from "other sources," whatever they may be, the expenditure of general fund money authorized by the appropriation is not a problem."

Thus, the Attorney General, himself, concedes that there may not be authorization to spend funds beyond \$4,500,000, i.e., that the appropriation of funds from other sources is invalid. Presumably, there now exists a problem because the Administration has started spending money from other sources, primarily the Public Facility Planning Fund (know as PFPF), which is a fund created within the Office of the Governor by AS 35.10.135. According to information furnished to me by the Governor's office and DOT/PF, some \$700,000 has been allocated to the Legislative Hall or facility and as of the end of February at least \$172,000 of those funds had been spent or obligated on the project. This expenditure is questionable not only for the reasons suggested by the Attorney General but also because the fund is to be spent "on a reimbursable basis." There is no apparent source of reimbursement unless the State were to issue bonds or the Legislature were to provide a further appropriation for the Legislative Hall in Juneau, neither of which appears likely at this point.

In passing, I would like to comment on a subject discussed in another part of the AG opinion--the validity of financing a public facility through a lease/lease-back commitment without violating the constitutional provisions which prohibit the creation of public debt except for capital improvements and then only after approval by the legislature and a vote of the people. The opinion concludes:

"We believe there is sufficient authority under existing law to finance the construction of a public facility by lease. However, because this financing technique is not specifically authorized by law, we cannot with absolute certainty advise you that a court would agree with our opinion. You should make allowance for this risk when you plan further development of each project to be financed by the lease purchase method."

There is good reason that the Attorney General "cannot with absolute certainty advise" that a court would agree that the lease financing of a public facility is valid. Many jurisdictions (other states) have decided appellate cases showing how the courts have struggled with the validity

Representative Bussell

March 15, 1984

Page 5

of this approach in the face of the prohibition against debt and also the rule against binding future legislatures where that concept is applicable. A number of high courts have, in fact held that the lease approach is invalid and while they may be in the minority, there are enough of them that it can be said that there is substantial authority contra to the conclusion reached in the AG opinion. To determine how the Alaska Supreme Court might go, it would be necessary to determine how similar those other state prohibitions and limitations are to ours.

But I think the real concern here is not a lawyer's legal concern but a layman's legal concern which I have not heard discussed yet. Whereas the AG is advising the Administration that the approach is probably okay, who advises the Legislature, as a client, of the consequences down the road, when the Legislature, which has never approved a Legislative Hall, expresses its disapproval of the first or any annual payment by refusing to approve an appropriation for such payment? Put another way, when the building is up, the lease-back is signed with the City of Juneau, and it is time to appropriate the annual lease payment, what answer is going to be given when legislators ask, "What happens if we don't appropriate any funds for the lease payment?" There is no way I can see any attorney advising that nothing would happen legally. I think rather the advice would be that if no revenue was forth coming from the lease, the bondholders who bought the bonds from the City of Juneau, unless they were otherwise paid, could sue Juneau contending implied misrepresentation. Juneau could cross sue the State of Alaska and the State could lose the suit and if it did, it would be liable for big damages. From a layman's viewpoint, then, this advice would be to the effect that if the Legislature fails to appropriate, then the State may be legally liable to answer in huge sum damages. That advice really wouldn't leave much choice and that conclusion, if accurate, is what really is wrong with the annual appropriation method of trying to make the lease approach to financing valid. In reality the fact that the Legislature is not required to appropriate is meaningless because another part of the State Government will have signed the lease, the City of Juneau will have relied on the annual payments, the long-term bondholders will have relied on the payments and all concerned will testify that they never expected any possibility that there wouldn't be an appropriation each year.

All this could be avoided if the Legislature were given the right to approve a general appropriation for construction, or to authorize a bond issue for construction, or even by bringing a declaratory relief action so the Alaska courts could decide whether the lease/lease-back method is valid.

With regard to the questions posed by Representative Szymanski in his letter of February 9, 1984, and the response from the Attorney General

Representative Bussell  
March 15, 1984  
Page 6

dated march 2, 1984, (copy attached) the latter seems to be a bit cursory in view of the fact it took three weeks in the preparation. In the answer to question one, the AG Opinion previously discussed was relied on. The only thing new added is the reference to form 35a. I was provided a copy of the form which does indeed refer to a Legislative Hall but I don't see how this "provides sufficient authority" to establish the purpose of the appropriation in Section 95. The form copy I was provided was signed and submitted by Representative Duncan when HB 309 was in the House Finance Committee and it is my understanding that the appropriation it requested was not included in the bill. I don't believe this document could in any way support an appropriation that was included in the Senate version of the bill.

In addition, I could find no appellate case authority, at least in Alaska, to the effect that a court would go beyond the wording of the appropriation itself to provide an otherwise missing public purpose requirement. However, in a recent Superior Court decision Alaska State Legislature v. Hammond No 1JU-80-1163 Civil (May, 1983) Judge Carpeneti issued a thorough and carefully considered opinion dealing with a number of issues relating to the wording of appropriations. He made it very clear that the purpose of an appropriation must be specifically and clearly stated and he held that the failure to specify a public purpose made an appropriation challenged by the Governor in that case invalid.

Superior Court Opinion, Page 37: "It should be emphasized that this opinion contains no finding that any of the appropriations challenged are void because they were not for a public purpose. Thus, there is no claim that article IX, section 6 of the Constitution, set out above, was violated. <sup>13</sup> The only issue in this regard, on which this court finds in favor of the Governor, is that the challenged appropriations did not specify a public purpose as required by AS 24.30.030."

It may be that the record of hearings, floor debate, committee back-up, and the like can be used to provide an otherwise missing public purpose but that kind of evidence is usually allowed only on Legislative intent questions rather than the question whether a statutory and constitutional requirement has been complied with as is the issue here. There is no indication in Judge Carpeneti's opinion that such material can be used to supply a missing public purpose. He looked to the wording of the appropriation itself. Thus, I think the correct answer to Szymanski's Question 1 is that there is authority for the Department of Administration to build a facility, provided the project is based on a valid appropriation identifying what the facility is. Obviously, the answer to Szymanski's Question 2 should be, "There is none," for all the reasons discussed already herein.

Representative Bussell

March 15, 1964

Page 7

Representative Szymanski's Question 3 raises some different issues as does Question 4. The Legislature certainly may set up standards and criteria by which the Administration shall carry out the leasing function. The issue of whether the Legislature can, by properly worded legislation, validly require that certain specified types of leases be approved either before being executed by the executive branch or after execution is a question not yet decided by the Alaska appellate courts although the AG Opinion attached hereto indicates that a Superior Court has held the language requiring Legislative approval in AS 37.05.280 (copy attached) invalid. This doesn't mean other proper language would be so held. After all, there are many instances where legislative approval is validly required for executive branch actions.

Be that as it may, I would think the effect of AS 24.05.190 providing for control of the capitol and other space occupied by the Legislature and AS 37.05.280 relating to the lease of space for the use of the State should have been discussed. Subsection (a) of AS 24.05.190 provides in part:

"Control of legislative space. (a) The state capitol, with the exception of the capitol space now occupied by the Office of the Governor, and space occupied in any other state building by the legislature or its agencies is under the control of and subject to assignment by the Legislative Affairs Agency as directed by the legislature."

While it could be argued that "control" means only after the space has been provided by the Administration, it is just as arguable that "control" also means the approval of what space is to be occupied as well. At the very least there should be some sort of request for space to be provided before the Administration blithely sets out to lease for that purpose. Indeed the term "state agencies", which doesn't include the Legislature, (See AS 37.05.400(4)) are required to lease space through the Department of Administration, presumably by issuing some sort of request setting forth the need for the space. Unless the term "the state" used in the first sentence of AS 37.05.280 is construed to include the Legislature, I don't think the procedure for provision of legislative space or who shall request it or who shall approve it is addressed in the statutes except in the last sentence of AS 37.05.280. And until this provision is addressed by the Alaska appellate courts, the issue remains undecided. On this basis, I think the correct answer to Question 3 ought to be "Maybe" and to Question 4 ought to be "No, not under existing law," with a caveat that that law may not be valid as presently written.

As to Questions 5 and 6, I think the answer to Question 5 is probably correct as "No" but, as pointed out earlier in this memo, the lease purchase arrangement for the Legislative Hall is to take the place of either bonded indebtedness or a general appropriation which would

Representative Bussell

March 15, 1984

Page 8

otherwise be required to fund the project, both of which would require legislative approval which has neither been given nor sought. Likewise, the answer to Question 6 ought to be "Probably" because the whole lease/lease-back Juneau revenue bonding scheme depends on the annual appropriation by the Legislature of lease payments to provide the revenue for the bonds. The failure to so appropriate would most certainly call into question the good faith and credit of the State in the minds of future bond buyers and underwriters.

All in all it appears to me that much of what is going on is due to the very real possibility that the Legislature would not approve the construction of a new capitol or Legislative Hall in Juneau. My conclusions are that without Legislative approval the validity of the the proposed lease finance arrangement is highly questionable and might not be upheld by the courts if called into question; that such arrangement would surely fail if there is no legally acquired site that can be leased to the City of Juneau; that the funds now being used to acquire the site were not validly appropriated because (1) the appropriation improperly appeared in a reappropriation and transfer bill, (2) the appropriation did not state a valid public purpose because the nature of the project was not adequately identified as to public purpose, and (3) the source of some of the funds now being used in the project was not specified; and, lastly, that existing statutes may very well require that the Legislature must approve and request any space that is going to be used and occupied by the Legislature as the legislative portion of the capitol or any other building housing the legislative chambers, offices, and other facilities.

# MEMORANDUM

State of Alaska

TO: Hon. Daniel A. Casey, Commissioner  
Department of Transportation &  
Public Facilities  
AND  
Hon. Lisa Rudd, Commissioner  
Department of Administration

DATE: October 14, 1983  
FILE NO: 366-101-84  
TELEPHONE NO: 465-3600

FROM: Norman C. Gorsuch  
Attorney General

SUBJECT: Construction financing of a public facility by lease agreement

By: William F. Cummings  
Assistant Attorney General  
Transportation Section-Juneau

James L. Baldwin  
Assistant Attorney General  
Governmental Affairs-Juneau

The Department of Administration (DOA) and Department of Transportation and Public Facilities (DOT/PF) have requested our advice whether there is sufficient authority granted by law to permit a state agency to finance the construction of a public facility on state land under a lease agreement with a developer and owner of the facility other than the state. Briefly, the lease agreement consists of a conveyance of a leasehold interest in state land to a developer who constructs a facility on the land which is leased back to the state. Upon expiration of the lease agreement, the facility either reverts to the state or the state has an option to purchase it.

Using this financing technique, DOA proposes to centralize state offices in Anchorage and DOT/PF proposes to construct a legislative hall in Juneau. Under both proposals, facilities owned by others would be located on state land. 1/ The answers to your questions involve consideration of the issues set out below.

1. Does financing a public facility through a lease agreement violate provisions of the Alaska Constitution governing the creation of state debt?

We believe that the financing of construction by lease is valid only if terms and conditions are imposed which provide sufficient evidence that future legislatures are not bound to ap-

1/ We believe that other public facilities are being studied for financing by lease agreement including facilities for the Alaska Vocational Technical Training Center in Seward and a maximum security prison.

Hon. Daniel A. Casey,  
Commissioner of Transportation  
Hon. Lisa S. Rudd,  
Commissioner of Administration

October 14, 1983  
Page #2  
366-101-84

propriate money for the rental. 2/ Article IX, section 8 of the Alaska Constitution prohibits the creation of public debt except for capital improvements and then only after authorization by the legislature and a vote of the people. The lease transactions proposed are a means to finance the construction of public facilities without directly appropriating from the general fund for the cost of construction or authorizing the creation of debt by selling general obligation bonds. This makes it imperative that the state's right to possess and use the facility is contingent on annual appropriations from revenue anticipated for the fiscal year in which the lease obligation is incurred. Traditionally, appropriations for lease payments are considered operating appropriations which lapse on June 30 of the fiscal year. A lease agreement which provides for termination of the leasehold if sufficient appropriations to pay rent are not enacted will negate the conclusion that a debt is created. A one-year lease with automatic annual renewal for a maximum number of years upon enactment of an appropriation to finance the annual rent has been approved as a term which negates any possibility that a debt is created. Cude v. City of Lakewood, 636 P.2d 691 (Colo. 1981). See also Glendon Heights, Inc. v. Central Bank and Trust, 658 P.2d 872 (Colo. 1983).

2. Does existing law prevent a state agency from entering into a lease agreement for the construction of a public facility?

The lease of state office space is governed by AS 37.05.220 -- 37.05.280. These statutes require a competitive bidding process with award of the contract by DDA to the lowest responsible bidder for the lease. However, the statutes provide one further requirement for office space leases which is lacking in other state contracts for the purchase of goods or services. AS 37.05.280 provides in relevant part that "no contract or lease executed after January 1, 1966, which provides for a payment or payments by the state in excess of \$12,000 annually is valid unless the use of the space to be provided for by such contract or lease has been expressly approved by the legislature by concurrent resolution." This provision requires legislative approval of virtually all leases which the state executes to procure office and other space. However, we believe that this part of the

2/ The advice given in this memorandum is consistent with the majority of state courts which have considered the question. E.g., Bulman v. McCrane, 312 A.2d 857 (N.J. 1973); State ex rel. Thomson v. Gisel, 72 N.W.2d 577 (Wisc. 1958); but see Opinion of the Justices, 79 A.2d 753 (Me. 1951).

Hon. Daniel A. Casey,  
Commissioner of Transportation  
Hon. Lisa S. Rudd,  
Commissioner of Administration

October 14, 1983  
Page 43  
366-101-84

statute is invalid for two reasons.

Article II of the Alaska Constitution requires that the legislature exercise the law-making power by the passage of a bill not by the adoption of a concurrent resolution. State v. A.L.I.V.E. Voluntary, 606 P.2d 769 (Alaska 1980). Furthermore, the requirement for legislative approval of a lease is a violation of the doctrine of the separation of powers. Governmental power is allocated among the three branches of government by the Alaska Constitution. Some powers are logically allocated to the executive and others to the legislature. The power to execute the law on behalf of the state is one which falls to the executive. Alaska Const. art. III, § 16. It is the role of the legislature to enact laws which establish the conditions under which the executive may enter into leases. Alaska Const. art. II, § 1. However, it is not appropriate for the legislature to reserve a veto power over the enforcement decisions made by the executive. The legislature may amend or repeal the leasing authority for DOA. However, the legislature may not usurp the executive function to lease facilities without destroying the system of checks and balances inherent in our tripartite system of government. 3/ Bradner v. Hammond, 553 P.2d 1 (Alaska 1976).

DOT/PF has limited authority to dispose of land acquired for public works other than highways. 4/ DOT/PF may "vacate land or part of it, or rights in land acquired for public work purposes" by executing and filing a deed in the appropriate recording district upon vacating. AS 35.20.070. "Title reverts to the persons, heirs, successors, or assigns in whom it was vested at the time of the taking." Id. All other disposals of land acquired for public works are conducted by the Department of Natural Resources (DNR).

Before DNR may lease state land, the public must be informed of the nature and terms of the conveyance. Alaska Const. art. VIII, § 10; AS 38.05.035(a)(14), 38.05.345. DNR, acting in

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3/ The cited portion of AS 37.05.230 was held invalid on the basis of separation of powers and improper exercise of the law making power by the superior court in Marine View Tenants' Association v. ASI/A, No. 1JU-80-1037 CIV (Nov. 1, 1981). That case was not appealed. However, this decision has limited precedential value until a final decision is rendered by the Alaska Supreme Court.

4/ AS 19.05.070 grants broader discretion to dispose of land acquired for highway purposes.

Hon. Daniel A. Casey,  
Commissioner of Transportation  
Hon. Lisa S. Rudd,  
Commissioner of Administration

October 14, 1983  
Page #4  
366-101-84

concert with DOA, must prescribe a disposal procedure for state land which provides the safeguards required by law and permits the construction of a facility which the state will lease from the developer. That procedure may include the grant of a lease under AS 38.05.315 to the state agency responsible for the facility. The lease granted by DNR will allow the lessee agency to sublease the land for development of a leased public facility under specified terms which will include prior DNR review and selection of the sublessee according to AS 37.05.230. The sublease of the land will continue in effect long enough to secure financing for the facility. The payment of rent under the lease to the state agency for the facility would be contingent on the enactment of annual appropriations. If the lease is terminated by the failure to appropriate, the lesser would be the successor to the state agency's right to possess the building until reversion or exercise of the option to purchase.

3. Does existing law prevent a state agency from obtaining financing from a municipality to design and construct a state-occupied facility on state-owned property and then enter into an agreement with the municipality for pay-back without competitive bidding?

DOT/PF is proposing to finance the construction of the legislative hall by lease agreement. The City and Borough of Juneau (city) would sell tax exempt municipal revenue bonds, secured by the lease payments to be paid by the state. The state would then supervise the design and construction of the facilities and be the contracting authority.

As a general proposition, DOT/PF has the authority to make contracts with municipalities for public works. AS 35.05.040(7). The purpose of this form of contract is further defined by AS 35.15.080(c), which provides in relevant part, "[a] municipality may request joint assumption of responsibilities with the department relating to the planning, design, and construction of a public works project." The term "public works" is very broad and includes public buildings. A public building is one which is "owned or controlled and held by the state for government or public use." AS 35.25.020(5) and (6).

We believe that DOT/PF may contract with the city for the planning, design and construction of the legislative hall. We reach this conclusion because under the provisions of the lease agreement, the state will have control over the building which it will hold for government or public use. Additionally, the state will have significant ownership interests in the facility because it holds fee title to the land upon which the build-

Hon. Daniel A. Casey,  
Commissioner of Transportation  
Hon. Lisa S. Rudd,  
Commissioner of Administration

October 14, 1983  
Page #5  
366-101-84

ing will be constructed and at the expiration of the lease agreement, will own the building free of the interest of the city. However, a contract may not alter the city's responsibility for repaying the long term debt established to finance the cost of construction of the facility.

Our memorandum of May 9, 1983 indicated that AS 37.05.-230 generally required competitive bidding to award a lease agreement which provides for the construction of a public facility. However, competitive bidding is not required in all instances of public contracting. McKinnon v. Alpetco, 633 P.2d 281 (Alaska 1981). The lease transaction under consideration may present an instance where it is in the best interests of the state to negotiate directly with a municipality rather than offer the contract to the lowest bidder. See AS 37.05.230(2). A decision to negotiate directly requires a detailed finding of fact in writing by DOA. In the finding of fact, the commissioner must justify the conclusion that negotiation is in the best interests of the state. A municipality enjoys a preferred status when dealing with the state. Intergovernmental contracts are not governed by the same considerations applicable to the state when it is participating in the open market place. It is probable that a facility can be financed cheaper with municipal revenue bonds than by private means. It may be futile to obtain any advantage from the competitive bid process. If DOA sets out ultimate facts in the finding which supports the conclusion that negotiation furthers the public's interest, then competitive bidding is not required. Libby v. City of Dillingham, 612 P.2d 33, 45 (Alaska 1980) (Rabinowitz, J. concurring). However, the award without competitive bidding would be subject to judicial review to determine whether the decision was arbitrary, capricious or an abuse of discretion. McKinnon, 633 P.2d at 287; Hertz Drive-Or-Self Systems, Inc. v. Tucson Airport Authority, 299 P.2d 1071 (Ariz. 1956); Volume Services Division of Interstate United Corp. v. Lantzen Corp., 369 So. 2d 391 (Fla. App. 1979).

4. Does the appropriation to finance the site acquisition and planning for a legislative hall contain defects which prevent DOT/PF from proceeding with the project?

Section 95, ch. 106, SLA 1983 appropriates \$4,500,000 to DOT/PF plus other money received for land acquisition and facilities planning in Juneau. The land acquisition, planning, and preliminary design efforts for the legislative hall will be paid from this appropriation.

This section makes an appropriation from two sources: \$4,500,000 from the general fund and an unspecified amount from

Hon. Daniel A. Casey,  
Commissioner of Transportation  
Hon. Lisa S. Rudd,  
Commissioner of Administration

October 14, 1983  
Page #6  
366-101-84

an unspecified source. 5/ This appropriation is for land acquisition and facility planning in Juneau.

The appropriation contains a unambiguous statement of purpose that DOT/PF is appropriated at least \$4,500,000 for land acquisition and facilities planning in Juneau. There is no specification of the public facility upon which the appropriation may be expended. The use of the \$4,500,000 appropriated for site acquisition, planning, and preliminary design for the legislative hall is within the purpose set out in the appropriation. However, the appropriation of money which may be received from other sources presents a serious legal issue. Because no amount is stated for the appropriation, sufficient authorization may not exist to expend the money beyond the \$4,500,000. 6/ Nonetheless, the unspecified source of the appropriation is presumably severable from the general fund part of the appropriation which is stated with specificity in the amount of \$4,500,000. AS 01.10.-030. Consequently, until you begin receiving amounts from "other sources," whatever they may be, the expenditure of general fund money authorized by the appropriation is not a problem.

#### CONCLUSION

We believe there is sufficient authority under existing law to finance the construction of a public facility by lease. However, because this financing technique is not specifically authorized by law, we cannot with absolute certainty advise you that a court would agree with our opinion. You should make allowance for this risk when you plan further development of each project to be financed by the lease purchase method.

WFC:ebc:prn/JLB:pjg

cc: Hon. Harold J. Reynolds, Jr.  
Commissioner  
Department of Education

5/ We presume "the other money received" was intended to include money to be provided under a lease agreement with the city as discussed in section 3, supra.

6/ Each appropriation must state an amount. AS 24.30.030. It is not necessary for the appropriation Act to set out the amount in dollars and cents if the appropriation contains provisions which make the amount capable of mathematical calculation. Orbison v. Welsh, 179 N.E.2d 727 (Ind. 1962).

# STATE OF ALASKA

DEPARTMENT OF LAW

OFFICE OF THE ATTORNEY GENERAL

BILL SHEFFIELD, GOVERNOR

REPLY TO:

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ANCHORAGE, ALASKA 99501  
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1st NATIONAL CENTER  
100 CUSHMAN ST.  
SUITE 400  
FAIRBANKS, ALASKA 99701  
PHONE: (907) 452-1568

POUCH K - STATE CAPITOL  
JUNEAU, ALASKA 99811  
PHONE: (907) 465-3600

March 2, 1984

The Honorable Mike Szymanski  
Alaska State House of Representatives  
Pouch V  
Juneau, AK 99811

Re: Questions concerning Alaska  
Legislative Hall Facility  
Design (project R-10181).  
Our file no.: 366-442-84

Dear Representative Szymanski:

This letter responds to your letter of February 9, 1984, in which you asked seven questions concerning the Alaska Legislative Hall. In answering your questions we will set out first your questions, then our responses.

1. By what authority can the Department of Transportation, or the Administration, expend funds to design and construct a facility to be occupied or used by the legislature?

In our opinion of October 14, 1983, (Inf. Op. Att'y Gen.; 366-101-84), we explained that under AS 35.10.010 the Department of Transportation and Public Facilities may construct public buildings of the state. A copy of the opinion is attached. Under AS 35.25.020(5) the term "public building" means: "a building owned or controlled by and held by the state for government or public use."

In section 95, ch. 106, SLA 1983, the legislature enacted an appropriation for the purpose of acquiring land in Juneau for state facilities. That appropriation was supported by a standard form 35a which provides evidence that the purpose of the appropriation was to acquire the site of a legislative hall. These measures taken together provide sufficient authority for DOT/PF to proceed with the design phase of the project.

2. What explicit legislative authorization exists for a "legislative hall?"

See the answer to question (1).

3. Do you feel the Administration can make a commitment to lease or purchase a legislative facility or "legislative hall" without explicit approval by the legislature?

Yes. Ad hoc legislative approval of state leases violates the doctrine of separation of powers. The lease of facilities for public use is not a legitimate part of the law making power.

4. Under AS 37.05.280, can the Administration legally execute a lease for space which is in excess of \$12,000 annually, without legislative approval? In assessing this question, would you please address both administrative and legislative space.

Yes. Under existing law there is no basis for distinguishing between office space occupied by the legislature or the executive.

5. Is the lease purchase arrangement contemplated for this project considered bond indebtedness of the State of Alaska?

No. Lease payments are subject to annual appropriation by the legislature.

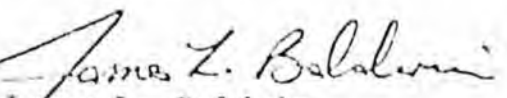
6. Will the full good faith and credit of the state be standing behind the anticipated project bonding on this project? If so, how can this be committed without legislative or voter approval?

No.

We hope this letter answers your questions. Please call if you need further assistance.

Sincerely,

NORMAN C. CORSEUCH  
ATTORNEY GENERAL

By:   
James L. Baldwin  
Assistant Attorney General

JLB:cyb  
Attachment

Sec. 37.05.250. Delegation of duties. The department may delegate the duties imposed by this chapter to an employee of the state normally stationed in a town or location distant from the state capital. Agents so designated shall perform the duties as the department requires and in accordance with regulations established by the department. (§ 5 art IV ch 82 SLA 1955)

Sec. 37.05.260. Preference for Alaska products. This chapter does not modify, amend, or alter AS 36.15.010 and 36.15.020 regarding preference for Alaska forest products, or AS 36.20.010 regarding preference to producers or dealers in Alaska except as provided in AS 37.05.230(1). (§ 6 art IV ch 82 SLA 1955)

Sec. 37.05.270. Purchases through General Services Administration. This chapter does not prevent the department from purchasing through the General Services Administration as provided by law. (§ 7 art IV ch 82 SLA 1955; added by § 11 ch 186 SLA 1957)

Sec. 37.05.280. Leases. The department shall lease necessary space, and contract for the lease of space for the use of the state or an agency of the state, wherever it is necessary and feasible, subject to compliance with the requirements of AS 37.05.220 — 37.05.280. No lease or contract for a lease may provide for a period of occupancy greater than 40 years. An agency of the state requiring office, warehouse or other space shall lease the space through the department. No contract or lease executed after January 1, 1966, which provides for a payment or payments by the state in excess of \$12,000 annually is valid unless the use of the space to be provided for by such contract or lease has been expressly approved by the legislature by concurrent resolution. (§ 8 art IV ch 82 SLA 1955; added by § 1 ch 81 SLA 1959; am § 1 ch 94 SLA 1961; am § 16 ch 99 SLA 1965)

Article 4. General Provisions.

Section	Section
200. Purpose	318. Further regulations prohibited
205. Interpretation of chapter	325. Definitions for AS 37.05.315 —
210. Applicability to University of Alaska	37.05.317
215. Fiscal year	400. Definitions for chapter
220. Claims to municipalities	410. Short title
225. Claims to named recipients	
230. Claims to unincorporated communities	

Sec. 37.05.290. Purpose. The purpose of this chapter is to provide uniform financial procedures for all state agencies with respect to accounting, purchasing, post auditing, and related financial procedures or to revise financial procedures to obtain economy, efficiency, and integrity in handling public money. (§ 2 art I ch 82 SLA 1955; am § 2 ch 183 SLA 1970)

ANCHORAGE CAUCUS MEMBERS

ST

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BUSSELL, C.  
CLOCK SIN, D.  
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*Basny*  
*Bill*

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# Alaska State Legislature House of Representatives

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WHILE IN JUNEAU  
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JUNEAU ALASKA 99811  
(907) 465-4939

REPRESENTATIVE JERRY WARD  
DISTRICT 13

MEMBER FINANCE COMMITTEE  
CHAIRMAN OF SUBCOMMITTEE ON  
COMMERCE & ECONOMIC DEVELOPMENT  
CHAIRMAN OF SUBCOMMITTEE ON LABOR  
MEMBER OF SUBCOMMITTEE ON STATE LOANS

## MEMORANDUM

DATE: March 12, 1984

TO: Anchorage Caucus Members

FROM: Representative Jerry Ward *JW*  
Chairman, Anchorage Delegation

RE: Meeting with the Governor  
Anchorage Caucus' Position Paper and Resolution #2

## REPORT

At 2:15 p.m. today, we met with the Governor of the State of Alaska, the Honorable William Sheffield to read and deliver to him the Anchorage Caucus' Position Paper and Resolution #2 (copy attached). We explained the thought process behind it and emphasized the cease and desist request. Senators Pettyjohn, Rodey and myself were in attendance. We were assured by the Governor that the plans on the Legislative Hall were preliminary, that they have been in preliminary nature even though it may seem otherwise in some instances.

The Governor also assured us that before any permanent future action would be taken, he would absolutely go through the legislative and public process and he assured us that up to this point there might have been some misunderstanding about the progress of the building of a Legislative Hall in Juneau.

## SUMMARY

It should be the conclusion of the Anchorage Caucus that we have assurances from the Governor that the plans for construction of a Legislative Hall in Juneau will not continue until legislatively approved. This was the assurance that the Governor gave us.

cc: Senator Pettyjohn  
Senator Rodey  
Senator Josephson  
Representative Bussell  
Representative Liska

ANCHORAGE CAUCUS  
POSITION PAPER AND RESOLUTION NO. 2

WHEREAS, the Anchorage Caucus of the Alaska Legislature is made up of 10 members of the Senate and 17 members of the House of Representatives elected from Anchorage Area Districts.

WHEREAS, there are from time-to-time matters of special concern to members of the Anchorage Caucus as to which the Caucus wishes to take a collective position and have that position communicated to those most concerned; and

WHEREAS, one such matter is the construction of a legislative hall in Juneau being proposed by the borough of Juneau and the Governor of the State of Alaska without legislative approval; and

WHEREAS, by an overwhelming vote the House of Representatives has expressed its own disapproval of previously announced plans for construction of a legislative hall in Juneau, and consideration of the subject is scheduled in the Senate State Affairs Committee.

NOW, THEREFORE, BE IT RESOLVED that it is the sense of the Anchorage Caucus that the Governor and officials of the City and Borough of Juneau be, and they hereby are, respectfully requested to cease and desist from previously announced plans for the construction of a new legislative hall in Juneau or at any other location within the State without prior consultation with and express direction from the Legislature.

ANCHORAGE CAUCUS  
POSITION PAPER AND RESOLUTION NO. 2

WHEREAS, the Anchorage Caucus of the Alaska Legislature is made up of 10 members of the Senate and 17 members of the House of Representatives elected from Anchorage Area Districts.

WHEREAS, there are from time-to-time matters of special concern to members of the Anchorage Caucus as to which the Caucus wishes to take a collective position and have that position communicated to those most concerned; and

WHEREAS, one such matter is the construction of a legislative hall in Juneau being proposed by the borough of Juneau and the Governor of the State of Alaska without legislative approval; and

WHEREAS, Article IX, Section 9, of our Alaska constitution provides at pertinent part:

"No debt shall be contracted by any political subdivision of the state, unless . . . ratified by a majority vote of those qualified to vote and voting on the question."

and,

WHEREAS, it has come to the attention of the Anchorage Caucus that the borough of Juneau does not intend to conduct a vote permitting its voters to ratify its debt for the construction of the legislative hall within the borough of Juneau; and

WHEREAS, Article IX, Section 8, of the Alaska constitution also states at pertinent part:

"No state debt shall be contracted unless authorized by law and ratified by a majority of the qualified voters of the state."

and,

WHEREAS, the Anchorage Caucus reasonably concludes that the long-term lease/purchase being entered into between the borough of Juneau and the Governor's office, wherein the borough of Juneau is the Seller/Landlord and the Governor's office or State of Alaska is the Purchaser/Tenant, is a debt within the meaning of Article IX, Section 8 of the Alaska constitution; and

WHEREAS, the Anchorage Caucus reasons that the title of the transaction is not controlling, but that all the parameters of the

transaction must be evaluated in determining that the transaction is in fact a debt within the meaning of our constitution. Such factors include, but are not limited to:

Proposed construction of the legislative hall on land owned by the State of Alaska, and the intention of the parties to have the State of Alaska own the land at the expiration of the lease/purchase period.

WHEREAS, the Anchorage Caucus has been advised that the Governor's office does not intend to conduct an election pursuant to Article IX, Section 8 of the constitution, and therefore intends to deny the people of the State of Alaska the opportunity to vote for or against the aforescribed debt; and

WHEREAS, plans are now underway by the city and borough of Juneau to finance and construct a legislative hall to house the legislature of the State of Alaska; and

WHEREAS, it appears to be the intention of the city and borough of Juneau to enter into a long-term lease of the legislative hall with the state; and

WHEREAS, the legislature has not in any manner given its approval to these plans; and

WHEREAS, Article III, Section 22, of the constitution of the State of Alaska provides:

"All executive and administrative . . . functions, powers, and duties shall be allocated by law among and within the principle departments . . ."

and,

WHEREAS, an executive branch which determines the seat of the legislature, without approval of the legislature, disregards the Alaska constitution as aforescribed, the doctrine of powers, and violates the spirit of comity between the branches of government;

IT IS THE SENSE OF the Anchorage Caucus of the Alaska legislature, that the Honorable Bill Sheffield, as well as the city and borough of Juneau, cease and desist from any plan for the construction of a new legislative hall in Juneau or at any other location within the state, without having received the express direction of the legislature of the State of Alaska.

ANCHORAGE CAUCUS MEMBERS

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hearing

HOUSE OF REPRESENTATIVES

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REPRESENTATIVE JERRY WARD  
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COMMERCE & ECONOMIC DEVELOPMENT  
CHAIRMAN OF SUBCOMMITTEE ON LABOR  
MEMBER OF SUBCOMMITTEE ON STATE LOANS

## MEMORANDUM

DATE: March 1, 1984

TO: Distribution

FROM: Representative Jerry Ward, Chairman  
Subcommittee on Legislative Move/Legislative Hall

At this mornings' meeting of the Subcommittee on the Legislative Move, it was decided by a majority of the members present that the attached resolution be distribute to the full membership of the Anchorage Caucus for comments and amendments.

Please return your comments as soon as possible to the office of Senator Fritz Pettyjohn (C-113), the originator of the resolution and coordinator of the consensus resolution. If possible we would like to discuss these comments and amendments at the Caucus meeting later today.

Thank you.

ANCHORAGE CAUCUS  
POSITION PAPER AND RESOLUTION NO. 2

WHEREAS, the Anchorage Caucus of the Alaska Legislature is made up of 10 members of the Senate and 17 members of the House of Representatives elected from Anchorage Area Districts.

WHEREAS, there are from time-to-time matters of special concern to members of the Anchorage Caucus as to which the Caucus wishes to take a collective position and have that position communicated to those most concerned; and

WHEREAS, one such matter is the construction of a legislative hall in Juneau being proposed by the borough of Juneau and the Governor of the State of Alaska without legislative approval; and

WHEREAS, Article IX, Section 9, of our Alaska constitution provides at pertinent part:

"No debt shall be contracted by any political subdivision of the state, unless . . . ratified by a majority vote of those qualified to vote and voting on the question."

and,

WHEREAS, it has come to the attention of the Anchorage Caucus that the borough of Juneau does not intend to conduct a vote permitting its voters to ratify its debt for the construction of the legislative hall within the borough of Juneau; and

WHEREAS, Article IX, Section 8, of the Alaska constitution also states at pertinent part:

"No state debt shall be contracted unless authorized by law and ratified by a majority of the qualified voters of the state."

and,

WHEREAS, the Anchorage Caucus reasonably concludes that the long-term lease/purchase being entered into between the borough of Juneau and the Governor's office, wherein the borough of Juneau is the Seller/Landlord and the Governor's office or State of Alaska is the Purchaser/Tenant, is a debt within the meaning of Article IX, Section 8 of the Alaska constitution; and

WHEREAS, the Anchorage Caucus reasons that the title of the transaction is not controlling, but that all the parameters of the

transaction must be evaluated in determining that the transaction is in fact a debt within the meaning of our constitution. Such factors include, but are not limited o:

Proposed construction of the legislative hall on land owned by the State of Alaska, and the intention of the parties to have the State of Alaska own the land at the expiration of the lease/purchase period.

WHEREAS, the Anchorage Caucus has been advised that the Governor's office does not intend to conduct an election pursuant to Article IX, Section 8 of the constitution, and therefore intends to deny the people of the State of Alaska the opportunity to vote for or against the aforescribed debt; and

WHEREAS, plans are now underway by the city and borough of Juneau to finance and construct a legislative hall to house the legislature of the State of Alaska; and

WHEREAS, it appears to be the intention of the city and borough of Juneau to enter into a long-term lease of the legislative hall with the state; and

WHEREAS, the legislature has not in any manner given its approval to these plans; and

WHEREAS, Article III, Section 22, of the constitution of the State of Alaska provides:

"All executive and administrative . . . functions, powers, and duties shall be allocated by law among and within the principle departments . . ."

and,

WHEREAS, an executive branch which determines the seat of the legislature, without approval of the legislature, disregards the Alaska constitution as aforescribed, the doctrine of powers, and violates the spirit of comity between the branches of government;

IT IS THE SENSE OF the Anchorage Caucus of the Alaska legislature, that the Honorable Bill Sheffield, as well as the city and borough of Juneau, cease and desist from any plan for the construction of a new legislative hall in Juneau or at any other location within the state, without having received the express direction of the legislature of the State of Alaska.

FEB 03 1984

STATE OF ALASKA  
THE LEGISLATURE

HOUGHY STATE CAPITOL  
UNIVERSITY ALASKA 99501  
907-465-3400

LEGISLATIVE AFFAIRS AGENCY

MEMORANDUM

February 3, 1984

SUBJECT: Legislative approval of lease agreements

TO: Senator John Sackett  
Chairman, Senate Finance Committee

FROM: Billy G. Berrier *BGB*  
Director  
Division of Legal Services

You have asked whether there is a requirement that the legislature approve lease agreements entered into by the state and a municipality whereby the municipality finances an improvement by revenue bonds and the state enters into a long term lease adequate to retire the bonds.

Approval is required by AS 37.05.280 when the lease requires annual payments in excess of \$12,000. That statute reads:

Sec. 37.05.280.

Leases.

The department shall lease necessary space, and contract for the lease of space for the use of the state or an agency of the state, wherever it is necessary and feasible, subject to compliance with the requirements of AS 37.05.220 - 37.05.280. No lease or contract for a lease may provide for a period of occupancy greater than 40 years. An agency of the state requiring office, warehouse or other space shall lease the space through the department. No contract or lease executed after January 1, 1966, which provides for a payment or payments by the state in excess of \$12,000 annually is valid unless the use of the space to be provided for by such contract or lease has been expressly approved by the legislature by concurrent resolution.

Senator John Sackett  
Page 2  
February 3, 1984

However on the basis of State v. A.L.I.V.E. Voluntary 606 P.2d 769, which invalidated annulment of regulations by concurrent resolution, and on the prohibition of special and local legislation contained in Sec. 19, Article II of the Constitution of the State of Alaska the Superior Court for the First Judicial District in Juneau in 1981 held this statute unconstitutional. (Marine View Tenants Association V. A.S.H.A. Court case no. 1JU-80-1037 Civ)

The case was not appealed so there is no definitive Supreme Court decision on the point. Nevertheless this decision casts grave doubts on the constitutionality of the statute.

BGB:ojb  
J3/045



Official Business

# Alaska State Legislature

## Senate Committee on State Affairs

Vic Fischer, Chair • Pouch V  
Juneau, Alaska 99811  
(907) 465-4954

LETTER OF INTENT SB 466 (state affairs)

SENATE STATE AFFAIRS COMMITTEE

The legislature has already appropriated over \$11,800,000 toward the acquisition of land and other costs associated with the state office complex in Anchorage. The site of the complex has been cleared and condemned, and the state is on the verge of asking for bids for the new facility. In view of past legislative action in appropriating funds, and in view of the progress already made toward the completion of a state office complex in Anchorage, it is the intent of the legislature that the progress on Anchorage office complex is advanced beyond the stage where the additional approval by law or special appropriation as outlined in CSSB 466 (state affairs) is necessary.

# Courts want \$60 million from ASHA bonds

by David Postman  
Times Writer

Alaska Court System officials are taking a new approach in their attempt to fund a \$60 million expansion project for Anchorage's courthouse.

Art Snowden, court administrator, said a bill introduced by Gov. Bill Sheffield would authorize the Alaska State Housing Authority to issue bonds for construction of the courthouse annex on Fourth Avenue between H and I streets. After construction the state would lease the building from the housing authority.

Sheffield's proposal would fund 12 projects, including a \$110 million office building in Anchorage, a \$75 million Capitol building in Juneau and a \$30 million mental health facility in Fairbanks. The plan has come under fire from lawmakers who maintain using the bonds would be too expensive and perhaps unconstitutional.

If legislators do not like the lease arrangement, "they can go find me \$60 million" cash for the project, Snowden said. The 25,000-square-foot expansion is "desperately needed," he said. The state has been trying to secure funding for the project for almost five years.

If the bonding plan is approved this year, Snowden said

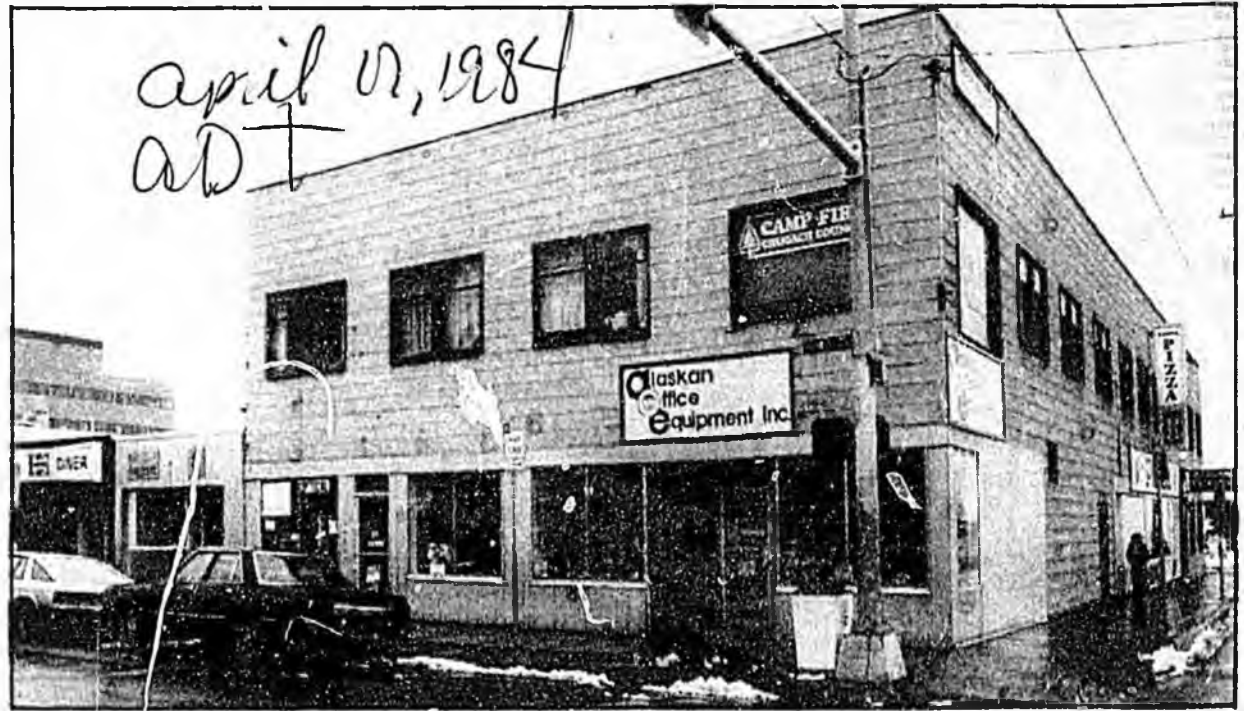
the project could be completed as early as spring of 1985.

Businesses on the block — including Legal Pizza, the Fourth Avenue Diner and several gift shops — will be torn down to make way for the project. The businesses lease the sites from the state on a monthly basis.

The state battled historic preservationists over whether to demolish the Lathrop Building, one of Anchorage's earliest commercial buildings, at the corner of Fourth Avenue and H Street. A recent decision by the Anchorage Assembly cleared the way for the state to tear down the building. The court system was directed to provide retail space along Fourth Avenue in the expansion project.

Supporters of restoring the Lathrop Building at its present site maintain the building is historically significant and rehabilitation is commercially feasible. The Anchorage Historic Landmarks Preservation Commission has estimated restoration of the 67-year-old building would cost \$2 million.

Snowden said the court system would donate the building to any group that wants to restore it at another site. But Ty L. Dilliplane, state Historic Preservation officer, wrote last year, "I strongly recommend that every possible consideration be given



The Lathrop Building, one of the city's oldest buildings, is on the spot where the court system hopes to build

to retaining the structure at its present and original location. Moving the building to a new site could damage it and would, in all probability, place it in an urban context having no historical connection to the building itself.

Dorie Clark, a local real estate broker, approached the state about acquiring the Lathrop Building to restore it at its present site. Clark heads a part-

nership that is moving and restoring the historic Club 25 this summer. Club 25 will be moved, restored and opened for commercial use without any municipal financial assistance.

Clark said the Lathrop Building has more commercial potential than Club 25. "It will be a real loss to the community" if the Lathrop Building is torn down, she said, adding people do

not realize the building has historic significance because the original wooden tongue and groove siding has been covered up with asbestos shingles.

The building is on the National Register of Historic Places. But Mike Carberry, an historian with the city planning department, said the register does not protect the building from being demolished or moved.

§ 37.05.210

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PUBLIC FINANCE

§ 37.05.220

(3) compile statistics necessary for the budget and other statistics required by the governor. (§ 8 art III ch 82 SLA 1955; am § 5 ch 186 SLA 1957; am § 1 ch 11 SLA 1965)

### Article 3. Uniform Purchasing.

#### Section

- 220. Purchasing agent
- 230. Competitive bids
- 231. Estimation of flying hours required
- 240. Award of contracts and purchases
- 250. Delegation of duties

#### Section

- 260. Preference for Alaska products
- 270. Purchases through General Services Administration
- 280. Leases

**Sec. 37.05.220. Purchasing agent.** The Department of Administration is the purchasing agent for the state. The department shall

(1) purchase, rent, or otherwise provide for the furnishing of supplies, materials, equipment, or contractual services for all state agencies;

(2) have power to authorize an agency to purchase directly certain specified supplies, materials, equipment, or contractual services under conditions and procedures prescribed in AS 37.05.230;

(3) prescribe the manner in which supplies, materials, and equipment shall be purchased, delivered, stored, and distributed;

(4) prescribe the time, manner, authentication, and form of making requisitions for supplies, materials, equipment, and contractual services;

(5) fix standards of quality and quantity and develop standard specifications after consultation with the several state agencies, and approve or determine final specifications;

(6) have power to transfer to or between agencies or to sell or trade in supplies, materials, and equipment of agencies which are surplus, obsolete, or unused; and the department shall make proper adjustments in the accounts of the agencies concerned;

(7) prescribe the manner of inspecting deliveries of supplies, materials, and equipment and of making tests of samples submitted with bids and samples of deliveries to determine compliance with specifications;

(8) prescribe standard forms for bids and contracts for construction, purchases of supplies, and other purposes, which bids and contracts may contain provisions which the department considers necessary; but all contracts for construction shall require the filing of an acceptable performance bond and a penalty provision for failure to perform the contract according to its terms;

(9) provide for other matters which may be necessary to carry out the provisions of this chapter and the regulations adopted under it. (§ 1 art IV ch 82 SLA 1955; am §§ 6, 7 ch 186 SLA 1957; am § 1 ch 55 SLA 1960)

**Sec. 37.05.250. Delegation of duties.** The department may delegate the duties imposed by this chapter to an employee of the state normally stationed in a town or location distant from the state capital. Agents so designated shall perform the duties as the department requires and in accordance with regulations established by the department. (§ 5 art IV ch 82 SLA 1955)

**Sec. 37.05.260. Preference for Alaska products.** This chapter does not modify, amend, or alter AS 36.15.010 and 36.15.020 regarding preference for Alaska forest products, or AS 36.20.010 regarding preference to producers or dealers in Alaska except as provided in AS 37.05.230(1). (§ 6 art IV ch 82 SLA 1955)

**Sec. 37.05.270. Purchases through General Services Administration.** This chapter does not prevent the department from purchasing through the General Services Administration as provided by law. (§ 7 art IV ch 82 SLA 1955; added by § 11 ch 186 SLA 1957)

**Sec. 37.05.280. Leases.** The department shall lease necessary space, and contract for the lease of space for the use of the state or an agency of the state, wherever it is necessary and feasible, subject to compliance with the requirements of AS 37.05.220 — 37.05.280. No lease or contract for a lease may provide for a period of occupancy greater than 40 years. An agency of the state requiring office, warehouse or other space shall lease the space through the department. No contract or lease executed after January 1, 1966, which provides for a payment or payments by the state in excess of \$12,000 annually is valid unless the use of the space to be provided for by such contract or lease has been expressly approved by the legislature by concurrent resolution. (§ 8 art IV ch 82 SLA 1955; added by § 1 ch 81 SLA 1959; am § 1 ch 94 SLA 1961; am § 16 ch 99 SLA 1965)

**Article 4. General Provisions.**

Section	Section
290. Purpose	318. Further regulations prohibited
300. Interpretation of chapter	325. Definitions for AS 37.05.315 — 37.05.317
305. Applicability to University of Alaska	400. Definitions for chapter
310. Fiscal year	410. Short title
315. Grants to municipalities	
316. Grants to named recipients	
317. Grants to unincorporated communities	

**Sec. 37.05.290. Purpose.** The purpose of this chapter is to provide uniform financial procedures for all state agencies with respect to accounting, purchasing, post auditing, and related financial procedures; and to revise financial procedures to obtain economy, efficiency, and integrity in handling public money. (§ 2 art I ch 82 SLA 1955; am § 2 ch 188 SLA 1970)

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ANCHORAGE CAUCUS MEMBERS

HOUSE OF REPRESENTATIVES

ABOOD, M. E.  
BARNES, R. L.  
BUSSELL, C.  
CLOCKSIN, D.  
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STURGULEWSKI, A.



# Alaska State Legislature House of Representatives

P.O. BOX 2716  
ANCHORAGE, ALASKA 99510  
(907) 276-4506

WHILE IN JUNEAU  
POUCH V  
JUNEAU, ALASKA 99811  
(907) 465-4939

REPRESENTATIVE JERRY WARD  
DISTRICT 13

MEMBER FINANCE COMMITTEE  
CHAIRMAN OF SUBCOMMITTEE ON  
COMMERCE & ECONOMIC DEVELOPMENT  
CHAIRMAN OF SUBCOMMITTEE ON LABOR  
MEMBER OF SUBCOMMITTEE ON STATE LOANS

## MEMORANDUM

DATE: March 8, 1984

TO: Senator Jan Faiks  
Coordinator, Senate Anchorage Caucus

Representative Mae Tischer  
Coordinator, House Anchorage Caucus

FROM: Representative Jerry Ward *JW*

RE: Position Paper and Resolution No. 2

Last week the Anchorage Caucus passed a resolution to ask the Governor to cease and desist building of the Legislative Hall in Juneau without the express permission of the the Legislature and that we wanted the Governor to know he did not have authorization and has not received it. A delegation of Representatives Bussell, Liska and myself were appointed to deliver the resolution to the Governor. We are still waiting for 3 appointees from the Senate side.

In light of the recent appointed Attorney General's opinion of March 2, we would hope to deliver the resolution by the end of the day so that the Governor will know the Anchorage Caucus's position.

*3/8/84 Position Paper & Resolution # 2 / From Rep. Jerry Ward*

ANCHORAGE CAUCUS  
POSITION PAPER AND RESOLUTION NO. 2

WHEREAS, the Anchorage Caucus of the Alaska Legislature is made up of 10 members of the Senate and 17 members of the House of Representatives elected from Anchorage Area Districts.

WHEREAS, there are from time-to-time matters of special concern to members of the Anchorage Caucus as to which the Caucus wishes to take a collective position and have that position communicated to those most concerned; and

WHEREAS, one such matter is the construction of a legislative hall in Juneau being proposed by the borough of Juneau and the Governor of the State of Alaska without legislative approval; and

WHEREAS, by an overwhelming vote the House of Representatives has expressed its own disapproval of previously announced plans for construction of a legislative hall in Juneau, and consideration of the subject is scheduled in the Senate State Affairs Committee.

NOW, THEREFORE, BE IT RESOLVED that it is the sense of the Anchorage Caucus that the Governor and officials of the City and Borough of Juneau be, and they hereby are, respectfully requested to cease and desist from previously announced plans for the construction of a new legislative hall in Juneau or at any other location within the State without prior consultation with and express direction from the Legislature.

ANCHORAGE CAUCUS  
POSITION PAPER AND RESOLUTION NO. 2

WHEREAS, the Anchorage Caucus of the Alaska Legislature is made up of 10 members of the Senate and 17 members of the House of Representatives elected from Anchorage Area Districts.

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WHEREAS, one such matter is the construction of a legislative hall in Juneau being proposed by the borough of Juneau and the Governor of the State of Alaska without legislative approval; and

WHEREAS, Article IX, Section 9, of our Alaska constitution provides at pertinent part:

"No debt shall be contracted by any political subdivision of the state, unless . . . ratified by a majority vote of those qualified to vote and voting on the question."

and,

WHEREAS, it has come to the attention of the Anchorage Caucus that the borough of Juneau does not intend to conduct a vote permitting its voters to ratify its debt for the construction of the legislative hall within the borough of Juneau; and

WHEREAS, Article IX, Section 8, of the Alaska constitution also states at pertinent part:

"No state debt shall be contracted unless authorized by law and ratified by a majority of the qualified voters of the state."

and,

WHEREAS, the Anchorage Caucus reasonably concludes that the long-term lease/purchase being entered into between the borough of Juneau and the Governor's office, wherein the borough of Juneau is the Seller/Landlord and the Governor's office or State of Alaska is the Purchaser/Tenant, is a debt within the meaning of Article IX, Section 8 of the Alaska constitution; and

WHEREAS, the Anchorage Caucus reasons that the title of the transaction is not controlling, but that all the parameters of the

transaction must be evaluated in determining that the transaction is in fact a debt within the meaning of our constitution. Such factors include, but are not limited to:

Proposed construction of the legislative hall on land owned by the State of Alaska, and the intention of the parties to have the State of Alaska own the land at the expiration of the lease/purchase period.

WHEREAS, the Anchorage Caucus has been advised that the Governor's office does not intend to conduct an election pursuant to Article IX, Section 8 of the constitution, and therefore intends to deny the people of the State of Alaska the opportunity to vote for or against the aforescribed debt; and

WHEREAS, plans are now underway by the city and borough of Juneau to finance and construct a legislative hall to house the legislature of the State of Alaska; and

WHEREAS, it appears to be the intention of the city and borough of Juneau to enter into a long-term lease of the legislative hall with the state; and

WHEREAS, the legislature has not in any manner given its approval to these plans; and

WHEREAS, Article III, Section 22, of the constitution of the State of Alaska provides:

"All executive and administrative . . . functions, powers, and duties shall be allocated by law among and within the principle departments . . ."

and,

WHEREAS, an executive branch which determines the seat of the legislature, without approval of the legislature, disregards the Alaska constitution as aforescribed, the doctrine of powers, and violates the spirit of comity between the branches of government;

IT IS THE SENSE OF the Anchorage Caucus of the Alaska legislature, that the Honorable Bill Sheffield, as well as the city and borough of Juneau, cease and desist from any plan for the construction of a new legislative hall in Juneau or at any other location within the state, without having received the express direction of the legislature of the State of Alaska.



# Alaska State Legislature House of Representatives

PO BOX 2716  
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19071 276-4506

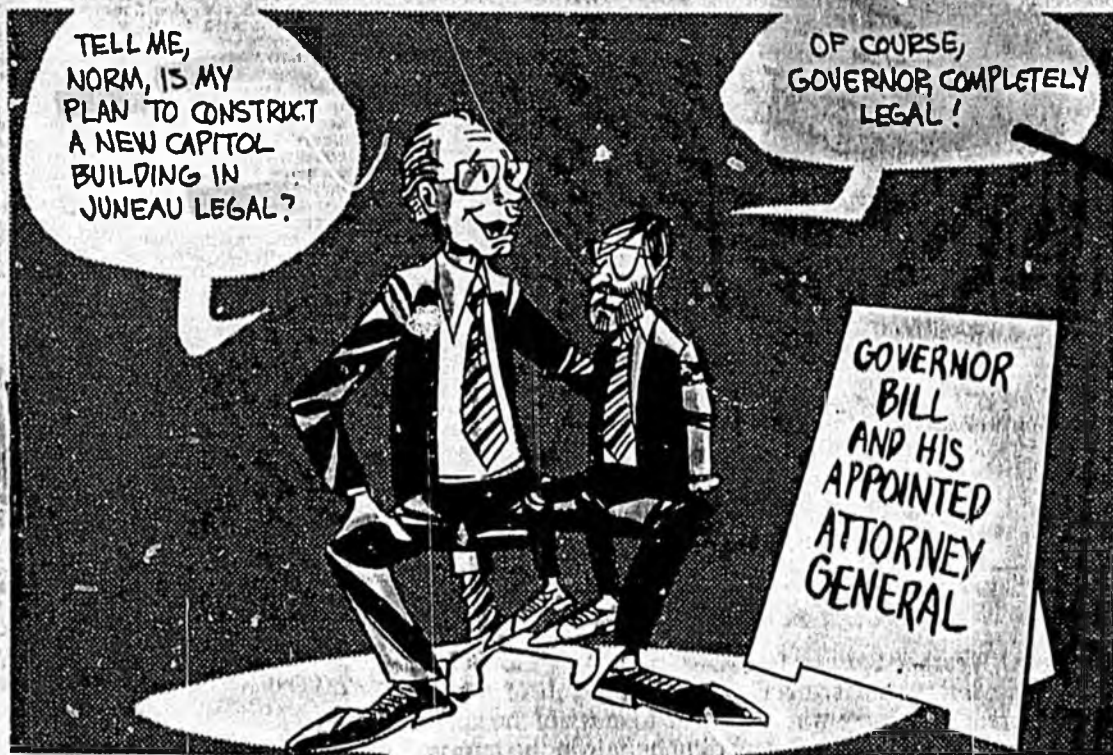
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REPRESENTATIVE JERRY WARD  
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CHAIRMAN OF SUBCOMMITTEE ON LABOR  
MEMBER OF SUBCOMMITTEE ON STATE LOANS

ALASKA FEVER

TIMES 2/25/84



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JERRY WARD  
THE ANCHORAGE TIMES

over

# STATE OF ALASKA

## DEPARTMENT OF LAW

OFFICE OF THE ATTORNEY GENERAL

March 2, 1984

The Honorable Mike Szymanski  
Alaska State House of Representatives  
Pouch V  
Juneau, AK 99811

Re: Questions concerning Alaska  
Legislative Hall Facility  
Design (project R-10181).  
Our file no.: 366-442-84

Dear Representative Szymanski:

This letter responds to your letter of February 9, 1984, in which you asked seven questions concerning the Alaska Legislative Hall. In answering your questions we will set out first your questions, then our responses.

1. By what authority can the Department of Transportation, or the Administration, expend funds to design and construct a facility to be occupied or used by the legislature?

In our opinion of October 14, 1983, (Inf. Op. Att'y Gen.; 366-101-84), we explained that under AS 35.10.010 the Department of Transportation and Public Facilities may construct public buildings of the state. A copy of the opinion is attached. Under AS 35.25.020(5) the term "public building" means: "a building owned or controlled by and held by the state for government or public use."

In section 95, ch. 106, SLA 1983, the legislature enacted an appropriation for the purpose of acquiring land in Juneau for state facilities. That appropriation was supported by a standard form 35a which provides evidence that the purpose of the appropriation was to acquire the site of a legislative hall. These measures taken together provide sufficient authority for DOT/PF to proceed with the design phase of the project.

2. What explicit legislative authorization exists for a "legislative hall?"

See the answer to question (1).

*Leg Hall*

BILL SHEFFIELD, GOVERNOR

REPLY TO:

1031 W 4th AVENUE  
SUITE 200  
ANCHORAGE, ALASKA 99501  
PHONE: (907) 276-3550

1st NATIONAL CENTER  
100 CUSHMAN ST.  
SUITE 400  
FAIRBANKS, ALASKA 99701  
PHONE: (907) 452-1568

POUCH K - STATE CAPITOL  
JUNEAU, ALASKA 99811  
PHONE: (907) 465-3600

3. Do you feel the Administration can make a commitment to lease or purchase a legislative facility or "legislative hall" without explicit approval by the legislature?

Yes. Ad hoc legislative approval of state leases violates the doctrine of separation of powers. The lease of facilities for public use is not a legitimate part of the law making power.

4. Under AS 37.05.280, can the Administration legally execute a lease for space which is in excess of \$12,000 annually, without legislative approval? In assessing this question, would you please address both administrative and legislative space.

Yes. Under existing law there is no basis for distinguishing between office space occupied by the legislature or the executive.

5. Is the lease purchase arrangement contemplated for this project considered bond indebtedness of the State of Alaska?

No. Lease payments are subject to annual appropriation by the legislature.

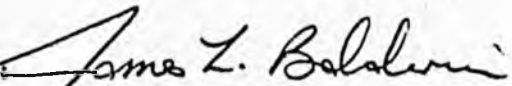
6. Will the full good faith and credit of the state be standing behind the anticipated project bonding on this project? If so, how can this be committed without legislative or voter approval?

No.

We hope this letter answers your questions. Please call if you need further assistance.

Sincerely,

NORMAN C. GORSUCH  
ATTORNEY GENERAL

By:   
James L. Baldwin  
Assistant Attorney General

JLB:cyb  
Attachment

# MEMORANDUM

# State of Alaska

TO: Hon. Daniel A. Casey, Commissioner DATE: October 14, 1983  
Department of Transportation & Public Facilities FILE NO: 366-101-54  
AND  
Hon. Lisa Rudd, Commissioner TELEPHONE NO: 465-3600  
Department of Administration

FROM: Norman C. Gorsuch SUBJECT: Construction financing of a public facility by lease agreement  
Attorney General

By: William F. Cummings  
Assistant Attorney General  
Transportation Section-Juneau

James L. Baldwin  
Assistant Attorney General  
Governmental Affairs-Juneau

The Department of Administration (DOA) and Department of Transportation and Public Facilities (DOT/PF) have requested our advice whether there is sufficient authority granted by law to permit a state agency to finance the construction of a public facility on state land under a lease agreement with a developer and owner of the facility other than the state. Briefly, the lease agreement consists of a conveyance of a leasehold interest in state land to a developer who constructs a facility on the land which is leased back to the state. Upon expiration of the lease agreement, the facility either reverts to the state or the state has an option to purchase it.

Using this financing technique, DOA proposes to centralize state offices in Anchorage and DOT/PF proposes to construct a legislative hall in Juneau. Under both proposals, facilities owned by others would be located on state land. 1/ The answers to your questions involve consideration of the issues set out below.

1. Does financing a public facility through a lease agreement violate provisions of the Alaska Constitution governing the creation of state debt?

We believe that the financing of construction by lease is valid only if terms and conditions are imposed which provide sufficient evidence that future legislatures are not bound to ap-

---

1/ We believe that other public facilities are being studied for financing by lease agreement including facilities for the Alaska Vocational Technical Training Center in Seward and a maximum security prison.

Hon. Daniel A. Casey,  
Commissioner of Transportation  
Hon. Lisa S. Rudd,  
Commissioner of Administration

October 14, 1983  
Page #2  
366-101-84

propriate money for the rental. 2/ Article IX, section 8 of the Alaska Constitution prohibits the creation of public debt except for capital improvements and then only after authorization by the legislature and a vote of the people. The lease transactions proposed are a means to finance the construction of public facilities without directly appropriating from the general fund for the cost of construction or authorizing the creation of debt by selling general obligation bonds. This makes it imperative that the state's right to possess and use the facility is contingent on annual appropriations from revenue anticipated for the fiscal year in which the lease obligation is incurred. Traditionally, appropriations for lease payments are considered operating appropriations which lapse on June 30 of the fiscal year. A lease agreement which provides for termination of the leasehold if sufficient appropriations to pay rent are not enacted will negate the conclusion that a debt is created. A one-year lease with automatic annual renewal for a maximum number of years upon enactment of an appropriation to finance the annual rent has been approved as a term which negates any possibility that a debt is created. Cude v. City of Lakewood, 636 P.2d 691 (Colo. 1981). See also Glennon Heights, Inc. v. Central Bank and Trust, 658 P.2d 872 (Colo. 1983).

2. Does existing law prevent a state agency from entering into a lease agreement for the construction of a public facility?

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The lease of state office space is governed by AS 37.05.220 -- 37.05.280. These statutes require a competitive bidding process with award of the contract by DOA to the lowest responsible bidder for the lease. However, the statutes provide one further requirement for office space leases which is lacking in other state contracts for the purchase of goods or services. AS 37.05.280 provides in relevant part that "no contract or lease executed after January 1, 1966, which provides for a payment or payments by the state in excess of \$12,000 annually is valid unless the use of the space to be provided for by such contract or lease has been expressly approved by the legislature by concurrent resolution." This provision requires legislative approval of virtually all leases which the state executes to procure office and other space. However, we believe that this part of the

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2/ The advice given in this memorandum is consistent with the majority of state courts which have considered the question. E.g., Bulman v. McCrane, 312 A.2d 857 (N.J. 1973); State ex rel. Thomson v. Gisel, 72 N.W.2d 577 (Wisc. 1958); but see Opinion of the Justices, 79 A.2d 753 (Me. 1951).

Hon. Daniel A. Casey,  
Commissioner of Transportation  
Hon. Lisa S. Rudd,  
Commissioner of Administration

October 14, 1983  
Page #3  
366-101-84

statute is invalid for two reasons.

Article II of the Alaska Constitution requires that the legislature exercise the law-making power by the passage of a bill not by the adoption of a concurrent resolution. State v. A.L.I.V.E. Voluntary, 606 P.2d 769 (Alaska 1980). Furthermore, the requirement for legislative approval of a lease is a violation of the doctrine of the separation of powers. Governmental power is allocated among the three branches of government by the Alaska Constitution. Some powers are logically allocated to the executive and others to the legislature. The power to execute the law on behalf of the state is one which falls to the executive. Alaska Const. art. III, § 16. It is the role of the legislature to enact laws which establish the conditions under which the executive may enter into leases. Alaska Const. art. II, § 1. However, it is not appropriate for the legislature to reserve a veto power over the enforcement decisions made by the executive. The legislature may amend or repeal the leasing authority for DOA. However, the legislature may not usurp the executive function to lease facilities without destroying the system of checks and balances inherent in our tripartite system of government. 3/ Bradner v. Hammond, 553 P.2d 1 (Alaska 1976).

DOT/PF has limited authority to dispose of land acquired for public works other than highways. 4/ DOT/PF may "vacate land or part of it, or rights in land acquired for public work purposes" by executing and filing a deed in the appropriate recording district upon vacating. AS 35.20.070. "Title reverts to the persons, heirs, successors, or assigns in whom it was vested at the time of the taking." Id. All other disposals of land acquired for public works are conducted by the Department of Natural Resources (DNR).

Before DNR may lease state land, the public must be informed of the nature and terms of the conveyance. Alaska Const. art. VIII, § 10; AS 38.05.035(a)(14), 38.05.345. DNR acting in

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3/ The cited portion of AS 37.05.280 was held invalid on the basis of separation of powers and improper exercise of the law making power by the superior court in Marine View Tenants' Association v. ASHA, No. 1JU-80-1037 CIV (Nov. 1, 1981). That case was not appealed. However, this decision has limited precedential value until a final decision is rendered by the Alaska Supreme Court.

4/ AS 19.05.070 grants broader discretion to dispose of land acquired for highway purposes.

Hon. Danie' A. Casey,  
Commissioner of Transportation  
Hon. Lisa S. Rudd,  
Commissioner of Administration

October 14, 1983  
Page 44  
366-101-84

concert with DOA, must prescribe a disposal procedure for state land which provides the safeguards required by law and permits the construction of a facility which the state will lease from the developer. That procedure may include the grant of a lease under AS 38.05.315 to the state agency responsible for the facility. The lease granted by DNR will allow the lessee agency to sublease the land for development of a leased public facility under specified terms which will include prior DNR review and selection of the sublessee according to AS 37.05.230. The sublease of the land will continue in effect long enough to secure financing for the facility. The payment of rent under the lease to the state agency for the facility would be contingent on the enactment of annual appropriations. If the lease is terminated by the failure to appropriate, the lessor would be the successor to the state agency's right to possess the building until reversion or exercise of the option to purchase.

3. Does existing law prevent a state agency from obtaining financing from a municipality to design and construct a state-occupied facility on state-owned property and then enter into an agreement with the municipality for pay-back without competitive bidding?

DOT/PF is proposing to finance the construction of the legislative hall by lease agreement. The City and Borough of Juneau (city) would sell tax exempt municipal revenue bonds, secured by the lease payments to be paid by the state. The state would then supervise the design and construction of the facilities and be the contracting authority.

As a general proposition, DOT/PF has the authority to make contracts with municipalities for public works. AS 35.05.-040(7). The purpose of this form of contract is further defined by AS 35.15.080(c), which provides in relevant part, "[a] municipality may request joint assumption of responsibilities with the department relating to the planning, design, and construction of a public works project." The term "public works" is very broad and includes public buildings. A public building is one which is "owned or controlled and held by the state for government or public use." AS 35.25.020(5) and (6).

We believe that DOT/PF may contract with the city for the planning, design and construction of the legislative hall. We reach this conclusion because under the provisions of the lease agreement, the state will have control over the building which it will hold for government or public use. Additionally, the state will have significant ownership interests in the facility because it holds fee title to the land upon which the build-

Hon. Daniel A. Casey,  
Commissioner of Transportation  
Hon. Lisa S. Rudd,  
Commissioner of Administration

October 14, 1983  
Page #5  
366-101-84

ing will be constructed and at the expiration of the lease agreement, will own the building free of the interest of the city. However, a contract may not alter the city's responsibility for repaying the long term debt established to finance the cost of construction of the facility.

Our memorandum of May 9, 1983 indicated that AS 37.05.-230 generally required competitive bidding to award a lease agreement which provides for the construction of a public facility. However, competitive bidding is not required in all instances of public contracting. McKinnon v. Alpetco, 633 P.2d 281 (Alaska 1981). The lease transaction under consideration may present an instance where it is in the best interests of the state to negotiate directly with a municipality rather than offer the contract to the lowest bidder. See AS 37.05.230(2). A decision to negotiate directly requires a detailed finding of fact in writing by DOA. In the finding of fact, the commissioner must justify the conclusion that negotiation is in the best interests of the state. A municipality enjoys a preferred status when dealing with the state. Intergovernmental contracts are not governed by the same considerations applicable to the state when it is participating in the open market place. It is probable that a facility can be financed cheaper with municipal revenue bonds than by private means. It may be futile to obtain any advantage from the competitive bid process. If DOA sets out ultimate facts in the finding which supports the conclusion that negotiation furthers the public's interest, then competitive bidding is not required. Libby v. City of Dillingham, 612 P.2d 33, 45 (Alaska 1980) (Rabinowitz, J. concurring). However, the award without competitive bidding would be subject to judicial review to determine whether the decision was arbitrary, capricious or an abuse of discretion. McKinnon, 633 P.2d at 287; Hertz Drive-Ur-Self Systems, Inc. v. Tucson Airport Authority, 299 P.2d 1071 (Ariz. 1956); Volume Services Division of Interstate United Corp. v. Canteen Corp., 369 So. 2d 391 (Fla. App. 1979).

4. Does the appropriation to finance the site acquisition and planning for a legislative hall contain defects which prevent DOT/PF from proceeding with the project?

Section 95, ch. 106, SLA 1983 appropriates \$4,500,000 to DOT/PF plus other money received for land acquisition and facilities planning in Juneau. The land acquisition, planning, and preliminary design efforts for the legislative hall will be paid from this appropriation.

This section makes an appropriation from two sources: \$4,500,000 from the general fund and an unspecified amount from

Hon. Daniel A. Casey,  
Commissioner of Transportation  
Hon. Lisa S. Rudd,  
Commissioner of Administration

October 14, 1983  
Page #6  
366-101-84

an unspecified source. 5/ This appropriation is for land acquisition and facility planning in Juneau.

The appropriation contains a unambiguous statement of purpose that DOT/PF is appropriated at least \$4,500,000 for land acquisition and facilities planning in Juneau. There is no specification of the public facility upon which the appropriation may be expended. The use of the \$4,500,000 appropriated for site acquisition, planning, and preliminary design for the legislative hall is within the purpose set out in the appropriation. However, the appropriation of money which may be received from other sources presents a serious legal issue. Because no amount is stated for the appropriation, sufficient authorization may not exist to expend the money beyond the \$4,500,000. 6/ Nonetheless, the unspecified source of the appropriation is presumably severable from the general fund part of the appropriation which is stated with specificity in the amount of \$4,500,000. AS 01.10.-030. Consequently, until you begin receiving amounts from "other sources," whatever they may be, the expenditure of general fund money authorized by the appropriation is not a problem.

#### CONCLUSION

We believe there is sufficient authority under existing law to finance the construction of a public facility by lease. However, because this financing technique is not specifically authorized by law, we cannot with absolute certainty advise you that a court would agree with our opinion. You should make allowance for this risk when you plan further development of each project to be financed by the lease purchase method.

WFC:ebc:prm/JLB:pjg

cc: Hon. Harold J. Reynolds, Jr.  
Commissioner  
Department of Education

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5/ We presume "the other money received" was intended to include money to be provided under a lease agreement with the city as discussed in section 3, supra.

6/ Each appropriation must state an amount. AS 24.30.030. It is not necessary for the appropriation Act to set out the amount in dollars and cents if the appropriation contains provisions which make the amount capable of mathematical calculation. *Orbison v. Welsh*, 179 N.E.2d 727 (Ind. 1962).



# Alaska State Legislature

## Senate Committee on State Affairs

Vic Fischer, Chair • Pouch V  
Juneau, Alaska 99811  
(907) 465-4954

Official Business

### MEMORANDUM

TO: Senate State Affairs Committee  
FROM: Senate State Affairs Committee Staff  
RE: SB 466 Leases by the state  
DATE: March 26, 1984

### PROPOSED COMMITTEE SUBSTITUTE

The proposed CSSB 466 (state affairs) would require approval by law for execution of contracts or leases that either exceed \$1,000,000 annually, or where the total consideration is over \$1,000,000 and any part of the consideration may be used toward acquisition of the property.

### ORIGINAL VERSION OF THE BILL

The original version of SB 466 requires contracts or leases that fall under either of the two examples below be subject to specific appropriation:

- the annual rental payment is in excess of \$150,000 and the term of the lease exceeds 3 years;
- if any of the consideration for the lease or contract may be applied toward acquisition of the property, and the total acquisition exceeds \$150,000 (in this case, the bill requires that the appropriation be for the total rental payment and all costs of the acquisition).

### Fiscal information

The bill has a zero fiscal note.

### Back-up information

fiscal note from the Department of Administration.  
list of state leases exceeding \$1,000,000 a year.



# Alaska State Legislature

## Senate Committee on State Affairs

Vic Fischer, Chair • Pouch V

Juneau, Alaska 99811

(907) 467-4954

Official Business

### MEMORANDUM

TO: Senate State Affairs Committee  
FROM: Senate State Affairs Committee Staff  
RE: SB 466 Leases by the state  
DATE: April 3, 1984

### PROPOSED COMMITTEE SUBSTITUTE (version 5)

The proposed CSSB 466 (state affairs) requires approval for the procurement of space by law or specific appropriation before execution of a contract or lease may take place. Leases and contracts affected by this legislation either exceed a cost of either \$1,000,000 annually, or exceed a total consideration of \$1,000,000 where any part of the consideration may be used toward acquisition of the property.

This version of the bill also contains a provision (beginning page 1, line 28) exempting leases executed before the effective date, or leases executed after the effective date where the site has been acquired and the bid document has been prepared.

### ORIGINAL VERSION OF THE BILL

The original version of SB 466 requires contracts or leases that fall under either of the two examples below be subject to specific appropriation:

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Fiscal information

The bill has a zero fiscal note

Back-up information

Fiscal note from the Department of Administration

List of state leases exceeding \$1,000,000 a year



# Alaska State Legislature

## Senate Committee on State Affairs

Vic Fischer, Chair • Pouch V  
Juneau, Alaska 99811  
(907) 465-4954

Official Business

### MEMORANDUM

TO: Senate State Affairs Committee  
FROM: Senate State Affairs Committee Staff  
RE: SB 466 Leases by the state  
DATE: March 29, 1984

### PROPOSED COMMITTEE SUBSTITUTE

The proposed CSSB 466 (state affairs) requires approval for the procurement of space by law or specific appropriation before execution of a contract or lease may take place. Leases and contracts affected by this legislation either exceed a cost of either \$1,000,000 annually, or exceed a total consideration of \$1,000,000 where any part of the consideration may be used toward acquisition of the property.

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The original version of SB 466 requires contracts or leases that fall under either of the two examples below be subject to specific appropriation:

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### Fiscal information

The bill has a zero fiscal note

### Back-up information

fiscal note from the Department of Administration

List of state leases exceeding \$1,000,000 a year

Here is the CS for the  
leasing bill. The language

Version #4  
Berrier  
4/3/84

Original sponsors: Bennett, Sackett,  
Kerttula, et al

to cover leases over  
1M and Arch. Off. Complex  
begins at bottom  
of page. ST

1 IN THE SENATE

BY THE STATE AFFAIRS COMMITTEE

2 CS FOR SENATE BILL NO. 466 (State Affairs)

3 IN THE LEGISLATURE OF THE STATE OF ALASKA

4 THIRTEENTH LEGISLATURE - SECOND SESSION

5 A BILL

6 For an Act entitled: "An Act relating to leases by the state; and provid-  
7 ing for an effective date."

8 BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF ALASKA:

9 \* Section 1. AS 37.05.280 is amended to read:

10 Sec. 37.05.280. LEASES. (a) The department shall lease neces-  
11 sary space, and contract for the lease of space for the use of the  
12 state or an agency of the state, wherever it is necessary and feasi-  
13 ble, subject to compliance with the requirements of AS 37.05.220 -  
14 37.05.280. A [NO] lease or contract for a lease may not provide for a  
15 period of occupancy greater than 40 years. An agency of the state  
16 requiring office, warehouse or other space shall lease the space  
17 through the department.

18 (b) A contract or lease may not be executed unless procurement  
19 of the space by contract or lease has been approved by law or unless a  
20 specific appropriation of the required consideration for the first  
21 year of the contract or lease has been made before the contract or  
22 lease is executed if, (1) the contract or lease is for office, ware-  
23 house or other space and the annual consideration is in excess of  
24 \$1,000,000, or (2) the total consideration over the life of the con-  
25 tract or lease is in excess of \$1,000,000 and any part of the consid-  
26 eration may be applied toward acquisition of the property that is the  
27 subject matter of the lease or contract.

28 (c) The requirements of (b) of this section do not apply to  
29 continuation or renewal of leases executed before the effective date

Covers 4 leases  
over  
1 million  
Covers  
ancorage  
office  
complex

1 of this Act if the annual rental on the lease is in excess of  
2 \$1,000,000 on that date and do not apply to leases executed after the  
3 effective date of this Act if a site for the improvement to be leased  
4 has been acquired and bid documents for the improvement have been  
5 prepared before the effective date of this Act [NO CONTRACT OR LEASE  
6 EXECUTED AFTER JANUARY 1, 1966, WHICH PROVIDES FOR A PAYMENT OR PAY-  
7 MENTS BY THE STATE IN EXCESS OF \$12,000 ANNUALLY IS VALID UNLESS THE  
8 USE OF THE SPACE TO BE PROVIDED FOR BY SUCH CONTRACT OR LEASE HAS BEEN  
9 EXPRESSLY APPROVED BY THE LEGISLATURE BY CONCURRENT RESOLUTION].

10 \* Sec. 2. This Act takes effect immediately in accordance with AS 01.-  
11 10.070(c).

12 1) Do we still need better content?  
13 NO

14  
15 2) The only remaining question  
16 was is whether or not to  
17 to pay the <sup>lease</sup> cost to the Anch  
18 CPI. Bill Benner says that  
19 a provision to do **NO** is very difficult  
20 to put in statute (as relate to lease).  
21  
22  
23  
24  
25  
26  
27  
28  
29

Offered: 4/4/84  
Referred: Finance

Original sponsors: Bennett, Sackett,  
Kerttula, et al

1 IN THE SENATE BY THE STATE AFFAIRS COMMITTEE  
2 CS FOR SENATE BILL NO. 466 (State Affairs)  
3 IN THE LEGISLATURE OF THE STATE OF ALASKA  
4 THIRTEENTH LEGISLATURE - SECOND SESSION

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3 effective date of this Act if a site for the improvement to be leased  
4 has been acquired <sup>by the state</sup> and bid documents for the improvement have been  
5 prepared <sup>by April 1, 1984</sup> before the effective date of this Act [NO CONTRACT OR LEASE  
6 EXECUTED AFTER JANUARY 1, 1966, WHICH PROVIDES FOR A PAYMENT OR PAY-  
7 MENTS BY THE STATE IN EXCESS OF \$12,000 ANNUALLY IS VALID UNLESS THE  
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10 \* Sec. 2. This Act takes effect immediately in accordance with AS 01.-  
11 10.070(c).

Introduced: 2/13/84  
Referred: State Affairs and  
Finance

BY BENNETT, SACKETT, KERTTULA,  
ELIASON, FAIKS, MOSS, MULCAHY,  
STURGULEWSKI AND PETTYJOHN

1 IN THE SENATE

2 SENATE BILL NO. 466

3 IN THE LEGISLATURE OF THE STATE OF ALASKA

4 THIRTEENTH LEGISLATURE - SECOND SESSION

5 A BILL

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17 No contract or lease executed after January 1, 1966, which provides  
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19 is valid unless the use of the space to be provided for by such con-  
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21 concurrent resolution. No contract or lease may be executed after the  
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25 for the first three years of the lease term has been made before the  
26 contract or lease is executed. No contract or lease may be executed  
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1       \$150,000 unless a specific appropriation for the total rental payment  
2       and all other costs of acquisition under the contract or lease has  
3       been made before the contract or lease is executed.

4       \* Sec. 2. This Act takes effect immediately in accordance with AS 01.-  
5       10.070(c).

SENATE AMENDMENT #1

By

Pettyjohn

To:

CS

SENATE BILL No.

466 (State Affairs)

To:

HOUSE BILL No.

PAGE:

2

LINE:

2-5

After ~~the word~~ "date" on line 2,  
delete the remaining portions of  
lines 2-5, up to and including  
the word "Act" on line 5.

SENATE AMENDMENT

#2

By Pettyjohn

To: CS SENATE BILL No. 466 State Affairs

To: \_\_\_\_\_ HOUSE BILL No. \_\_\_\_\_

PAGE: 2 LINE: 4

after "acquired" insert "by the state"

Page 2 Line 5

after "prepared", delete "before the effective date of this Act" and insert "prior to April 1, 1984"



# Alaska State Legislature

## Senate Committee on State Affairs

Vic Fischer, Chair • Pouch V  
Juneau, Alaska 99811  
(907) 465-4954

Official Business

### MEMORANDUM

TO: Senate State Affairs Committee  
FROM: Senate State Affairs Committee Staff  
RE: SB 466 Leases by the state  
DATE: April 3, 1984

### PROPOSED COMMITTEE SUBSTITUTE (version 5)

The proposed CSSB 466 (state affairs) requires approval for the procurement of space ~~by law~~ or specific appropriation before execution of a contract or lease may take place. Leases and contracts affected by this legislation either exceed a cost of either \$1,000,000 annually, or exceed a total consideration of \$1,000,000 where any part of the consideration may be used toward acquisition of the property.

*PRIOR by law*

This version of the bill also contains a provision (beginning page 1, line 28) exempting leases executed before the effective date, or leases executed after the effective date where the site has been acquired and the bid document has been prepared.

### ORIGINAL VERSION OF THE BILL

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*The 4 leases over 1 million were what state is already involved.*

*LAUNCH OFF COMPLEX ARE JUST ABOUT READY TO BE PUT OUT*

Fiscal information

The bill has a zero fiscal note

Back-up information

Fiscal note from the Department of Administration

List of state leases exceeding \$1,000,000 a year

Introduced: 2/13/84  
Referred: State Affairs and  
Finance

BY BENNETT, SACKETT, KERTTULA,  
ELIASON, FAIKS, MOSS, MULCAHY,  
STURGULEWSKI AND PETTYJOHN

1 IN THE SENATE

2 SENATE BILL NO. 466

3 IN THE LEGISLATURE OF THE STATE OF ALASKA

4 THIRTEENTH LEGISLATURE - SECOND SESSION

5 A BILL

6 For an Act entitled: "An Act relating to leases by the state; and provid-  
7 ing for an effective date."

8 BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF ALASKA:

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2        and all other costs of acquisition under the contract or lease has  
3        been made before the contract or lease is executed.

4        \* Sec. 2. This Act takes effect immediately in accordance with AS 01.-  
5        10.070(c).

STATE OF ALASKA LEASES WITH AN ANNUAL COST OF \$1,000,000.00 OR MORE

LEASE #	LESSOR NAME	LEASE ADDRESS	SQ. FT.	ANNUAL COST
1444	<sup>1</sup> 80 CAPITAL OFFICE PARK (TARU TWIN Bldg)	WEST 8TH STREET JUNEAU, AK.	35,500	\$ 1,020,940.71
1535	82 FRONTIER BUILDING	3601 C STREET ANCHORAGE, AK.	135,019	\$ 3,628,318.80
1607	<sup>1</sup> 80 BLOMFIELD CO.	1107 W. 8TH STREET JUNEAU, AK.	59,463	\$ 1,405,419.96
1627	81-82 GOLDBELT ENTERPRISE MGT.	WEST 10TH STREET JUNEAU, AK.	40,889	\$ 1,079,469.60

f/1607

§ 37.05.210

of warrants.  
presented at the  
the date of its  
are considered  
pecial fund or  
ferred to the  
ederal govern-  
ch 130 SLA

Department of  
account, bill,  
asury arising  
mine whether  
ws and regu-  
ount is correct

account, bill,  
ry unless the  
ed against the  
art III ch 82

ent of Revenue  
opies of receipt  
ment of Reve-  
ned, and the  
of the Depart-  
ion may adopt  
urrent receipt  
SLA 1957)

e Department

ports as of the  
nancial condi-  
eriod and the

auditor before  
eceding fiscal  
d of that year,  
ers necessary;  
gislature and

§ 37.05.220

PUBLIC FINANCE

§ 37.05.220

(3) compile statistics necessary for the budget and other statistics required by the governor. (§ 8 art III ch 82 SLA 1955; am § 5 ch 186 SLA 1957; am § 1 ch 11 SLA 1965)

### Article 3. Uniform Purchasing.

Section	Section
220. Purchasing agent	260. Preference for Alaska products
230. Competitive bids	270. Purchases through General Services Administration
231. Estimation of flying hours required	280. Leases
240. Award of contracts and purchases	
250. Delegation of duties	

**Sec. 37.05.220. Purchasing agent.** The Department of Administration is the purchasing agent for the state. The department shall

(1) purchase, rent, or otherwise provide for the furnishing of supplies, materials, equipment, or contractual services for all state agencies:

(2) have power to authorize an agency to purchase directly certain specified supplies, materials, equipment, or contractual services under conditions and procedures prescribed in AS 37.05.230;

(3) prescribe the manner in which supplies, materials, and equipment shall be purchased, delivered, stored, and distributed;

(4) prescribe the time, manner, authentication, and form of making requisitions for supplies, materials, equipment, and contractual services;

(5) fix standards of quality and quantity and develop standard specifications after consultation with the several state agencies, and approve or determine final specifications;

(6) have power to transfer to or between agencies or to sell or trade in supplies, materials, and equipment of agencies which are surplus, obsolete, or unused; and the department shall make proper adjustments in the accounts of the agencies concerned;

(7) prescribe the manner of inspecting deliveries of supplies, materials, and equipment and of making tests of samples submitted with bids and samples of deliveries to determine compliance with specifications;

(8) prescribe standard forms for bids and contracts for construction, purchases of supplies, and other purposes, which bids and contracts may contain provisions which the department considers necessary; but all contracts for construction shall require the filing of an acceptable performance bond and a penalty provision for failure to perform the contract according to its terms;

(9) provide for other matters which may be necessary to carry out the provisions of this chapter and the regulations adopted under it. (§ 1 art IV ch 82 SLA 1955; am §§ 6, 7 ch 186 SLA 1957; am § 1 ch 55 SLA 1960)

Sec. 37.05.250. Delegation of duties. The department may delegate the duties imposed by this chapter to an employee of the state normally stationed in a town or location distant from the state capital. Agents so designated shall perform the duties as the department requires and in accordance with regulations established by the department. (§ 5 art IV ch 82 SLA 1955)

Sec. 37.05.260. Preference for Alaska products. This chapter does not modify, amend, or alter AS 36.15.010 and 36.15.020 regarding preference for Alaska forest products, or AS 36.20.010 regarding preference to producers or dealers in Alaska except as provided in AS 37.05.230(1). (§ 6 art IV ch 82 SLA 1955)

Sec. 37.05.270. Purchases through General Services Administration. This chapter does not prevent the department from purchasing through the General Services Administration as provided by law. (§ 7 art IV ch 82 SLA 1955; added by § 11 ch 186 SLA 1957)

Sec. 37.05.280. Leases. The department shall lease necessary space, and contract for the lease of space for the use of the state or an agency of the state, wherever it is necessary and feasible, subject to compliance with the requirements of AS 37.05.220 — 37.05.280. No lease or contract for a lease may provide for a period of occupancy greater than 40 years. An agency of the state requiring office, warehouse or other space shall lease the space through the department. No contract or lease executed after January 1, 1966, which provides for a payment or payments by the state in excess of \$12,000 annually is valid unless the use of the space to be provided for by such contract or lease has been expressly approved by the legislature by concurrent resolution. (§ 8 art IV ch 82 SLA 1955; added by § 1 ch 81 SLA 1959; am § 1 ch 94 SLA 1961; am § 16 ch 99 SLA 1965)

Article 4. General Provisions.

Section	Section
290. Purpose	318. Further regulations prohibited
300. Interpretation of chapter	325. Definitions for AS 37.05.315 — 37.05.317
305. Applicability to Municipality of Alaska	400. Definitions for chapter
310. Fiscal year	410. Short title
315. Grants to municipalities	
316. Grants to named recipients	
317. Grants to unincorporated communities	

Sec. 37.05.290. Purpose. The purpose of this chapter is to provide uniform financial procedures for all state agencies with respect to accounting, purchasing, post auditing, and related financial procedures; and to revise financial procedures to obtain economy, efficiency, and integrity in handling public money. (§ 2 art I ch 82 SLA 1955; am § 2 ch 188 SLA 1970)

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TO: VF

FROM:ST

RE: SB 466 leasing of office space

DATE:4/27/84

The state affairs version of the bill raised the ceiling to 1 million dollars on bills needing specific legislative approval. There are 4 leases over 1 million dollars (attached).

The ceiling was raised due to the incredible number of leases between 150,00 dollars and 1 million dollars (over 600, see the run in your folder). The real problem areas in the leasing are over 1 million a year, and would still be covered under the bill.

The "approval by law" language on page 1, line 19 was put in at the request of the administration (department of law, and dept. of admin.).

February 1, 1984

ANCHORAGE OFFICE COMPLEX  
DATA SHEET

- The Department of Administration currently manages approximately 903,000 sq. ft. of leased and warehouse office space in Anchorage.
  - This space is spread among 71 different locations in Anchorage.
  - The Anchorage Office Complex will consolidate 37 of those leases into a new facility of approximately 350,000 square feet of usable office space.
  - Only offices which are compatible with location in a general office building are to be located in the AOC.
  - Specialized functions such as public health labs, animal carcass incinerators, scientific laboratories, computer centers and so forth are not included in the AOC.
  - \* ◦ AOC will be built on state owned land which was jointly selected by the Municipality of Anchorage and the State of Alaska, located between "A" and Cordova and between 5th and 6th Avenue in downtown Anchorage.
  - AOC will be built by a private developer using private financing and then leased to the State.
  - AOC project documents will permit the developer to include a limited amount of retail space in order to enhance the mixed use potential of the project.
  - Approximately 1,000 spaces of on-site parking are required in the project.
  - The State anticipates shared use of the parking spaces to support after-hours meetings and cultural events held in the nearby vicinity.
- \* The site has been condemned and cleared. Not all purchases have been settled

## Anchorage Office Complex

### General Information

The Anchorage Office Complex Developed around four main guidelines. Consolidate Anchorage office space at a location selected by the State, in a building designed to meet the State's requirements while utilizing private financing.

We determined that the best way to accomplish this was for the state to procure the building site, prepare performance specifications, and then bid for developers to design, build, and then lease the required structure to the State. The State would lease the building site to the developer. At the end of the 40 year ground lease the building would revert to State ownership. I've attached brief outlines of the commercial and ground leases.

Dot/Pf has been involved since the beginning. They selected the consultant who prepared the performance requirements, and have reviewed all work to date.

The bid evaluation was divided into two segments. Our consultant would review the bid documents to assure all the basic requirements were met. All bidders meeting the requirements would be evaluated. Forty percent of the evaluation would be based on aesthetic values of the building. A breakdown of the weighting factors is provided in schedule A of the bidding criteria. The evaluation would be performed by a 5 member panel.

After the aesthetic portion was scored the financial sixty percent of the evaluation would be done. This portion would be based on lowest life-cycle cost with that cost being based on rental rates, operating costs and escalation factors provided by the bidders.

The scores for aesthetic and financial segments would be combined, the bid would be awarded, and contracts would be signed.

The structure would include approximately 350,000 net square feet of office space, 60,000 square feet of commercial space, a 1000 car parking garage and enough systems furniture to furnish the office space. The furniture was included for two primary reasons. The space requirements were based on the utilization of systems furniture so if it were not used we anticipated the need for substantial additional space. Secondly we realized there was little likelihood of securing a capital appropriation for the \$12-\$14 million necessary to buy the furniture.

At present we are completing the bid package in case there is a determination to return to this approach to procuring the structure. The only revision remaining involves clarifying the calculation of operating costs for the purposes of bid evaluation and completing the lease.

The consultant's "good ball-park" estimate of the cost required to construct a building which meets our performance requirements is \$100,000,000 unfurnished, \$114,000,000 furnished.

February 1, 1984

ANCHORAGE OFFICE COMPLEX  
DATA SHEET

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- Approximately 1,000 spaces of on-site parking are required in the project.
- The State anticipates shared use of the parking spaces to support after-hours meetings and cultural events held in the nearby vicinity.

\* The site has been condemned and cleared. Not all purchases have been settled

To convert our package from its present private financing to an ASHA financed approach would take approximately thirty working days if all policy decisions could be handled in a timely manner. Neither lease would be required in their present forms. The bid evaluation would be revised to eliminate life-cycle cost calculations as we would expect ASHA to require some form of "triple net lease". Any revisions could be accomplished under our existing contract with our consultant-William J. King and Assoc.

December 27, 1983

ABSTRACT OF GROUND LEASE

(State leases its real property to a developer for purpose of having a building built upon it for the States use)

- 40 year term, no renewal option
- States's Option: A. Improvements revert to State at termination of lease at no cost; or
  - B. State can require removal of improvements from our property at no cost.
- Rental rate for land set by State based on current value (rate unsettled yet)
- To be determined by bid - intent is that States land rental rate is escalated same way as commercial lease
- Land rent owed to State is offset against commercial rent owed to developer
- Developer pays all taxes to appropriate taxing authority
- Requires developer to build the AOC or be in default on the ground lease
- \$100 million performance bond
- Liquidated damages set at 1% of annual rent for each day of delayed occupancy
- Developer will maintain the premises
- Major maintenance, repairs, alterations require States approval
- Developer will insure the premises to State requirements
- Lease may be assigned to others with an equal or better financial standing than that of the developer
- Assignment or sublease requires approval of State

8/RECV/DW.3601

December 27, 1983

ABSTRACT OF COMMERCIAL LEASE

(State leases the commercial office space from the developer)

- 40 year term, no option to renew
- Rental rate for building set by bid process
- Rental rate escalation set by bid process
- Operating cost pass thru set by bid process
- Developer to provide all maintenance, utilities, and services
- State can assign and sublease to others at its discretion
- Developer will keep premises insured to State requirements
- Developer will share proceeds of condemnation
- Developer will periodically renovate premises
- If developer sells or transfers premises to another, the lease shall remain in effect for the new owner

8/RECV/DW.3601

1983 DEC 27 A 9:18  
DIVISION OF  
GENERAL SERVICES & SUPPLY

Leases in Excess of \$1,000,000. - (Rounded)

June (1) Lease # 1444 Capitol Office Park Fish & Game

Neg. START: Dec 1, 1981 \$1,020,941. - year

B.W.

Firm Through 6/30/82 C.P.I. ANNUALLY

June (2) Lease # 1607 Blomfield/Holden Labor

Bid # 8867 START: July 1, 1982 \$1,405,420. - year

Firm Through 6/30/84 C.P.I. ANNUALLY

Arch (3) Lease # 7535 Frontier Bldg. VARIOUS

Neg. START: Oct. 1, 1982 \$3,628,319. - year

Firm Through 6/30/83 Neg. Adj. ANNUALLY

June (4) Lease # 1627 Goldbelt Entr. EDUCATION

Neg. START: Oct. 1, 1982 \$1,079,470. - year

Firm Through 6/30/85 C.P.I. ANNUALLY

# State of Alaska

John S. Harrison  
Associate Director  
Office of Management and Budget  
Division of Strategic Planning

DATE: March 21, 1984

FILE NO: 84B-11

TELEPHONE NO: 465-3568

FROM: Richard Emerman  
Manager

SUBJECT: Leasing, Bonds, and  
Cash

Various leasing arrangements are being considered to finance the construction of certain State facilities; for example, the proposed maximum security prison and the proposed Anchorage State Office Building. A number of questions have been raised as a result:

- °What are these financing mechanisms and how do they work?
- °In what way and to what extent do they resemble G.O. debt?
- °Do these mechanisms result in more or less cost to the State than G.O. bond financing or cash acquisition?

These questions are explored in the discussion below. A general description and comparison of the major types of leasing arrangements is followed by a brief discussion of their similarity to debt. The question of relative cost to the State is then addressed beginning with a brief discussion of cash acquisition versus G.O. bond financing, followed by a cost comparison among leasing and bonding alternatives for two specific cases: the proposed maximum security jail and the proposed Anchorage State Office Building.

## Lease-Purchase Agreements and Lease Revenue Bonds

In the world of government finance, a lease-purchase agreement is also referred to as a "tax-exempt lease," and is essentially equivalent to an installment purchase of a capital good. At the end of the schedule of lease payments, the lessee can acquire the good for a nominal price, e.g., one dollar. Like all installment purchases, the sum of the installments is greater than the "cash up front" price, since the payment schedule incorporates an interest rate. The interest component of the "lease payments" is identified in the original lease-purchase agreement, and is considered tax-exempt income to the lease payment recipients. This is because the IRS considers the "installments" or "lease payments" analogous to debt service on municipal bonds, the interest component of which is exempt from Federal income taxes.

A lease-purchase agreement used to finance large capital structures can be broken into shares called "certificates of participation." Typically, a financial intermediary such as a bank sells the certificates of participation (CPs) to private investors, and the proceeds of the sale are used to finance project construction. The certificates are rated securities, and entitle the holders to receive specified portions of the lease payments over the term of the agreement. The interest component of the lease payments constitutes tax-exempt income to the CP holders.

The lessor in a lease-purchase agreement can be a private developer. In that event, the developer would not secure debt at taxable interest rates in order to finance construction, but would instead be likely to sell the lease-purchase agreement to one or more investors seeking tax-exempt income. The developer would use the proceeds from the sale to finance construction, and assign receipt of the ensuing lease payments to the investors.

Since lease-purchase agreements are essentially equivalent to installment sales, the "lessee" is considered the owner of the property for Federal tax purposes at the inception of the lease and throughout its term. Since the lessee in our case would be the State, and since the State pays no Federal income tax, there is no way under this arrangement to capture any benefit from the use of depreciation or applicable investment tax credits. These benefits are relevant only through the mechanism of a "true lease," discussed later in this memo.

A tax-exempt revenue bond secured by a State lease is sometimes called a "lease revenue bond." In concept, these are analogous to lease-purchase agreements. In either case, financing for a capital project is obtained at tax-exempt interest rates, with repayment to creditor(s) secured by a long-term lease that is contingent on annual appropriations by the Legislature. The interest rates required by investors are comparable for either instrument, and are somewhat higher than G.O. bond rates due to the added risk implied by the "contingent on appropriation" clause. Underwriting spread is also comparable for lease-purchase and revenue bond financing, and in either case is more costly to the State than it is for G.O. bond financing.

There are various reasons why states might consider using these alternatives instead of G.O. bonds. Revenue bonds are often used as a way to ensure that project beneficiaries pay for the capital cost of a facility through user fees that are pledged to the payment of debt service. However, that purpose is not relevant when the bonds are secured by a State lease that will be paid with the State's unrestricted revenue. Some governments operate under the restriction of legal limits on G.O. debt,

which can be avoided (for better or worse) by resort to these financing techniques. The State of Alaska, however, does not have such a limit on the books. The State does have a limited debt capacity -- if too much debt is issued, the State's bond rating will fall and higher interest rates will result. However, the rating agencies consider lease revenue bonds and lease-purchase agreements in determining the State's remaining debt capacity (see Attachment A: letter to Milt Barker from Standard and Poor's Corporation). The State does not conserve its debt capacity by using these financial instruments.

The effective interest rates for G.O. bonds will always be lower than comparable revenue bond rates. However, revenue bonds can result in certain compensating cost savings, such as avoidance of referendum cost (i.e., the cost of placing a bond proposition before the voters) and possibly some portion of construction cost if the revenue bond mechanism results in time savings (i.e., if there is real inflation in construction costs, and construction can begin sooner by not having to wait for the next general election). In addition, reserve fund requirements applicable to lease revenue bonds may result in the realization of arbitrage income (by investing the reserve fund at taxable interest rates), thus lowering the net cost of debt service. It is commonly assumed, however, that G.O. bond financing will be less costly to the issuer than lease revenue bond financing, an assumption that will be examined in more detail later in this memo.

Why else would the State consider using lease revenue bonds instead of G.O. bonds? There appear to be two basic reasons:

1. There is an unwillingness to accept the risk of rejection of a G.O. bond proposition by the Legislature or by the voters.
2. There is an emergency situation that requires faster response than the G.O. bond process allows.

Since lease-purchase agreements (or tax-exempt leases) are so closely analogous to lease revenue bonds, the reasons for preferring one to the other are not clear. There might be technical considerations in any specific case (such as the availability of an appropriate intermediary) that would tend to favor one option over the other.

#### True Leases

In a true lease, the lessor maintains ownership of the property throughout the lease and may take advantage of depreciation and

applicable investment tax credit benefits. These benefits can be passed along to the lessee.

If these benefits are to be realized then the lessor must be a tax-paying entity, which would typically rely on taxable debt for its own financing (unless industrial development bonds can be obtained for a particular project). As a result, the required lease payments under a true lease usually must be high enough to cover the lessor's taxable debt service with its higher interest rates. Although such interest is tax deductible to the private lessor, this is offset by the fact that the lease payments constitute fully taxable income to the lessor (i.e., there is no "tax-exempt interest component" of a lease payment made under a true lease).

In addition, the IRS will not permit the lessor to take advantage of depreciation and investment tax credits during the term of the lease and then sell the property to the lessee for a nominal price at the end of the lease. Such sale at a nominal price would indicate that the "lease" was equivalent to an installment purchase all along. A consequence of true leasing is that the lessee cannot acquire the property for less than its market value at the end of the lease. If the property were an office building which the State planned to occupy indefinitely, a true lease arrangement would require either that the State purchase it at market value after the initial lease term, or continue leasing the space after its initial construction cost had been paid off.

In general, the following considerations are important in evaluating the merits of true lease financing:

1. What is the current spread between the interest rates payable on tax-exempt and taxable debt? This differential changes over time in response to various factors, including tax laws and the supply and demand for each type of debt instrument. In addition, interest rates on taxable debt are particularly subject to variation depending on the type of project being financed and the relative ease of finding alternate users should the State pull out of the lease. One would expect that the spread between taxable and tax-exempt rates would be greater for a prison than for an office building in downtown Anchorage. True lease financing becomes more attractive as the size of the spread decreases.
2. Can the private developer obtain financing through tax-exempt industrial development bonds (IDBs)? Presently, Federal regulations allow issuance of IDBs in excess of \$10 million for various specific types of structures, including sports arenas, convention centers, airports,

docks, and several others. However, neither prisons nor office buildings appears on the list. The use of IDBs has come under increasing scrutiny by Congress, particularly as it contemplates ways to reduce the Federal budget deficit. Legislation has been proposed that would severely curtail the issuance of IDBs.

3. Can the private developer make full use of depreciation tax deductions? If the developer does not make a profit in a particular year, those benefits cannot be realized for that year. Will Federal law continue to allow the developer to use accelerated depreciation, or will another method such as straight-line depreciation over a greater number of years be required in the future as has been recently proposed in Congress?
4. Can the investment tax credit (ITC) be used to significant advantage for the project under consideration? The ITC is most significant when the project involves the rehabilitation of an historic structure. Public entities owning such structures have sometimes entered into sale-leaseback arrangements with private firms in order to benefit from the ITC. For new construction, however, the ITC is calculated only on equipment purchases and is generally of only marginal benefit.
5. Will a private developer be able to build a particular structure for less cost than the public sector would incur for building the same structure, perhaps due to the operation of efficiency incentives? If so, some of the cost savings might be passed through to the public lessee.
6. Private property owners are subject to payment of local real estate taxes while public owners are not. The added cost of such taxes constitutes a financial penalty under the true lease alternative. However, if a public owner (e.g., the State) were to make payments to a municipality in lieu of property taxes (e.g., higher revenue sharing), this financial advantage of public ownership would be lost.
7. Under a true lease, the lessee cannot acquire the property at the end of the lease for less than its fair market value. If the State were to plan indefinite occupancy of a facility, it would have to plan either acquisition at such price or indefinite extension of a lease arrangement. There are obviously some problems in estimating the future "market value" of a facility such as a maximum security jail. In general, however, such an estimate is essential to the financial evaluation of a true lease proposal.

8. The interest paid by a private developer can be deducted from the developer's taxable income. However, the rental income received by a private developer under a true lease is fully taxable. These two factors tend to offset each other, but must be explicitly recognized in true lease evaluations.
9. In contrast to lease-purchase agreements or lease revenue bonds, true lease financing does have the advantage of conserving the State's remaining debt capacity. The rating agencies are not likely to consider lease payments made under true leases to be equivalent to debt service obligations. True lease financing can therefore help the State preserve a higher bond rating, though the amount of savings that can be attributed to a specific true lease as a result depends on how important it was in preserving the rating and how much bonding the State undertakes in the future.

#### Leasing and Debt

Much discussion has taken place on the extent to which leasing resembles debt. Although approval by the Legislature and the voters is necessary before G.O. debt can be incurred, the Executive branch can unilaterally enter into a lease that calls for annual payments over a long term. Such leases always carry the qualification that payment is contingent on annual legislative appropriations, and it is this provision that mainly distinguishes leases from debt. However, for this to be a meaningful distinction, the Legislature must actually be presented with a meaningful annual choice.

To illustrate, assume that a bank sells certificates of participation in a lease to be paid by the State of Alaska, and that the CPs receive an "A" rating by one or more of the rating agencies. The State's name appears on the face of the security. Assume further that the lease is for a facility that would not be used by any other entity; for example, a prison. Even though the certificates state that payment is contingent on annual legislative appropriations, the effect of not appropriating the funds could be severe. Essentially, the investors holding the CPs would now be holding worthless paper with Alaska's name on it. It seems likely that such an event would have a negative impact on the State's credit rating, though there seems to be little consensus as to how serious it would be. If the result were a substantial decline of the State's bond rating along with a jump in the interest rates faced by the State and its subdivisions, the result would be serious indeed. This prospect could force the Legislature to "choose" to appropriate funds for payment of the lease. On the other hand, perhaps the impact of

non-appropriation would be much more tolerable. It is a subject which should be more closely examined.

If the State entered into a true lease with a private developer who obtained private financing at taxable interest rates, then non-payment of the lease would not be likely to affect the State's credit or the credit of any other public entities in Alaska. A key point seems to be: does the name of the State or any of its subdivisions appear on the face of a rated security, and if so, will non-appropriation of a "lease payment" result in the holders of such securities losing their investment? If the answer to these questions is yes, and if the State's credit is seriously affected as a result, then the similarity of leasing and debt for that particular case is striking.

#### Cash versus G.O. Bonds

The evaluation of cash financing compared, for example, with G.O. bond financing is conceptually difficult. One argument is that Alaska would be financially better off by bonding for capital projects while depositing cash revenues in the Permanent Fund. In so doing, the State would realize earnings at taxable rates of interest while borrowing funds at lower, tax-exempt rates of interest. Ignoring the effect of Permanent Fund dividends (i.e., assuming that the government retained all Permanent Fund earnings), the resulting "arbitrage income" would leave the State financially better off than if cash had simply been paid out to finance capital construction.

However, increases in bonding would probably not, in reality, be accompanied by increases in Permanent Fund deposits or any other type of government saving. It is therefore misleading, one may argue, to assume that earnings at taxable rates of interest constitute an opportunity cost of cash expenditure for capital projects. The available cash will be spent in any event -- bonding for capital projects will simply enable the State to spend more than it otherwise would, increasing future financial obligations in the process.

It does appear that bonding can be said to be "cheaper" than cash only if the cash that is freed up by bonding is invested at a higher rate of return. If the cash that is freed up is simply expended on something else, then it is difficult to see how bonding can serve to improve the State's financial position.

#### Comparison of Financing Mechanisms -- Maximum Security Jail

Financial advisors to the State from Foster & Marshall/American Express, Inc. (F&M) have provided data that enable rough comparison of certain financing alternatives for the proposed maximum security jail. In the opinion of F&M, the cash flow conse-

quences to the State of the lease revenue bond and lease-purchase alternatives are so nearly the same that they may be considered identical for purposes of rough financial analysis. Thus, one set of figures below reflects the expected costs of either lease revenue bond or lease-purchase financing. The other set of figures displays expected costs for G.O. bond financing. At the bottom of each column are shown the present values of each stream of payments calculated at selected discount rates.

This example incorporates the following assumptions:

1. Construction cost is estimated at \$65 million.
2. G.O. bonds would be rated "AA" while revenue bonds or certificates of participation would be rated "A." G.O. bonds receive the higher rating since, unlike the alternatives, they are formally secured by the State's "full faith and credit." In order for the revenue bonds or CPs to receive an "A" rating, the project evaluators must be reasonably certain either that the Legislature will in fact appropriate the necessary funds throughout the term of the lease, or that alternative users of the facility can readily be found with the capacity to assume the lease payments.
3. As a result of these ratings, the interest rate projected for G.O. bonds is estimated to be 75 basis points (.75%) below the rate for revenue bonds or CPs.
4. For each alternative, general fund outlays for debt service (or "lease payments") are scheduled to occur over a ten year period. The ten year schedule is typical of recent G.O. bond offerings by the State of Alaska. Ten years was selected for revenue bonds and CPs simply for comparison purposes, although shorter repayment periods result in significant reduction of the present value of State cost.
5. The analysis assumes that funds are obtained and construction begins in the summer of 1984, with completion of the facility scheduled for the summer of 1986. The revenue bond/lease-purchase alternative assumes that interest would be capitalized for the construction period, with lease payments beginning only after the facility is completed. (This accounts for the zero net debt service shown in the example during the first two years in the lease revenue bond/lease-purchase column.) The present value of State cost is relatively insensitive in this example to whether or not interest is capitalized for the construction period.

6. Repayment of G.O. bonds assumes level principal payments throughout the term consistent with the State's current practice.
7. Many other assumptions go into and affect the analysis, including estimated rates of return on investment of fund balances. For example, a debt service reserve fund equal to one year's debt service is typically required for the revenue bond or CP alternatives. This reserve fund is maintained by a trustee until the final year of the repayment schedule, and is typically invested at taxable rates of interest in relatively long-term securities. As a result, a certain amount of arbitrage income is earned by the reserve fund, offsetting the State's annual debt service to some extent. (On the negative side, however, the need to borrow more in order to establish a reserve fund uses up more of the State's remaining debt capacity.) Assumptions made on investment of the reserve fund affect the financial attractiveness of the revenue bond/CP alternatives. No reserve fund is required or established for G.O. bonds.

Maximum Security Jail  
State Cash Flow Comparison--Net Debt Service <sup>1</sup>  
(\$ Thousands)

<u>Period</u> <u>Ending</u>	Lease-Revenue bonds or <u>Lease Purchase Agreement</u>	<u>G.O. Bonds</u>
7-1-85	0	7,127
7-1-86	0	9,654
7-1-87	11,180	10,562
7-1-88	11,180	10,122
7-1-89	11,176	9,650
7-1-90	11,179	9,161
7-1-91	11,179	8,659
7-1-92	11,176	8,143
7-1-93	11,177	7,615
7-1-94	11,179	7,074
7-1-95	11,178	
7-1-96	9,890	

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Net Present Value:

8% discount rate	63,795	59,579
9% discount rate	59,923	57,043
12% discount rate	50,021	50,356

<sup>1</sup> Net debt service means debt service (or "lease payments") after allowance for payout of capitalized interest, and after allowance for earnings on fund balances (including capitalized interest fund, debt service reserve fund, and construction fund). In other words, it refers to net general fund expenditure.

For this example, the present value of State cost is about \$4.2 million less with G.O. bonds than with the revenue bond/CP alternatives, given an 8% discount rate. The 8% rate is suggested by F&M as perhaps the most meaningful rate, since it roughly approximates the State's cost of funds for G.O. debt. The comparison is sensitive to the selection of a discount rate, however. At 9%, the G.O. bond advantage declined to \$2.9 million. Though a 12% discount rate is uncommonly high for public sector evaluation, the present value of State cost discounted at 12% is slightly higher for G.O. bonds than for the revenue bond/CP alternatives. The reason for displaying a 12% discount rate here is simply to point out that not only the magnitude of the result but the result itself can be changed by altering the discount rate.

The result can be changed by modifying other assumptions as well. For example, the effective interest rate payable by the State is reduced as the repayment term is shortened. Theoretically, at 8% and 9% discount rates, the present value of State cost would be less for lease revenue bond or lease-purchase financing than for G.O. bonds if the former were paid off over an accelerated, three-year term while the latter were paid off over a standard, ten-year term. Further, it should be noted that any benefit from time savings obtainable by using lease revenue bond or lease-purchase financing has not been quantified for this comparison.

This leads to the unsatisfying conclusion that generalizations should be avoided. It does appear in this example that, at generally accepted public sector discount rates and standard repayment terms, G.O. bond financing is less costly to the State than the lease revenue bond/lease-purchase alternatives. But these alternatives can be competitive if favorably structured, and therefore should not be rejected for any specific case on financial grounds before the details and possibilities have been checked out.

F&M rejected the true lease alternative for the maximum security jail without doing any detailed cash flow analysis. The primary reasons for rejecting the true lease alternative in this case appear to be as follows:

1. A private developer would not be able to secure tax-exempt industrial development bonds for the project. Since the jail facility would not be readily adaptable to alternative uses if the State pulled out of the lease, the developer would face a higher risk of non-occupancy than would be faced for a general purpose facility. Thus, the developer might have difficulty obtaining financing in the

taxable market, and would probably have to pay an interest rate premium and/or demand higher rentals from the State that reflected the higher risk.

2. The F&M representative placed considerable weight on the standard disadvantage of true leasing that requires either:
  - a. the State to pay fair market value for the facility at the expiration of the lease in order to acquire ownership; or
  - b. the State to continue leasing the facility indefinitely, long after the initial construction cost has been paid off.
3. There is a question whether the IRS would allow the facility to qualify for true lease tax treatment. If it were classified as limited or special use property that could only be used by the lessee (i.e., the State), then the IRS might consider the arrangement to be essentially a conditional sale and not a true lease.

#### Comparison of Financing Mechanisms -- Anchorage State Office Building

In early 1983, a financial review of the proposed Anchorage State Office Building was performed by Arthur Young & Company (AY) for the Department of Administration. One purpose of the review was to compare the cost to the State of private (true lease) financing and public (G.O. bond) financing. Arthur Young's conclusion at the time was that G.O. bond financing would be somewhat less costly to the State than private development/true leasing, but that changes in any of several assumptions could tip the balance the other way (see Attachment B: excerpt from AY study). One such assumption was the spread between taxable and tax-exempt interest rates. Another was the probability of construction cost overruns, which would be borne entirely by the State under public financing but by the private developer under private development/financing.

The Department of Administration presently believes that AY's original assumptions should be modified. For example, if the most plausible public financing alternative is revenue bonds issued, perhaps, by ASHA, then the interest rate obtainable for public financing would be somewhat higher than the G.O. bond rate used by Arthur Young. This reduces the spread between the likely public and private interest rates, and makes true leasing more attractive. Overall, the Department believes that current conditions and information warrant the conclusion that State

cost under public or private financing would be roughly the same. In the Department's view, the major reason why private financing is competitive for Anchorage office space but not competitive for a jail facility is that the higher risk of the latter project results in too high a spread between obtainable tax-exempt and taxable interest rates.

There is, however, one other element that has been left out of the Anchorage office building analysis that might be significant. The AY analysis goes out for thirty years and stops without accounting for the cost of continued leasing or acquisition at fair market value. It may be that the present value of such cost thirty years out is too small to affect the analysis. However, it is plausible that the building would be in good condition at that time and constitute a very valuable asset. After the original construction cost had been paid off in thirty years, the true lease alternative would require that the State essentially pay for it again. This aspect of the alternative should be explicitly accounted for in any further comparison of public and private financing of the structure.

#### Conclusions

1. Lease revenue bond and lease-purchase financing are closely analogous mechanisms with highly similar financial consequences.
2. Typically, G.O. bonds will be less costly to the State than lease revenue bonds or lease-purchase agreements. However, these alternatives might be competitive in specific cases if favorably structured.
3. True leasing is unlikely to be competitive for financing special purpose facilities. It might be competitive for financing general purpose facilities, but does require that continued usage after construction costs have been paid off is possible only through continued leasing or acquisition at fair market value.
4. Bonding or leasing could be considered "cheaper" than cash acquisition only if the cash that would be freed up is invested by the State at higher rates of return.

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ATTACHMENT A

December 29, 1981

RECEIVED  
JAN 03 1982

Mr. Milt Barker  
Deputy Commissioner  
Department of Revenue  
11th Floor State Office Bldg.  
Pouch, SB  
Juneau, Alaska 99811

ALASKA DEPARTMENT OF REVENUE  
TREASURY DIVISION  
JUNEAU

Dear Mr. Barker:

I would like to respond to your letter of December 13, regarding our views on lease obligations.

Lease Payments are viewed in essentially the same light as debt service on general obligation bonds, regardless of whether the obligation is cancellable due to non-appropriation. In fact, debt obligations secured by lease payments are included in our computations for overall debt burden.

Many states do not consider lease rental debt under debt limitation laws, primarily because legal interpretations view the obligations to pay rent as an annual budget item, and not a long term debt with a continuing appropriation. The fact remains, however, that the debt is still outstanding, and payable for as long as the property is being used by the lessee. While many leases permit non-payment of rent and cancellation of lease obligations, Standard & Poor's would be very concerned about an issuer's general obligation rating, in those cases where leases were cancelled as a ploy to avoid paying debt obligations.

I've enclosed some information regarding our approach to rating lease-rental debt obligations. If you have any further questions, feel free to contact Vladimir Stadnyk or myself at (212) 201-1767.

Very Truly Yours,



Richard P. Larkin  
Managing Vice President  
Municipal Finance Department

cc: V. Stadnyk  
T. Arthur

ATTACHMENT B

(Excerpt from: "Financial Review: Proposed Anchorage State Office Building." Arthur Young & Co., February 1983, pp. 14 - 15.)

C. FINANCING

A question has been raised as to the appropriate approach for financing a proposed new building. Public financing would have generally lower interest rates (approximately 8% based on the most recent State financing versus an assumed 12%, plus 25% of rental increases, for private financing). However, under public ownership and financing, the State would be responsible for paying operating expenses (excluding real estate taxes) would not receive ground rental income, and would not have rental payment obligations.

Discounting appropriate Alternative III revenue, cost and debt service payment to comparative present values at the State's current 8% cost of capital results in the following comparison.

ANCHORAGE STATE OFFICE BUILDING  
COMPARISON OF FINANCING COSTS  
PUBLIC VS. PRIVATE FINANCING

	(000's)	
	<u>PUBLIC</u>	<u>PRIVATE</u>
Rental	\$ -	\$295,810
Operating cost, net of RET	86,902	-
Ground lease revenue <sup>1/</sup>	-	(34,184)
Debt service cost	<u>144,150</u>	<u>-</u>
Net cost	<u>\$231,052</u>	<u>\$261,626</u>

<sup>1/</sup> Including investment in interior furnishing and equipment.

Private sector funding would thus likely result in higher cost at the currently proposed rental rates. This difference would be affected by:

1. Achieving the \$3.25 economic 1986 rental rate. If economic rate is achieved, the present value cost of private sector financing/ownership would be reduced by some \$25 million. The two financing alternatives would then have roughly equivalent costs.
2. A change in the relationship of public vs. private sector interest rates. The recent dramatic decrease in State interest costs, used in this analysis, has reduced this expense to less than two-thirds the assumed private sector cost. There is no way readily to determine whether this spread will continue. If it narrows, private sector financing would become less costly.
3. The obtaining of a rental rate for existing space below the indicated \$2.25 (or \$2.00, if the State's site investment cannot be recovered) in 1983. If this occurs, private sector ownership/financing would become more desirable.
4. A decision by the State to make payments in lieu of real estate taxes. Should this occur, up to \$30 million could be added to the cost of public financing.
5. An increase in project construction costs. Because the rental rate under private ownership/financing would presumably be fixed, increased construction costs above estimated levels would adversely affect only the costs of public financing. Should these costs be more than approximately 15% over current estimates, the two financing alternatives would have equal costs.

**COMMITTEE REPORT**  
**SENATE**

FURTHER:

Date \_\_\_\_\_

Mr. President

The Committee on \_\_\_\_\_ considered \_\_\_\_\_

and (a majority of the committee) (the committee) reports it back with the following recommendations:

- do pass
- do pass with attached amendment(s)
- replace with/or adopt CS for \_\_\_\_\_
- new title
- same title and recommends \_\_\_\_\_
- and attached a "LETTER OF INTENT"  NEW FISCAL NOTE
- reports it back without recommendation
- recommends referral to \_\_\_\_\_ Committee

MEMBERS SIGNING  
DO PASS

MEMBERS HAVING  
OTHER RECOMMENDATIONS

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Chairman \_\_\_\_\_

Chairman recommendation \_\_\_\_\_



LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MUN TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC ACRES	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1444	CAPITAL OFFICE PARK CAPITAL OFFICE PARK 157 YESLER WAY SUITE 609 SEATTLE WA 98104 206-624-0351  F&G HEADQTRS. WEST 8TH STREET JUNEAU AK 99801	H E W S P	EXPIRE: 6 30 87 REVIEW: 87 ADJUST: 7 84 FISH AND GAME JUNEAU	N 911142838	JMD	2/05	0 35,500		2.300 .000 .000 .000 .000 .000 .000 .000 .000 .000	81,650.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
								*LEASE TOTAL	35,500	85,078.39
1445A	THE BLOMFIELD CO. BLOMFIELD COMPANY, THE 528 N STREET  ANCHORAGE AK 99501 279-7416  3301 EAGLE  ANCHORAGE AK 00000	H E W J C S T	EXPIRE: 10 14 90 REVIEW: 6 90 ADJUST: LABOR ANCHORAGE	N	AWB	5/02	0 47,920		1.125 .000 .000 .000 .000 .000 .000 .000 .000 .000	53,910.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
								*LEASE TOTAL	47,920	53,918.65
1504	CBS REAL ESTATE CO. INC CBS REAL ESTATE CO. INC. 3351 ARCTIC BOULEVARD ANCHORAGE AK 99503 337-1548  555 COR- DOVA ST. ANCHORAGE AK 00000	H E W J S P T	EXPIRE: 8 31 84 REVIEW: 4 84 ADJUST: 7 84 NATURAL RESOURCES ANCHORAGE	N	ADP	5/01	0 39,151		1.948 .000 .000 .000 .000 .000 .000 .000 .000 .000	75,266.15 .00 .00 .00 .00 .00 .00 .00 .00 .00
								*LEASE TOTAL	39,151	76,261.45

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX	I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1509	ALASKA NAT BANK OF NORTH AK NAT'L BANK OF NORTH P.O. BOX 60730 HARRY REIMER FAIRBANKS AK 99706 000-0000  AK BANK OF THE NORTH 794 UNIVER FAIRBANKS AK 00000	H E W J S P T	EXPIRE: 10 31 84 REVIEW: 84 ADJUST: 10 83  NATURAL RESOURCES FAIRBANKS	N			AWB	2/01	0	12,500	1.950 .000 .000 .000 .000 .000 .000 .000 .000 .000	24,375.00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
										*LEASE TOTAL	10,000	24,375.00
1511	RICHARD W. FISHER FISCHER STRAND INVEST. C/O P.O. BOX 24407 SEATTLE WA 98124 272-6422  FISCHER BLDG. RASPBERRY INDUST.PAR ANCHORAGE AK 00000	H E W C S P T	EXPIRE: 7 31 90 REVIEW: 3 90 ADJUST: 7 84  FISH AND GAME ANCHORAGE	N			AJB	1/05	0	52,416	1.147 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	60,121.15 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
										*LEASE TOTAL	61,866	60,134.12 \$
1516	THE BLOMFIELD CO. BLOMFIELD COMPANY, THE 2518 E TUDOR SUITE 110 ANCHORAGE AK 00000 272-1920  LOT 3B BLOCK 3 ANCHORAGE AK 00000	H E W J C S T	EXPIRE: 12 31 91 REVIEW: 91 ADJUST: 7 84  ADMINISTRATION ANCHORAGE	N			AJB		0	14,550	1.463 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	21,286.65 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
										*LEASE TOTAL	14,550	21,282.63

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OP'TN	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1532	RESOLUTION TOWERS RESOLUTION TOWERS 1341 FAIRBANKS STREET ANCHORAGE AK 99501 276-4470	H E W J C S P T	EXPIRE: 9 24 87 REVIEW: 5 87 ADJUST: 7 84	N		AWB	5/01	0	31,345	2.140 .000 .000 .000 .000 .000 .000 .000 .000 .000	67,078.30 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
	RESOLUTION TWR 1031 WEST 4TH AVENUE ANCHORAGE AK 99501	LAW ANCHORAGE						P		.000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00
								E	31,345	.000	.00
									*LEASE TOTAL		44,450.70 Q
1535A	FRONTIER BUILDING, THE 12400 SE 38TH STREET BELLEVUE WA 99501 206-643-1010		EXPIRE: 9 30 85 REVIEW: 7 84 ADJUST: 7 84	N		AWB	4/01	0	30,719	2.257 .000 2.257 .000 .000 .000 .000 .000 .000 .000	69,332.78 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
	FRONTIER BLDG. 3601 "C" ST. ANCHORAGE AK 99503	HEALTH AND SOCIAL SERVICES ANCHORAGE						P		.000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL		69,333.80
1535D	FRONTIER BUILDING, THE 12400 SE 38TH STREET BELLEVUE WA 98006 206-643-1010		EXPIRE: 9 30 85 REVIEW: 7 84 ADJUST: 7 84	N		AWB	4/01	0	19,213	2.257 .000 .000 .000 .000 .000 .000 .000 .000 .000	43,363.74 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
	FRONTIER BLDG. 3601 "C" ST. ANCHORAGE AK 99503	MILITARY AFFAIRS ANCHORAGE								.000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL		43,364.38

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1535F	FRONTIER BUILDING, THE 12400 38TH ST.  BELLEVUE WA 98006 206-643-1010  FRONTIER BLDG. 3601 "C" ST.  ANCHORAGE AK 99503		EXPIRE: 9 30 85 REVIEW: 7 84 ADJUST: 7 84	N	AWB	4/01	0	16,664	2.257 .000 .000 .000 .000 .000 .000 .000	37,610.65 .00 .00 .00 .00 .00 .00 .00
								*LEASE TOTAL	16,664	37,611.21
1535G	FRONTIER BUILDING, THE 12400 38TH ST.  BELLEVUE WA 98006 206-643-1010  FRONTIER BLDG. 3601 "C" ST.  ANCHORAGE AK 99503		EXPIRE: 9 30 85 REVIEW: 7 84 ADJUST: 7 84	N	AWB	4/01	0	54,239	2.257 .000 .000 .000 .000 .000 .000 .000	122,417.42 .00 .00 .00 .00 .00 .00 .00
								*LEASE TOTAL	54,239	122,419.22
1607	THE BLOMFIELD CO. BLOMFIELD COMPANY, THE 528 N STREET  ANCHORAGE AK 99501 279-7416  BLOMFIELD BLDG 1107 W 8TH STREET JUNEAU AK 99801	H E W J C S P T	EXPIRE: 6 13 87 REVIEW: 87 ADJUST: 6 84	N	SAS	2/01	0	59,463	1.970 .000 .000 .000 .000 .000 .000 .000 .000	117,142.11 .00 .00 .00 .00 .00 .00 .00 .00
								*LEASE TOTAL	59,463	117,118.33

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1627	GOLDBELT ENTERPRISE MGT GOLDBELT ENTERPRISE MGT. 1000 HARBOR WAY JUNEAU AK 99801 586-6244	H E W J C S P T	EXPIRE: 6 30 87 REVIEW: 85 ADJUST: 7 85 EDUCATION JUNEAU	N		FAB	1/05	0 40	589	2.200 .000 .000 .000 .000 .000 .000 .000 .000 .000 000	89,955.80 .00 .00 .00 .00 .00 .00 .00 .00 .00 A
	GOLDBELT PLACE WEST 10TH GLACIER JUNEAU AK 99801							P		.000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	40,889	89,955.80
1801	KENAI NATIVE ASSOC. KENAI NATIVE ASSOC. P.O. BOX 1210  KENAI AK 99611 000-0000		EXPIRE: 6 30 86 REVIEW: 86 ADJUST:	N		AW5	17/01	0		.000 .000 .000 .000 .000 .000 .000 .000 .000 .000 E	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
	NE 1/2 SEC 25 TNSHP 6 KENAI AK 00000		HEALTH AND SOCIAL SERVICES KENAI					S H		.000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	108,572	32,571.60
1814	AK PACIFIC UNIVERSITY ALASKA PACIFIC UNIVERSIT C/O SCHWAMM 540 L ST #205 ANCHORAGE AK 99501 276-1007	H E W J C S T	EXPIRE: 12 31 86 REVIEW: 8 86 ADJUST: 7 85 COMMUNITY AND REGIONAL AFFAIRS ANCHORAGE	N		AWB	5/01	0 17,850		1.740 .000 .000 .000 .000 .000 .000 .000 .000 .000 S	31,059.00 .00 .00 .00 .00 .00 .00 .00 .00 .00 770.00 .00 .00 .00 .00
	4TH FLOOR OF ALASCOM 949 E 36TH ANCHORAGE AK 99503							S	1,400	.550 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	19,250	31,829.00

AS OF: 2/07/84

STATE OF ALASKA LEASING REPORT

PAGE: 7

<u>LEASE NO.</u>	<u>LESSOR'S NAME AND ADDRESS</u>	<u>SVC</u>	<u>DATES</u>	<u>MON</u>	<u>TAX</u>	<u>I.D.</u>	<u>PUR. AGENT</u>	<u>RENEW OPT'N</u>	<u>TYP SPC</u>	<u>FEET/ ACRES</u>	<u>COST/ SQ.FT.</u>	<u>MONTHLY COST</u>
										***GRAND TOTAL	794,160	997,740.05

18 LEASES

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
0002	CITY OF FAIRBANKS FAIRBANKS, CITY OF  FAIRBANKS AK 99701 452-1881  BLOCK 152 TOWNSITE FAIRBANKS FAIRBANKS AK 99701		EXPIRE: 12 31 11 REVIEW: 11 ADJUST:	N		AMP				.000 .000 .000 .000 .000 .000 .000 .000 .000 .080	.00 .00 .00 .00 .00 .00 .00 .00 .00 .08
*LEASE TOTAL											
0003	KETCHIKAN SCHOOL DISTRIC KETCHIKAN SCHOOL DISTPIC  KETCHIKAN AK 99901 225-2118  6TH AVE & JACKSON ST KETCHIKAN AK 00000		EXPIRE: 9 14 10 REVIEW: 10 ADJUST: 9 10	N	920031096	SAS				.000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
*LEASE TOTAL											
0164	TOWN HOUSE ENTERPRISES TOWN HOUSE ENTERPRISES P. O. BOX 66  HAINES AK 99827 766-2591  HAINES AK 99827	H W S	EXPIRE: 1 31 83 REVIEW: 82 ADJUST: 2 83	N	920042290	ACS	1/01	0	1,225	.590 .000 .000 .000 .000 .000 .000 .000 .000 .000	722.75 .00 .00 .00 .00 .00 .00 .00 .00 .00
*LEASE TOTAL											

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
0200	GENERAL SERVICES ADMIN FIN DIV REG #10 GSA CENTER AUBURN WA 98002 206-833-6500	H EXPIRE: E W REVIEW: ADJUST: S		Y	SAS		0	3,063	1.000 .000 .000 .000 .000	3,063.00 .00 .00 .00 .00
	FEDERAL BLDG 648 MISSION ST KETCHIKAN AK 00000								.000 .000 .000 .000	.00 .00 .00 .00
								E 3,063	.000	.00
					*LEASE TOTAL			3,063		3,063.00
0203	U.S. POSTAL SERVICE U.S. POSTAL SERVICE  WRANGELL AK 99929 000-0000  POST OFFICE BL  WRANGELL AK 99929	H EXPIRE: E W REVIEW: J ADJUST: S		Y	ACS		0	1,455	.510 .000 .000 .000 .000 .000	742.05 .00 .00 .00 .00 .00
									.000 .000 .000 .000 .000	.00 .00 .00 .00 .00
									.000 .000 .000	.00 .00 .00
					*LEASE TOTAL			1,455		745.25
0232	GEN. SERVICES ADMIN. REGION 10  AUBURN WA 98002 206-833-6555  US POST OFFICE COURTHOUSE & JAIL NOME AK 99762	EXPIRE: REVIEW: ADJUST:	6 30 83	N	ACS		0		.000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00
									.000 .000 .000 .000	.00 .00 .00 .00
								E 320	.000	.00
					*LEASE TOTAL			4,795		3,272.59

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
0268	FEDERAL AVIATION AGENC FEDERAL AVIATION AGENCY 632 SIXTH ST.  ANCHORAGE AK 99501 784-3314		EXPIRE: 8 31 83	N		JMD	3/01			.000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
	YAKUTAT AK 00000							G	6	.000	.00
									6	.000	.00
										*LEASE TOTAL	.00
0289	NELS SWANBERG SWANBERG, NELS  BOX 719 NOME AK 99762 443-2897		EXPIRE: 2 17 84	N	5574012914	JMD		0	1,200	.220 .000 .000 .000 .000 .000 .000 .000 .000 .000	264.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
	FRONT ST  NOME AK 99762		ADJUST: 2 83							.000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
										*LEASE TOTAL	275.00
0301	CITY OF JUNEAU JUNEAU, CITY OF 155 S. SEWARD  JUNEAU AK 99801 000-0000		EXPIRE:	N		SAS				.000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
	FERRY TERMINAL SOUTH FRANKLIN JUNEAU AK 99801		REVIEW: 84							.000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
			ADJUST:							.000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
										*LEASE TOTAL	.08 A

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	T.Y.	I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST	
0349	SEATTLE PORT OF SEATTLE PORT OF  BOX 1209 SEATTLE WA 98111 587-5373	EXP: REVIEW: ADJUST:		N			MAO				.000 .000 .000 .000 .080 .000 .000 .000 .000	.00 .00 .00 .00 288.00 .00 .00 .00 .00	
	TRANSPORTATION & PUBLIC FACILITIES SEATTLE								I	3,600	.000	.00	
	TERML 91										.000	.00	
	SEATTLE WA 00000										.000	.00	
											*LEASE TOTAL	3,600	288.00
0506	THOMAS & JULIANNE WEED WEED, THOMAS & JULIANNE 24 S.W. 317TH FEDERAL WAY WA 98003 206-564-2403	H EXP: W REVIEW: J ADJUST: S P T	8 31 84	N	843408549		JLB		0	1,140	.458 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	522.12 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00	
	1502 TACOMA AVE FEDERAL WAY WA 00000												
											*LEASE TOTAL	1,140	522.50
0524	CITY OF SEWARD SEWARD, CITY OF BOX 337  SEWARD AK 99664 000-0000	EXP: REVIEW: ADJUST:		N			AMP	99/99	0	4,850	.412 .000 .000 .000 .412 .000 .000 .000 .000	1,998.20 .00 .00 .00 462.26 .00 .00 .00 .00	
	SEWARD CT BLDG								I	1,122	.000	.00	
	SEWARD AK 99654								P		.000	.00	
											.000	.00	
											.000	.00	
											.000	.00	
											*LEASE TOTAL	5,972	2,459.00





LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
0625	D.R. & B.J KOENIGS KOENIGS, D.R.& B.J. BOX 674 PETERSBURG PETERSBURG AK 99833 772-4757  VIKING THEATRE  PETERSBURG AK 99833	H EXPIRE: E W REVIEW:  ADJUST: S	7 15 84	N	920070073	MAI		0	426	1.030 .000 .000 .000 .000 .000 .000 .000 .000 .000	438.78 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	426	438.78
0632	DONALD BARB. KOENIGS KOENIGS, DONALD & BARB. BOX 674  PETERSBURG AK 99833 777-4757  VIKING THEATRE MAIN ST  PETERSBURG AK 99833	H EXPIRE: E W REVIEW:  ADJUST:	7 15 84	N	920070073	MAI		0	360	1.030 .000 .000 .000 .000 .000 .000 .000 .000 .000	370.80 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	360	370.80
0644	KADIN BUILDING KADIN BUILDING  BOX 709 WRANGELL AK 99929 874-3845  KADIN BLDG. FRONT ST.  WRANGELL AK 00000	H EXPIRE: W REVIEW:  ADJUST: S	9 14 84	N	920003913	MAI	2/01	0	400	.880 .000 .000 .000 .880 .000 .000 .000 .000	352.00 .00 .00 .00 51.92 .00 .00 .00 .00
									*LEASE TOTAL	459	403.92

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
0728	CATHC IC CATHOLIC BISHOP OF JNU 416 5TH STREET SUITE 200 JUNEAU AK 99801 586-2227  ST. ANN'S CTR ST. ANN'S CENTER JUNEAU AK 00000	H E W J C S P T	EXPIRE: 10 31 85 REVIEW: 84 ADJUST: 11 84 HEALTH AND SOCIAL SERVICES JUNEAU	N	926001931	JMD		0	1,500	1.100 .000 .000 .000 .000 .000 .000 .000 .000 .000	1,650.00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
						*LEASE TOTAL			1,500		1,650.00
0760	ROBERT MAGNUSON MAGNUSON, ROBERT  MCGRATH AK 99627 524-3866  MCGRATH AIR  MCGRATH AK 99627	H E W S	EXPIRE: Y REVIEW: ADJUST: ALASKA COURT SYSTEM MCGRATH			ACS		0	70	.710 .000 .000 .000 .000 .000 .000 .000 .000 .000	49.70 .00 .00 .00 .00 .00 .00 .00 .00 .00
						*LEASE TOTAL			70		50.00
0765	JUNEAU BOROUGH JUNEAU CITY BOROUGH 0  JUNEAU AK 99509 000-0000  MEDICAL ARTS MEDICAL ART'S BLDG JUNEAU AK 00000	H P	EXPIRE: 6 30 87 REVIEW: 87 ADJUST: 7 83 HEALTH AND SOCIAL SERVICES JUNEAU	N	920006595	MAI		0	2,550	1.431 .000 1.431 .000 .000 .000 .000 .000 .000 .000	3,649.05 .00 3,649.05 .00 .00 .00 .00 .00 .00 .00
						*LEASE TOTAL			5,100		7,297.00

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
0767	STAN & PAT JONES JONES, STAN & PAT BOX 249  HAINES AK 99827 766-2521  CHILKAT MED CT  HAINES AK 99827	H E W	EXPIRE: 6 30 84 REVIEW: 84 ADJUST: 7 83	N	371303354	MAO	2/01	C	484	.000 .880 .000 .000 .000 .000 .000 .000 .000	.00 425.92 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	484	426.00
0794	YUKKAANA CORPORATION YUKKAANA CORPORATION P.O. BOX 26  GALENA AK 99741 656-1212  GALENA AK 00000	H E W	EXPIRE: 8 31 84 REVIEW: 84 ADJUST: 9 83	N	920047154	SAS	1/01	0	434	1.105 .000 .000 .000 .000 .000 .000 .000 .000	480.00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	434	480.00
0809	EASTER SEAL TRMT CENT EASTER SEAL TRMT CENTER 1020 BARNETTE STREET FAIRBANKS AK 99701 456-4884  1020 BARNETTE FAIRBANKS AK 00000	H E W J C S T	EXPIRE: 6 30 84 REVIEW: 84 ADJUST: 7 83	N	920018031	ADS	1/01	0 C	1,130	1.350 1.350 .000 .000 .000 .000 .000 .000 .000 .000	1,525.50 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	1,130	1,525.50

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ ACRES	COST/ SQ.FT.	MONTHLY COST
0846	GLEN MILLS CONSTRUC MILLS, GLEN CONSTRUCTION BOX 184	E	EXPIRE: 4 30 84 REVIEW: 83	N	860228335	AJB	3/01	0	682	.490 .000 .000 .000 .000 .000 .000 .000 .000	334.18 .00 .00 .00 .00 .00 .00 .00 .00
	VALDEZ AK 99686 835-4475	C	ADJUST: 4 84							.000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00
	MILLS SHOP		PUBLIC SAFETY VALDEZ							.000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00
	VALDEZ AK 99686							E	152	.000	.00
						*LEASE TOTAL			834		416.50
0863	CITY OF ST. MARY'S ST. MARY'S, CITY OF	H E W	EXPIRE: 6 30 84 REVIEW: 84	N		ACS	30/01	0	546	.370 .000 .000 .000 .000 .000 .000 .000 .000	202.02 .00 .00 .00 .00 .00 .00 .00 .00
	ST. MARY'S AK 99658 438-2515	S	ADJUST: 9 81							.000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00
	CRIMINAL JUST.		ALASKA COURT SYSTEM ST. MARY'S							.000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00
	ST MARY'S AK 99659									.000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00
						*LEASE TOTAL			546		200.00
0864	CITY OF EMMONAK EMMONAK, CITY OF	H E W	EXPIRE: 6 30 82 REVIEW: 82	N	690250091	ACS		0	350	.570 .000 .000 .000 .000 .000 .000 .000 .000	199.50 .00 .00 .00 .00 .00 .00 .00 .00
	EMMONAK AK 99581 949-1227	S	ADJUST: 7 82							.000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00
	CRIMINAL JUST		ALASKA COURT SYSTEM EMMONAK							.000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00
	EMMONAK AK 99581									.000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00
						*LEASE TOTAL			350		200.00

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
0877	PERRY GREEN GREEN, PERRY 130 W. 4TH AVENUE ANCHORAGE AK 99501 277-9595	H E W J S P T	EXPIRE: 6 30 84 REVIEW: 84 ADJUST: 6 84	N	538324633	AWB		0	11,566	1.022 .000 .000 .000 .000 .000 .000 .000 .000	11,820.45 .00 .00 .00 .00 .00 .00 .00 .00 .00
	AIRPORT ROAD ANCHORAGE AK 99501									.000 .000 .000	.00 .00 .00
									*LEASE TOTAL		11,817.00
0887	KENNETH OLSEN OLSEN, KENNETH BOX 817  COOPER LANDING AK 99572 595-1377		EXPIRE: 11 30 84 REVIEW: 84 ADJUST: 12 84	N	5511016767	AWB	4/01	0	190	.210 .000 .000 .000 .000 .000 .000 .000 .000	39.90 .00 .00 .00 .00 .00 .00 .00 .00
	SNUG HARBOR RD. COOPER LANDING AK 99572		FISH AND GAME COOPER LANDING							.000 .000 .000	.00 .00 .00
									*LEASE TOTAL		40.00
0889	HOWSERS SUPERMARKET, LTD BOX 309  HAINES AK 99827 766-2400	H E W C S	EXPIRE: 1 31 85 REVIEW: 9 84 ADJUST: 2 85	N	920041798	MAO		0	478	.795 .000 .000 .000 .000 .000 .000 .000 .000	380.01 .00 .00 .00 .00 .00 .00 .00 .00
	MAIN ST. HAINES AK 99827		PUBLIC SAFETY HAINES							.000 .000 .000	.00 .00 .00
									*LEASE TOTAL		380.00

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT	MONTHLY COST
0914	WAYNE & HOPE BROWN WATERFRONT STORAGE 1039 WATER ST.  KETCHIKAN AK 99901 225-2622  WATER STREET KETCHIKAN AK 99903	E W	EXPIRE: 10 31 84 REVIEW: 84  ADJUST: 4 83  PUBLIC SAFETY KETCHIKAN	N		SAS	99/01		364	.000 .000 .000 .000 .398 .000 .000 .000 .000 .000	.00 .00 .00 .00 144.87 J .00 .00 .00 .00
									*LEASE TOTAL	364	145.01
0922	U.S. POSTAL SERVICE U.S. POSTAL SERVICE  WRANGELL AK 99929 000-0000  AK. POST OFFIC  WRANGELL AK 99929	H E W J S T	EXPIRE: REVIEW:  ADJUST:  ALASKA COURT SYSTEM WRANGELL	Y		ACS		0	125	.550 .000 .000 .000 .000 .000 .000 .000 .000 .000	68.75 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	125	68.75
0935	LEIRER ENTERPRISES LEIRER ENTERPRISES BOX 524  SEWARD AK 95664 224-5965  SEWARD AK 00000		EXPIRE: 2 28 20 REVIEW: 19  ADJUST: 3 83  EDUCATION SEWARD	N	920074689	AMP	2/01		5	.000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	5	635.25

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
0957	HILLSTROM OFFICES HILLSTROM OFFICES BOX 49	H EXPIRE:	11 30 84	N 517207000	ACS	5/01	0	6,082	1.080	6,568.56
		E							.000	.00
		W REVIEW:	84						.000	.00
		J							.000	.00
	PALMER AK 99645 745-4208	C ADJUST:	12 83						.000	.00
		S							.000	.00
		P		ALASKA COURT SYSTEM					.000	.00
		T		PALMER					.000	.00
									.000	.00
	PALMER AK 99645								.000	.00
					*LEASE TOTAL			6,082		6,567.34
0975	HILLSTROM BUILDINGS HILLSTROM BUILDINGS BOX 49	H EXPIRE:	11 30 84	N	ACS	5/01	0	6,553	.000	.00
		E							.000	.00
		W REVIEW:	84						.000	.00
		J							.000	.00
	PALMER AK 99645 745-4208	C ADJUST:	4 84						.000	.00
		S							.000	.00
				ALASKA COURT SYSTEM					.000	.00
	PIGNEER HOME			PALMER					.000	.00
									.000	.00
									.000	.00
	PALMER AK 99645								.000	.00
					*LEASE TOTAL			6,553		7,090.72
0978	CITY OF MEKORYUK MEKORYUK CITY OF BOX 29	H EXPIRE:	10 31 83	N 920038737	ACS	5/01	0	400	.560	224.00
		E							.000	.00
		W REVIEW:	83						.000	.00
									.000	.00
	MEKORYUK AK 99630 627-8001	ADJUST:	6 83						.000	.00
		S							.000	.00
				ALASKA COURT SYSTEM					.000	.00
	CRIMINAL JUST.			MEKORYUK					.000	.00
									.000	.00
									.000	.00
	FACILITY								.000	.00
	MEKORYUK AK 99630								.000	.00
					*LEASE TOTAL			400		226.75

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
0981	CITY OF NOORVIK NOORVIK CITY OF P.O. BOX 146  NOORVIK AK 99763 000-0000  CRIMINAL JUSTICE FACILITY NOORVIK AK 00000	H E W  ADJUST:  ALASKA COURT SYSTEM NOORVIK	9 30 83	N		ACS	2/01	0	400	.500 .000 .000 .000 .000 .000 .000 .000 .000 .000	200.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	400	214.40
0982	CITY OF ANIAK ANIAK, CITY OF  ANIAK AK 99557 675-4324  CRIMINAL JUST.  ANIAK AK 99557	H E W  ADJUST: S ALASKA COURT SYSTEM ANIAK	10 31 83	N	920044123	ACS	2/05	0	400	.750 .000 .000 .000 .000 .000 .000 .000 .000 .000	300.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	400	300.00
0983	CITY OF SAVOONGA SAVOONGA, CITY OF BOX 141  SAVOONGA AK 99769 984-6614  CRIMINAL JUST  FACILITY SAVOONGA AK 99769	H E W  ADJUST: S ALASKA COURT SYSTEM SAVOONGA	9 30 83	N		ACS	4/01	0	400	.710 .000 .000 .000 .000 .000 .000 .000 .000 .000	284.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	400	281.82

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
0984	CITY OF ANGOON ANGOON, CITY OF BOX 189  ANGOON AK 99820 788-3433  CRIMINAL JUST  ANGOON AK 00000		EXPIRE: 11 30 83 REVIEW: 83 ADJUST: 11 83  ALASKA COURT SYSTEM ANGOON	N	92003775	ACS	3/01	0	400	.500 .000 .000 .000 .000 .000 .000 .000 .000	200.00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	400	200.00
0987	CITY OF SELAWIK SELAWIK, CITY OF  SELAWICK AK 99770 484-2123  CRIMINAL JUST.  SELAWICK AK 99770		H EXPIRE: 10 31 82 E REVIEW: 81 W ADJUST: 11 81 S  ALASKA COURT SYSTEM SELAWICK	N	920049770	ACS	4/01	0	350	.850 .000 .000 .000 .000 .000 .000 .000 .000	297.50 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	350	300.00
1010	AK. STATE HOUSING AUTHOR MARINE VIEW APARTMENTS 230 SOUTH FRANKLIN ST JUNEAU AK 99801 279-7643  ASHA MARINE VW 230 SOUTH FRANKLIN JUNEAU AK 00000		H EXPIRE: 4 14 84 E REVIEW: 83 W ADJUST: 4 84 S  HEALTH AND SOCIAL SERVICES JUNEAU	N	926000074	MAI	4/05		2,680	.000 .724 .000 .000 .000 .000 .000 .000 .000	.00 1,940.32 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	2,680	1,940.51

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DA.	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1028	KONIAG INC. KONIAG, INC. P.O. BOX 746  KODIAK AK 99615 000-0000  KARLUK RIV  KARLUK AK 99608	EXPIRE: REVIEW: ADJUST:	6 30 88	N		MAO				.000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	3	41.67
1041	CITY OF ANCHORAGE ANCHORAGE, CITY OF POUCH 6-650  ANCHORAGE AK 99502 264-4431  CITY JAIL 6TH & C ST  ANCHORAGE AK 99501	H EXPIRE: E W REVIEW: ADJUST: S	6 30 84	N	920059987	AJB	3/01			.000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEAS. TOTAL	E 20,366 20,366	19,953.88
1042	AMERICAN LEGION INC. MATANUSKA VALLEY POST 15 BANK OF COMMER BOX AA PALMER AK 99645 745-2875  AMERICAN LEGN 554 S. ALASKA ST. PALMER AK 99645	H EXPIRE: E W REVIEW: J ADJUST: S T	9 19 83	Y	926002832	ACP				1.030 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	1,174.20 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	1,140	1,174.20

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX	I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1050	KETCHIKAN CHAMBER OF COM KETCHIKAN CHAMBER OF COM OFC OF FINANCE DIRECTOR KETCHIKAN AK 99901 225-3184	EXP REV ADJ	8 14 85			N	SAS	3/01			.000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00
	DEER MTN FISH SEC 30 175S R9IE KETCHIKAN AK 99901		FISH AND GAME KETCHIKAN								.000 .000 .000 .000	.00 .00 .00 .00
									G E		.000 .000	.00 .00
												*LEASE TOTAL 2.08
1052A	CITY & BOROUGH OF JNU JUNEAU, CITY & BOROUGH 155 S. SEWARD	EXP REV ADJ	10 31 85			N	JLV				.000 .000 .240 .000 .000 .000 .000	.00 .00 3,555.84 .00 .00 .00 .00
	JUNEAU AK 99801 586-3300		6 84						L	14,816	.000 .000 .000 .000	.00 .00 .00 .00
	MAYFLOWER BLDG	P	ENVIRONMENTAL CONSERVATION DOUGLAS								.000 .000 .000	.00 .00 .00
	DOUGLAS AK 99801										.000	.00
												*LEASE TOTAL 3,550.00
1055	TOTEM INVESTMENT CORP. SUITE 215 610 C STREET ANCHORAGE AK 99501 206-243-3633	H E W J C S	10 11 84			N	E920020841	ADP	3/01	0 1,638	.943 .000 .000 .000 .000 .000	1,552.82 .00 .00 .00 .00 .00
	WILLHOETH BLDG 610 C ST		ADMINISTRATION ANCHORAGE								.000 .000 .000	.00 .00 .00
	ANCHORAGE AK 99501										.000	.00
												*LEASE TOTAL 1,553.16

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1056	ANDREW CESSNA CESSNA, ANDREW BOX 807  KODIAK AK 99615 486-4322  1515 MILLBAY KODIAK AK 99615	H E W  S	EXPIRE: 9 14 84  REVIEW: 84  ADJUST: 9 84  FISH AND GAME KODIAK	N		JLV	1/01		2,948	.000 .000 .000 .000 .650 .000 .000 .000 .000 .000	.00 .00 .00 .00 1,916.20 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	2,948	1,930.69
1061	JACK M. LAUB LAUB, JACK M. 606 WEST 86 COURT ANCHORAGE AK 99502 344-2156  SUSITNA RIVER AK 00000		EXPIRE: 11 14 85  W REVIEW: 85  ADJUST: 11 85  FISH AND GAME SUSITNA RIVER	N		JLB	2/01		1,400  400	.000 .000 .000 .000 .069 .000 .000 .000 .069 .000 .000	.00 .00 .00 .00 96.60 .00 .00 .00 27.60 .00 .00
									*LEASE TOTAL	1,800	125.00
1063	DEPT. OF ADMINISTRATION ADMINISTRATION, DEPT. OF  0 0000G 000-0000  KODIAK COMBSHD  KODIAK AK 99615		EXPIRE:  REVIEW:  ADJUST:  ADMINISTRATION KODIAK	Y		JLV	1/01	0	545	.000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	545	.00

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1072	CITY OF GALENA GALENA, CITY OF  BOX 149 GALENA AK 99741 656-1281  CRIMINAL JUST.  GALENA AK 00000	H E W  S	EXPIRE: 12 31 83  REVIEW: 84  ADJUST: 2 83  PUBLIC SAFETY GALENA	Y	920044429	SAS		0	400	.500 .000 .000 .000 .000 .000 .000 .000 .000 .000	200.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	400	200.00
1073	CITY OF YAKUTAT YAKUTAT, CITY OF BOX 6  YAKUTAT AK 99689 784-3323  MAIN ST.  YAKUTAT AK 99689	H E W J C S T	EXPIRE: 10 31 84  REVIEW: 84  ADJUST: 10 83  ALASKA COURT SYSTEM YAKUTAT	N	926001319	ACS	1/03	0	800	.320 .000 .000 .000 .000 .000 .000 .000 .000 .000	256.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	800	260.00
1075	CITY OF GAMBLE GAMBELL, CITY OF  GAMBELL AK 99742 985-5112  GAMBELL AK 99742	H E W  S	EXPIRE: 2 28 83  REVIEW: 83  ADJUST: 2 83  ALASKA COURT SYSTEM GAMBELL	N	920059105	ACS		0	400	.500 .000 .000 .000 .000 .000 .000 .000 .000 .000	200.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	400	200.00

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1084	T.J. INVESTMENT T.J. INVESTMENT 1980 112 NE SUITE 270 BELLEVUE WA 98004 206-454-9410  MURRAY SUBDIVISIN ANCHORAGE AK 99801	EXPIRE: REVIEW: ADJUST:	6 30 84	N	ADS				1.660 .000 .000 .000 .000 .000 .000 .000 .000 .140	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
								HEALTH AND SOCIAL SERVICES ANCHORAGE	.000 .000 .000 .000	.00 .00 .00 .00
								G	.000	.00
								*LEASE TOTAL	115,946	19,226.10
1086	UNITED PROPERTIES UNITED PROPERTIES CLISE AGENCY SECTIES BLDG SEATTLE WA 98101 206-623-7500  UNTD. AIRLINES  SEATTLE WA 00000	H EXPIRE: E W REVIEW: J C ADJUST: S P T	9 13 84	N	04931010331	MAO	2/01 0	2,186	1.100 .000 .000 .000 .000 40.000 .000 .000 .000 .000	2,404.60 .00 .00 .00 .00 .00 .00 .00 .00 .00
								P	40.000	.00
								REVENUE SEATTLE	.000 .000 .000	.00 .00 .00
								*LEASE TOTAL	2,186	2,478.20
1087	OUNALASHKA COR OUNALASHKA CORPORATION BOX 149  UNALASKA AK 99685 581-1276  BLDG 630 AMAKNAK IS  UNALASKA AK 99685	EXPIRE: REVIEW: ADJUST:	4 30 84	N	920045264	SAS	6/08		.000 .000 .000 .000 .200 .000 .000 .000 .000 .000	.00 .00 .00 .00 300.00 .00 .00 .00 .00 .00
								I	1,500	300.00
								FISH AND GAME UNALASKA	.000 .000 .000	.00 .00 .00
								*LEASE TOTAL	1,500	300.00

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1090	CITY OF BETHEL BETHEL, CITY OF BOX 388  BETHEL AK 99559 543-2297	H E W J C S P T	EXPIRE: 11 14 86  REVIEW: 86  ADJUST: 11 83	N	ACS	2/01			.000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
	BETHEL AK 99559						E	4,437 4,437		6,666.67
					*LEASE TOTAL					
1092	CITY OF BETHEL BETHEL, CITY OF BOX 537  BETHEL AK 99559 543-2297		EXPIRE: 8 11 16  REVIEW: 15  ADJUST: 8 16	N	JLV	2/01			.000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
	MUN. RESERVE LOTS 7-17 BLOCK 7 BETHEL AK 99559		MILITARY AFFAIRS BETHEL				G		.000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
					*LEASE TOTAL				.080	.08
1097	BAYVIEW COMMERCIAL CO BAYVIEW COMMERCIAL CO. 619 WAREHOUSE AVE. SUITE 20 ANCHORAGE AK 99501 279-7654  BAYVIEW COMMER 619 WAREHOUSE ANCHORAGE AK 99501	H E W J C S P T	EXPIRE: 8 31 84  REVIEW: 84  ADJUST: 9 84	N 920046794	AWB	2/01	0	2,306	1.110 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	2,559.66 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
					*LEASE TOTAL			2,306		2,559.66

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1099	TONY NEAL TONY NEAL BOX 393  HOMER AK 99603 235-8141  3668 LAKE STREET HOMER AK 99603	H E W J C S	EXPIRE: 2 14 87 REVIEW: 86 ADJUST: 3 84  ALASKA COURT SYSTEM HOMER	N	920039527	ACS	1/01	0	2,743	1.330 .000 .000 .000 .000 .000 .000 .000 .000 .000	3,648.19 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	2,743	4,962.51
1104	CITY OF MOUNTIAN VILLA MTN. VILLAGE, CITY OF  MTN. VILLAGE AK 99632 591-2929  MTN. VILLAGE AK 99632	H E W J C S T	EXPIRE: 12 31 82 REVIEW: 82 ADJUST: 12 82  ALASKA COURT SYSTEM MTN. VILLAGE	N	920036950	ACS	3/01	0	160  209 368	.500 .000 .000 .000 .000 .000 .000 .000 .000 .000	80.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	368	184.00
1113	SOMMERS BUILDING TLINKIT-HAIDA INDIANS ONE SEALASKA PLAZA JUNEAU AK 99801 586-1432  SOMMERS BLDG. 226 SEWARD STREFT JUNEAU AK 99801	H E W S	EXPIRE: 5 31 84 REVIEW: 1 84 ADJUST: 8 83  TRANSPORTATION & PUBLIC FACILITIES JUNEAU	N	920035505	JLV		0	7,243	1.426 .000 .000 .000 .000 .000 .000 .000 .000 .000	10,328.52 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	7,243	10,326.48



LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1136	NORTH SLOP BOROUGH SCHOOL NORTH SLOPE BORO SCHOOL GEN. SERVICES POUCH C JUNEAU AK 99811 852-7374	EXP: N	84		MAO				.000	.00
	BARROW ARMORY BOX 169 BARROW AK 99723	REVIEW: ADJUST:							.000 .000 .000	.00 .00 .00
		MILITARY AFFAIRS BARROW							.000 .000	.00 .00
								E 2,400	.000	.00
								*LEASE TOTAL 2,400		.00
1142	CORDOVA COMMUN CORDOVA COMMUNITY HOSP. BOX 160 CORDOVA AK 99574 424-7551	H EXP: N	4 30 84	926000138	AMP	3/05			.000	.00
	CORDOVA HOSP. CORDOVA AK 00000	E REVIEW: ADJUST:	83					C 426	1.501	639.43
		J							.000	.00
		C	5 84						.000	.00
		S							.000	.00
		HEALTH AND SOCIAL SERVICES CORDOVA							.000	.00
									.000	.00
									.000	.00
									.000	.00
									.000	.00
								*LEASE TOTAL 426		639.50
1146	CITY OF HOMER HOMER, CITY OF BOX 391 HOMER AK 99603 235-8113	H EXP: N	1 31 84	920030963	ADP	99/01	0	352	1.420	499.84
	CITY OF HOMER HOMER AK 99603	E REVIEW: ADJUST:	83						.000	.00
		J							.000	.00
		C	2 83						.000	.00
		S							.000	.00
		P PUBLIC SAFETY T HOMER							.000	.00
									.000	.00
									.000	.00
									.000	.00
								*LEASE TOTAL 352		500.00

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/ SQ.FT.	MONTHLY COST
1148	ROBERT HALL, MD HALL, ROBERT M.D. 2400 E. 42ND AVENUE ANCHORAGE AK 99504 279-0461	H E W C S	EXPIRE: 7 31 84 REVIEW: 84 ADJUST: 7 83	N	920039528	AWB	2/01	0	3,889	.870 .000 .000 .000 .000 .000 .000 .000 .000 .000	3,383.43 .00 .00 .00 .00 .00 .00 .00 .00 .00
	ANGAKOK BLDG. 3401 E. 42ND ANCHORAGE AK 00000		HEALTH AND SOCIAL SERVICES ANCHORAGE							.000 .000 .000 .000 .000	.00 .00 .00 .00 .00
									*LEASE TOTAL	3,889	3,383.43
1151	WALTER K. FOURNIER AK NAT'L BANK OF NORTH POUCH 7-010 CALAIS OFFICE ANCHORAGE AK 99510 278-4581	H E W J C S P T	EXPIRE: 8 14 84 REVIEW: 84 ADJUST: 8 83	N	926017752	ADP	4/01	0	930	1.070 .000 .000 .000 .000 .000 .000 .000 .000 .000	995.10 .00 .00 .00 .00 .00 .00 .00 .00 .00
	SECOND & WILLOW WASILLA AK 00000		HEALTH AND SOCIAL SERVICES WASILLA					P		.000 .000 .000 .000	.00 .00 .00 .00
									*LEASE TOTAL	930	995.10
1155	UNALAKLEET NATIVE CORP. BOX 100 UNALAKLEET AK 99684 624-3411	H E W J S	EXPIRE: 8 14 84 REVIEW: 4 84 ADJUST: 8 84	N		MOB	3/01	0	240	2.250 .000 .000 .000 .000 .000 .000 .000 .000	540.00 .00 .00 .00 .00 .00 .00 .00 .00
	UNALAKLEET OFC BLDG UNALAKLEET AK 99684		HEALTH AND SOCIAL SERVICES UNALAKLEET							.000 .000 .000 .000	.00 .00 .00 .00
									*LEASE TOTAL	240	540.00

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MCN	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1160	NISTLER ENTERPRISES NISTLER ENTERPRISES BOX 952  DELTA JUNCTION AK 99737 895-4550  NISTLER BLDG. ALASKA HIGHWAY DELTA JUNCTION AK 99737	H E W J C S  T	EXPIRE: 8 31 84  REVIEW: 84  ADJUST: 9 84  PUBLIC SAFETY DELTA JUNCTION	N	920030189	AJB		0	795	1.120 .000 .000 .000 .000 .000 .000 .000 .000 .000	890.40 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	795	890.40
1167	SEAPORT ENTERPRISES SEAPORT ENTERPRISES P.O. BOX 3-055  ANCHORAGE AK 99501 224-5972  TRACK C2 USS 149 SEWARD AK 00000	H E W  S	EXPIRE: 6 30 86  REVIEW: 86  ADJUST: 7 86  EDUCATION SEWARD	N	E920064602	AMP	1/05			.000 .000 .000 .000 .360 .340 .000 .000 .000 .000	.00 .00 .00 .00 2,592.00 918.00 .00 .00 .00 .00
									*LEASE TOTAL	63,100	4,042.00
1172	ARK LIMITED PARTNE ARK, A LIMITED PARTNER. DRAWER 50 1919 LATHROP FAIRBANKS AK 99701 456-1566  19TH & LATHROP FAIRBANKS AK 00000	H E W J C S P T	EXPIRE: 11 30 84  REVIEW: 7 84  ADJUST: 12 84  HEALTH AND SOCIAL SERVICES FAIRBANKS	N	920060684	ADS	4/01	0	2,727	2.230 .000 .000 .000 .000 .000 .000 .000 .000 .000	6,081.21 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	2,727	6,082.45



LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'M	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1183	NOME PUBLIC SCHOOL NOME PUBLIC SCHOOL  BOX 131 NOME AK 99762 443-2231  DORMITORY  NOME AK 99762	H E W  S	EXPIRE: 6 30 84  REVIEW: 84  ADJUST: 7 84	N	926000108	JMD		0	5,000	.705 .000 .000 .000 .000 .000 .000 .000 .000 .000	3,525.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	5,000	3,525.21
1196	ARK A LIMITED PARTNE ARK, A LIMITED PARTNER. DRAWER 50 1919 LATHROP FAIRBANKS AK 99701 452-3359  1919 LATHROP FAIRBANKS AK 00000	H E W J C S P T	EXPIRE: 7 31 84  REVIEW: 84  ADJUST: 8 83	N	920060684	ADS		0	4,712	2.082 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	9,810.38 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	4,712	9,809.09
1197	PURT OF SEATTLE SEATTLE PORT OF BOX 1200  SEATTLE WA 98111 587-5373  TRANSIT SHED  PIER 48 SEATTLE WA 00000		EXPIRE:  REVIEW: 83  ADJUST: 3 83	Y	916001025	MAO				.000 .000 .000 .000 .100 .000 .000 .000 .000 .000	.00 .00 .00 .00 1,008.00 .00 .00 .00 .00 .00
									*LEASE TOTAL	10,080	1,008.00

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1200	CHOGGIUNG LIMITED CHOGGIUNG LIMITED BOX 247  DILLINGHAM AK 99576 842-5218  LOT #1 USS 2262 DILLINGHAM AK 99576	H E W J C S P T	EXPIRE: 11 5 88  REVIEW: 88  ADJUST: 11 83  ALASKA COURT SYSTEM DILLINGHAM	N	920045217	ACS	2/01	0	3,633	2.460 .000 .000 .000 .000 .000 .000 .000 .000 .000	8,937.18 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	3,633	8,937.18
1202	CITY OF CORDOVA CORDOVA, CITY OF BOX 1210  CORDOVA 99574 424-  CORDOVA CIVIC RAILROAD & WATER ST CORDOVA AK 99574	H E W C S	EXPIRE: 4 30 84  REVIEW: 83  ADJUST: 5 83  PUBLIC SAFETY CORDOVA	N	926000138	AMP		0	1,152	1.050 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	1,209.60 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	1,152	1,209.60
1203	HEAD, REVENUE, RECOV HEAD, REVENUE, RECOV. 110 W. GEORGIA PRINCE RUPERT BC 00000 000-0000  PRINCE RUPERT BC 00000	EXPIRE: REVIEW: ADJUST:	Y			JMD				.000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL		1,600.00

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1213	SEETKA-KHWAAN SEETKA KHWAAN INC. BOX 1128  PETERSBURG AK 99833 772-3636  BANK BUILDING 314 MAIN & D. ST. PETERSBURG AK 00000	H W J C S  T	EXPIRE: 5 31 84 REVIEW: 84 ADJUST: 6 83  LABOR PETERSBURG	N	920055082	MAI	2/01	0	740	1.390 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	1,028.60 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	740	1,028.60
1215	J. FRANCES POWELL POWELL, J. FRANCES BOX 605  KODIAK AK 99615 486-5354  12TH ST D, USS1396 KODIAK AK 00000	H E W  S P	EXPIRE: 8 3 84 REVIEW: 84 ADJUST: 9 84  PUBLIC SAFETY KODIAK	N	920064139	JLV	4/01	0	8,592	1.106 .000 .000 .000 .990 .000 .000 .000 .000 .000 .000	9,502.75 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	8,688	9,505.11
1216	WATERFRONT WATERFRONT STO WATERFRONT STORAGE 1039 WATER STREET KETCHIKAN AK 99901 225-2622  1039 WATER ST. KETCHIKAN AK 00000	E W  S	EXPIRE: 10 31 84 REVIEW: 13 ADJUST: 6 83  NATURAL RESOURCES KETCHIKAN	N	920060326	SAS			480	.000 .000 .000 .000 .440 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 211.20 .00 .00 .00 .00 .00 .00
									*LEASE TOT/	480	210.60

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ ACRES	COST/ SQ.FT.	MONTHLY COST		
1217	LABORERS LOCAL LABORERS LOCAL 942 315 BARNETTE ST FAIRBANKS AK 99701 456-4584  315 BARNETTE FAIRBANKS AK 99701	H	EXPIRE:	6 30 84	N	920060684	ADS		0 2 383	1.694	4,036.80		
		E								.000	.00		
		W	REVIEW:	84							.000	.00	
		J									.000	.00	
		C	ADJUST:	7 84							.000	.00	
		S									.000	.00	
			HEALTH AND SOCIAL SERVICES FAIRBANKS									.000	.00
												.000	.00
									*LEASE TOTAL	2,383	4,546.26		
1218	GEOPHYSICAL CORP. OF AK 225 CORDOVA ST  ANCHORAGE AK 99501 279-1486  BLDG B 225 CORDOVA ST ANCHORAGE AK 00000	H	EXPIRE:	12 31 83	Y		AWB		0 8,699	.995	8,655.51		
		E								.000	.00		
		W	REVIEW:	8 83							.000	.00	
		J									.000	.00	
		C	ADJUST:								.000	.00	
		S									.000	.00	
		P	COMMUNITY AND REGIONAL AFFAIRS ANCHORAGE								.000	.00	
		T									.000	.00	
									*LEASE TOTAL	8,699	8,650.81		
1222	L STREET INVESTMENTS L STREET INVESTMENTS 540 L STREET SUITE 500 ANCHORAGE AK 99501 349-1531  420 L ST ANCHORAGE AK 00000	H	EXPIRE:	7 31 84	N	920066041	AJP	1/01	0 9,390	1.360	12,770.40		
		E								.000	.00		
		W	REVIEW:	84							.000	.00	
		J									.000	.00	
		C	ADJUST:	7 84							.000	.00	
		S									.000	.00	
			COMMERCE ANCHORAGE								.000	.00	
		T									.000	.00	
									*LEASE TOTAL	9,390	12,765.09		

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1223	CITY OF YAKUTAT YAKUTAT, CITY OF BOX 112  YAKUTAT AK 99689 734-3275  HEALTH CENTER CLINIC 2  YAKUTAT AK 00000	H E W J C S  T	EXPIRE: 6 30 84 REVIEW: 84 ADJUST: 1 84  HEALTH AND SOCIAL SERVICES YAKUTAT	N	926001319	JMD	3/05	C	300	.417 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	300	125.00
1228	U.S. DEPT OF THE ARMY U.S. ARMY, DEPT. OF BOX 7002  ANCHORAGE AK 99510 846-0113  NIKE SITE FORT RICHARDSON ANCHORAGE AK 99510	EXPIRE: REVIEW: ADJUST:	4 30 84 1 84 5 84  ADMINISTRATION FT. RICHARDSON	N		ADS			G 1,253	.000 .000 .000 .000 .000 .000 .000 .000 .033 .000	.00 .00 .00 .00 .00 .00 .00 .00 41.35 .00
									*LEASE TOTAL	1,253	41.67 A
1229	SIMPSON BUILDING ENTER SIMPSON BUILDING ENTERP C/O TOM CASHEN 3200 FOSTER JUNEAU AK 99801 586-2565  SIMPSON BLDG. 601 WEST WILLOUGHBY JUNEAU AK 99801	H W C S	EXPIRE: 5 31 84 REVIEW: 1 84 ADJUST: 1 84  TRANSPORTATION & PUBLIC FACILITIES JUNEAU	N	920069760	JLV		O	4,148	1.350 .000 .000 .000 .000 .000 .000 .000 .000 .000	5,599.80 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	4,148	5,599.80

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1230	KIKIKTAGRUK INUPIAT CORP BOX 279	H EXPIRE:	7 31 84	N E920045476	JLB		0	338	1.976	667.89
	KOTZEBUE AK 99752 000-0000	E W REVIEW:	3 84						.000 .000	.00 .00
	OLD ESKIMO BLG	J C ADJUST:	8 84						.000 .000	.00 .00
	KOTZEBUE AK 99752	S T		GOVERNOR'S OFFICE KOTZEBUE					.000 .000 .000	.00 .00 .00
								*LEASE TOTAL	381	666.75
1234	C.F. CONSTRUCTION C.F. CONSTRUCTION P.O. BOX 863	H EXPIRE:	12 31 88	N	ADP	2/01			.000	.00
	DELTA JUNCTION AK 99737 000-0000	E REVIEW:	98						.000 .000 .000 .000	.00 .00 .00 .00
	DELTA JUNCTION AK 00000	ADJUST:	7 84						.000 .000 .000	.00 .00 .00
				ADMINISTRATION DELTA JUNCTION					.000 .000 .000	.00 .00 .00
								*LEASE TOTAL	E 1,040 1,040	544.00
1234A	C.F. CONSTRUCTION P.O. BOX 0863	H EXPIRE:	12 31 88	N	ADP	2/01			.000	.00
	DELTA JUNCTION AK 00000 000-0000	W REVIEW:	88						.000 .000 .000	.00 .00 .00
		ADJUST:	7 84						.000 .000 .000	.00 .00 .00
		S		PUBLIC SAFETY DELTA JUNCTION					.000 .000	.00 .00
	DELTA JUNCTION AK 00000						H	4,748	.560 .000 .000	2,658.88 .00 .00
								*LEASE TOTAL	E 4,748	2,681.00

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST, SQ.FT.	MONTHLY COST
1235	OMNI NORTH CONSTRUCTION C OMNI NORTH CONSTRUCTION BOX 10-573  ANCHORAGE AK 99511 344-2569  4100 SPENARD RD ANCHORAGE AK 00000	H E W J C S P T	EXPIRE: 12 31 88  REVIEW: 8 98  ADJUST: 7 84  EDUCATION ANCHORAGE	N	920066335	ADS	1/05	0	11,053	1.145 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	12,655.69 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	11,053	12,655.69
1239	W. BRUCE STREET UNIVERSITY PLAZA OFFICES 600 UNIVERSITY AVENUE FAIRBANKS AK 99701 479-4282  UNIVERSITY PLZ 600 UNIV. AVENUE FAIRBANKS AK 00000	H E W J C S P T	EXPIRE: 9 30 84  REVIEW: 84  ADJUST: 10 84  TRANSPORTATION & PUBLIC FACILITIES FAIRBANKS	N	920058689	AWB		0	5,764	1.577 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	9,089.83 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	5,764	9,087.46 Q
1240	RICHARD SWANSON KENAI GLASS COMPANY, INC BOX 1413  KENAI AK 99611 262-9151  KENAI GLASS BL  KALIFONSKY KENAI AK 99611	H E W J C S P T	EXPIRE: 10 31 86  REVIEW: 86  ADJUST: 11 84  FISH AND GAME KENAI	N	920036520	AWB		0	4,792	1.450 .000 .810 .000 .520 .050 .480 .340 .000 .000	6,948.40 .00 1,179.36 .00 2,269.80 450.00 .00 510.00 .00 .00
									*LEASE TOTAL	500 21,638	7,907.83

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1243	GLEN MILLS MILLS GLEN CONSTRUCTION BOX 184 VALDEZ AK 99686 835-4475  TATITLEK & PIONEER DR VALDEZ AK 00000	H E W J C S P T	EXPIRE: 10 31 84 REVIEW: 84 ADJUST: 11 84 HEALTH AND SOCIAL SERVICES VALDEZ	N	860228336	AJB	3/01	C	850	.000 1.730 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 1,470.50 .00 .70 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	850	1,470.50
1245	TOTEM ARMS TOTEM ARMS BOX 552  PETERSBURG AK 99833 172-4762  TOTEM ARMS FIRST & F STREET PETERSBURG AK 99833	H E W C P	EXPIRE: 6 14 84 REVIEW: 84 ADJUST: 6 84 PUBLIC SAFETY PETERSBURG	N	920069830	MAI		0	420	1.050 .000 .000 .000 .000 .000 .000 .000 .000 .000	441.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	420	441.00
1246	CORP. OF CATHOLIC BISHO CATHOLIC BISHOP, CORP OF 416 FIFTH ST  JUNEAU AK 99801 586-3717  ST. ANNS CNTR. ST. ANN'S CENTER JUNEAU AK 00000	H E W J C S T	EXPIRE: 10 31 84 REVIEW: 84 ADJUST: 11 84 HEALTH AND SOCIAL SERVICES JUNEAU	N	9260C1931	SAS	2/01	0	1,811	1.061 .000 .000 .000 .000 .000 .000 .000 .000 .000	1,921.47 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	1,811	1,922.10

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1247A	CHARLES BLOMFIELD BLOMFIELD CHARLES, ASS. 528 NORTH ST.  ANCHORAGE AK 99501 279-7416  4TH & GAMBLE ANCHORAGE AK 99501	H E W J C S P	EXPIRE: 10 14 84 REVIEW: 84 ADJUST: 10 84 ADMINISTRATION ANCHORAGE	N	92004860	AWB		0	660	1.260 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	831.60 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 831.59
									*LEASE TOTAL 660		
1247B	CHARLES BLOMFIELD BLOMFIELD, CHAS. & ASSOC JACK WHITE CO 3201 C STREET ANCHORAGE AK 99503 279-7416  BLOMFIELD BLDG 4TH AND GAMBLE ANCHORAGE AK 99501	H E W J C S P	EXPIRE: 10 14 84 REVIEW: 6 84 ADJUST: 10 84 HEALTH AND SOCIAL SERVICES ANCHORAGE	N		AWB		0	1,700	1.260 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	2,142.00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 2,142.00
									*LEASE TOTAL 1,700		
1248	JOHN COGHILL COGHILL, JOHN COMPANY BOX 268  NENANA AK 99760 832-5476  TORTELLA BLDG. 2ND & A STREET NENANA AK 99760	H E W J C S	EXPIRE: 2 28 87 REVIEW: 86 ADJUST: 3 83 ALASKA COURT SYSTEM NENANA	N	920048751	ACS	6/01	0	1,236	.730 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	902.28 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 900.00
									*LEASE TOTAL 1,236		

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1249	W. BRUCE STREET UNIVERSITY PLAZA OFFICES 600 UNIVERSITY AVENUE FAIRBANKS AK 99701 479-4202  UNIVERSITY PLZ 600 UNIVERSITY FAIRBANKS AK 99701	H E W J C S P T	EXPIRE: 9 30 84 REVIEW: 84 ADJUST: 10 84  TRANSPORTATION & PUBLIC FACILITIES FAIRBANKS	N	920058689	AWB	1/01	0	4,502	1.612 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	7,257.22 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 *LEASE TOTAL 7,258.46
1251	K.D.& R.L. MOORE NORTHERN ENTERPRISES STAR ROUTE A BOX 90-B HOMER AK 99603 000-0000  KACHEMAK & E. END R HOMER AK 99603	EXPIRE: 11 28 84 REVIEW: 84 C ADJUST: 11 84  PUBLIC SAFETY HOMER	N		ADP				200	.000 .000 .000 .000 .420 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 84.00 .00 .00 .00 .00 .00 *LEASE TOTAL 85.00
1252	GORDON T. CRUGER CRUGER, GORDON T.  BOX 72 GALENA AK 99741 656-1298  GALENA MAIN ROAD GALENA AK 99741	H W C S T	EXPIRE: 12 31 83 REVIEW: 83 ADJUST: 12 83  ALASKA COURT SYSTEM GALENA	N	264523898	ACS	5/01	0	1,078	.550 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	592.90 .00 .00 .00 .00 .00 .00 .00 .00 .00 *LEASE TOTAL 600.00





LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ ACRES	COST/ SQ.FT.	MONTHLY COST
1274	RUSSELL CHUN INGERSOLL PARTNERS, LTD. BOX 6440  KETCHIKAN AK 99901 225-2700  326 DOCK STREET KETCHIKAN AK 00000	H E W J C S	EXPIRE: 8 31 84  REVIEW: 83  ADJUST: 8 84	N 920055892	SAS	5/01	0	4,593	1.167 .000 .000 .000 .000 .000 .000 .000 .000 .000	5,360.03 .00 .00 .00 .00 .00 .00 .00 .00 .00
								*LEASE TOTAL	4,593	5,360.00
1275	MCGRATH NATIVE VILLAGE  MCGRATH AK 99627 524-3825  NATIVE VILLAGE OFFICE BLD  MCGRATH AK 00000	H E W S	EXPIRE: 4 14 84  REVIEW: 33  ADJUST: 4 83	N	JMD	2/01	0	56	1.339 .000 .000 .000 .000 .000 .000 .000 .000	74.98 .00 .00 .00 .00 .00 .00 .00 .00
								*LEASE TOTAL	56	75.00
1276	HARRIS & MARTENS ENTERP HARRIS & MARTENS ENTERP. 610 WEST FIREWOOD LANE ANCHORAGE AK 99503 2/2-8406  327 BARROW STREET ANCHORAGE AK 00000	H E W J C S P T	EXPIRE: 3 31 84  REVIEW: 84  ADJUST: 7 84	N 920026578	ADS	2/03	0	1,317	.822 .000 .000 .000 .000 .000 .000 .000 .000 .000	1,082.57 .00 .00 .00 .00 .00 .00 .00 .00 .00
								*LEASE TOTAL	1,317	1,082.19

LEASE NO.	LESSOR'S NAME AND ADDRESS	SYC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1279	KIKIKTAGRUK KIKIKTAGRUK INUPIAT CORP BOX 279  KOTZEBUE AK 99752 442-3460  SHORE AVE  KOTZEBUE AK 99752	H E W J C S  T	EXPIRE: 5 31 83  REVIEW: 83  ADJUST: 6 83  FISH AND GAME KOTZEBUE	N	920045476	JLB		0	1,521	1.750 .000 .750 .000 .750 .000 .000 .000 .000 .000	2,679.25 .00 .00 .00 785.25 .00 .00 .00 .00 .00
									*LEASE TOTAL	2,578	3,454.25
1285	CONSOLIDAT SERVICES CONSOLIDATED SERVICES 300 W. 36TH AVENUE ANCHORAGE AK 99503 2/2-6496  PLAZA MALL 3341 FAIRBANKS ANCHORAGE AK 00000	H E W J C S P T	EXPIRE: 6 30 84  REVIEW: 2 84  ADJUST: 7 84  ADMINISTRATION ANCHORAGE	N		AWB	1/01	0	2,836	.999 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	2,833.16 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	2,836	2,832.31
1288	AK. STATE HOUSING AUTHOR AK STATE HOUSING AUTHOR. MARINE VIEW APARTMENTS JUNEAU AK 99801 279-7643  MARINE VIEW 230 S. FRANKLIN JUNEAU AK 99801	H E W  C S	EXPIRE: 12 10 84  REVIEW: 84  ADJUST: 12 83  FISH AND GAME JUNEAU	N	92600074	MAI	1/01	0	15,203	1.148 .000 .000 .000 .000 .000 .000 .000 .000 .000	17,453.04 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	15,203	17,445.45

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1289	AK. STATE HOUSING AUTHOR AK STATE HOUSING AUTHOR. BOX 80  ANCHORAGE AK 99510 279-7643  MARINE VIEW 230 SOUTH FRANKLIN JUNEAU AK 99801	H E W  C S	EXPIRE: 10 31 84  REVIEW: 84  ADJUST: 10 84  FISH AND GAME JUNEAU	N	04938095331	MAI	1/01	0	3,039	.952 .000 .000 .000 .000 .000 .000 .000 .000 .000	2,893.13 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	3,039	2,893.13
1291	SWANSON APTS. & RENTAL SWANSON APTS. & RENTALS BOX 536  PETERSBURG AK 99833 772-4654  MAIN ST.  PETERSBURG AK 99833	H E W  C S	EXPIRE: 6 14 84  REVIEW: 84  ADJUST: 6 84  FISH AND GAME PETERSBURG	N	920029647	MAI		0	2,200	.900 .000 .000 .000 .000 .000 .000 .000 .000 .000	1,980.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	2,200	1,980.00
1292	SONS OF NORWAY SONS OF NORWAY BOX 629  PETERSBURG AK 99833 772-4829  NORWAY HALL BLK. T190  PETERSBURG AK 99833	H E W  C S	EXPIRE: 6 15 84  REVIEW: 84  ADJUST: 7 84  FISH AND GAME PETERSBURG	N	237143222	MAI				.000 .000 .000 .000 .210 .000 .000 .000 .000 .000	.00 .00 .00 .00 630.00 .00 .00 .00 .00 .00
									*LEASE TOTAL	3,000	632.40

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1294	NORTON SND HEALTH CORP. NORTON SND HEALTH CORP. BOX 966  NOME AK 99762 443-5229  PUBLIC HEALTH  NOME AK 99762	H E W J C S  T	EXPIRE: 9 30 84  REVIEW: 84  ADJUST: 10 84  HEALTH AND SOCIAL SERVICES NOME	N	920041488	JMD	1/01		1,552	.000 1.777 .000 .000 .000 .000 .000 .000 .000 .000	.00 2,757.90 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	1,552	2,744.47
1298	GERALD F. BACK BACK, GERALD F. 919 COMMERCE STREET FAIRBANKS AK 99701 474-7147  919 COMMERCE FAIRBANKS AK 99701	H E W  C S P	EXPIRE: 9 30 85  REVIEW: 83  ADJUST: 10 83  NATURAL RESOURCES FAIRBANKS	Y		AWB	2/02		5,000  3,200 8,200	.000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	8,200	1,600.00
1303	CHUCK GRAHAM GRAHAM, CHUCK BOX 11  HOPE AK 99605 782-3371  TRAILOR PAD #77 HOPE AK 99605	  W  S	EXPIRE: 8 31 84  REVIEW: 83  ADJUST: 9 83  ADMINISTRATION HOPE	N		AEH			1	.000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL		150.00

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1304	ERIC HYLEN HYLEN, ERIC 3429 W83RD AVE  ANCHORAGE AK 99502 567-8541  HYLEN'S TRAILER PK NINILCHIK AK 00000		EXPIRE: 6 30 83 W REVIEW: 83 ADJUST: 7 83 S ADMINISTRATION NINILCHIK	N		AEH	5/01		T 1	.000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00
*LEASE TOTAL											100.00
1307	AK STATE HOUSING AUTHOR AK STATE HOUSING AUTHOR. 230 SOUTH FRANKLIN ST. JUNEAU AK 99801 279-7643  MARINE VIEW 230 S. FRANKLIN JUNEAU AK 99801		EXPIRE: 12 17 84 W REVIEW: 84 C ADJUST: 12 84 S P HEALTH AND SOCIAL SERVICES JUNEAU	N	926000074	MAI	1/01	0	1,388	.970 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	1,346.36 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
*LEASE TOTAL											1,343.05
1308	JAY SCOTT WOOD WOOD, JAY SCOTT 5014 171ST AVE E SUMNER WA 98390 206-863-5355  WAREHOUSE LOT 4 JENKINS DR JUNEAU AK 99801		EXPIRE: 9 30 84 W REVIEW: 84 C ADJUST: 10 84 S FISH AND GAME JUNEAU	N	920070279	JLB	1/01		I 2,000	.000 .000 .000 .000 .596 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 1,192.00 .00 .00 .00 .00 .00 .00
*LEASE TOTAL											1,192.61



LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1312	RICHARD CHAPMAN JORDAN SQUARE 4310 MISTLETOE ROAD MONMOUTH OR 97361 623-6485  JORDON SQUARE STEWART TRACT JUNEAU AK 99801	H E W J C S P T	EXPIRE: 10 31 86  REVIEW: 86  ADJUST: 11 84  ENVIRONMENTAL CONSERVATION JUNEAU	N	559662579	JLB	5/01	0	3,605	1.072 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	3,864.56 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	3,605	3,866.29
1313	WATERFRONT STORAGE WATERFRONT STORAGE 1039 WATER STREET KETCHIKAN AK 99901 225-2622  1034 WATER ST. KETCHIKAN AK 99901	H E W C S	EXPIRE: 10 31 84  REVIEW: 84  ADJUST: 10 84  FISH AND GAME KETCHIKAN	N	920060326	SAS	2/01			.000 .000 .000 .000 .356 .356 .000 .000 .000 .000 .000	.00 .00 .00 .00 534.00 71.20 .00 .00 .00 .00 .00
									*LEASE TOTAL	1,700	605.00
1314	UNIVERSAL SEAFOODS LTD UNIVERSAL SEAFOODS LTD 15110 N.E. 90TH STREET REDMOND WA 98052 206-883-9300  UNISEA MALL  DUTCH HARBOR AK 00000	H E W J C S	EXPIRE: 6 30 84  REVIEW: 84  ADJUST: 7 83  PUBLIC SAFETY DUTCH HARBOR	N	910917126	MAI		0	554	1.849 .000 .000 .000 .000 .000 .000 .000 .000 .000	1,024.35 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	554	1,024.35

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1318	PAT O'BRIEN D & ME  BOX 1445 SEWARD AK 99664 224-5628  5TH & ADAMS SEWARD AK 00000	H E W J C S  T	EXPIRE: 12 2 84  REVIEW: 8 84    HEALTH AND SOCIAL SERVICES SEWARD	N	574202537	ALD	5/01		820	.000 1.026 .000 .000 .000 .000 .000 .000 .000 .000	.00 841.32 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	320	841.23
1319	R & R STORAGE LTD R & R STORAGE LTD BOX 87  PETERSBURG AK 99833 772-4481  SCOW BAY  PETERSBURG AK 99833	E	EXPIRE: 6 15 84  REVIEW: 2 84  ADJUST: 11 83  FISH AND GAME PETERSBURG	N	920074223	MAI			120	.000 .000 .000 .000 .690 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 82.80 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	120	83.85
1320	CECIL L. KNUYSEN KNUYSEN, CECIL L. BOX 102  CLEAR AK 99704 832-5411  310 PARKS HIGHWAY NENANA AK 99760		EXPIRE: 10 30 84  W REVIEW: 84  C ADJUST: 11 83 S  ADMINISTRATION NENANA	N	5532342034	AEH	5/01			.000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL		200.00

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1321	SURGE AMUNDSON NORDIC ENTERPRISES BOX 733  WASILLA AK 99687 376-5999  4 1/2 MILE PARKS HWY WASILLA AK 99687	H E W J C S P T	EXPIRE: 12 21 84  REVIEW: 8 84  ADJUST: 12 84	N	ADP	5/01	0	1,550	.830 .000 .000 .000 .000 .000 .000 .000	1,286.50 .00 .00 .00 .00 .00 .00 .00 .00
								*LEASE TOTAL	1,550	1,286.50
1324	ALEUTIAN REGION SCHOOL ALEUTIAN REG. SCHOOL DIS POUCH C  JUNEAU AK 99811 276-0006  UNT 015 135239 COLD BAY AIRPORT COLD BAY AK 99571		EXPIRE:  REVIEW:  ADJUST: 8 80	Y	AEH	3/01			.000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00
								*LEASE TOTAL		575.00
1325	ALEUTIAN REG. SCHOOL DI ALEUTIAN REG. SCHOOL DIS GEN. SERVICES POUCH C JUNEAU AK 99811 276-0006  BLD 135238 COLD BAY AIRPORT COLD BAY AK 99571		EXPIRE:  REVIEW:  ADJUST:	Y 920057620	AEH	3/01			.000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00
								*LEASE TOTAL	1	575.00

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX	I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1327	RITA SHOULTZ LAND MARKET BOX 311  HOMER AK 99603 235-2116  GLACIER VIEW SUBDV. 1 LOT 5 BK 5 HOMER AK 00000	H E W J C  P	EXPIRE: 4 30 85  REVIEW: 84  ADJUST: 3 83  NATURAL RESOURCES HOMER	N			ADP	1/01	0	450	1.110 .000 .000 .000 .000 .000 .000 .000 .000 .000	499.50 .00 .00 .00 .00 .00 .00 .00 .00 .00
										*LEASE TOTAL	450	500.00
1328	CARR GOTTSTEIN PROP CARR-GOTTSTEIN PROP., INC 1341 FAIRBANKS ST. ANCHORAGE AK 99501 274-7591  BLDG. E 120500 INDUSTRY ANCHORAGE AK 00000	H E J C S P T	EXPIRE: 1 31 85  REVIEW: 84  ADJUST: 7 84  COMMERCE ANCHORAGE	N	92J045247		AJB	5/02	0	5,400	.851 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	4,595.40 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
										*LEASE TOTAL	5,400	4,594.95
1330	UNIVERSAL SEAFOODS LTD UNIVERSAL SEAFOODS LTD. 15110 N.E. 90TH REDMOND WA 98052 206-881-8181  UNISEA MAL  DUTCH HARBOR AK 99685	H E W J C S T	EXPIRE: 6 30 84  REVIEW: 83  ADJUST:  FISH AND GAME DUTCH HARBOR	N	910917126		SAS		0	811	1.849 .000 .000 .000 .000 .000 .000 .000 .000 .000	1,499.54 .00 .00 .00 .00 .00 .00 .00 .00 .00
										*LEASE TOTAL	811	1,499.54



LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1338	KADIN BUILDING KADIN BUILDING BOX 709  WRANGELL AK 99929 874-3731  KADIN BLDG. 215 FRONT STREET WRANGELL AK 99923	H E W  C S	EXPIRE: 3 31 85  REVIEW: 12 84  ADJUST: 4 85	N	920003913	MAI		0	472	1.080 .000 .000 .000 .000 .000 .000 .000 .000 .000	509.76 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	472	508.88
1340	CITY OF HOONAH HOONAH, CITY OF BOX 360  HOONAH AK 99829 945-3222  HOONAH MUNIC. FRONT STREET HOONAH AK 99829	H E W J C S	EXPIRE: 3 31 85  REVIEW: 84  ADJUST: 4 83	N		ACS	5/01	0	130	1.920 .000 .000 .000 .000 .000 .000 .000 .000 .000	249.60 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	130	250.00
1342	OMNI NORTH TETRAD J. V. OMNI NORTH TETRAD J.V. 2515 A STREET  ANCHORAGE AK 99503 274-1444  1/2M EAST TOK JUNCT. TOK JUNCTION AK 00000	E W  S	EXPIRE: 9 30 96  REVIEW: 96  ADJUST: 9 96	N	926007710	ACS	2/01	0	2,507	1.230 .000 .000 .000 .000 .000 .000 .000 .000 .000	3,083.61 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	2,507	3,091.31

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1343	B & G PARKING B & G PARKING BOX 253  GLENNALLEN AK 99588 822-3746  B & G PARKING 110.5 MILE RICH HWY GLENNALLEN AK 99588		EXPIRE: 2 28 83 W REVIEW: 83  C ADJUST: 3 83 S  T PUBLIC SAFETY GLENNALLEN	N	541163159	AEH	2/02			.000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
*LEASE TOTAL										120.00	
1343L	JOHN FILLMAN JOHN FILLMAN P.O. BOX 322  GLENNALLEN AK 99588 000-0000  TRAILER PAD #1 110.5 MILE RICHSON HY GLENNALLEN AK 00000		EXPIRE: 2 29 84 E W REVIEW: 83  C ADJUST: S  T PUBLIC SAFETY GLENNALLEN	N		HDP				.000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
*LEASE TOTAL										120.00	
1345	NISTLER ENTERPRISES NISTLER ENTERPRISES BOX 952  DELTA JUNCTION AK 99737 895-4550  NISTLER BLDG. ML 1420.5 AK. HIGHWAY DELTA JUNCTION AK 99737		EXPIRE: 3 31 84 E W REVIEW: 83 J C ADJUST: 3 83 S  T NATURAL RESOURCES DELTA JUNCTION	N	920030189	AJB		0	200	.694 .000 .000 .000 .000 .000 .000 .000 .000 .000	138.80 .00 .00 .00 .00 .00 .00 .00 .00 .00
*LEASE TOTAL										312.50	



LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	SP	FT/ES	COST/SQ.FT.	MONTHLY COST
1354	CORP OF ENGINEERS U.S. ARMY, DEPT OF BOX 7002  ANCHORAGE AK 99510 852-4282  FT. RICHARDSON AK 90000	EXP REV ADJ	7 31 84 84 8 84	N		ADS				.000 .000 .000 .000 .000 .000 .000 .000 .000 .010	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	108,900	725.00
1357	LEE REEKIE STARKEY, REEKIE & DUNBAR P.O. BOX 802 AIRPORT MALL WASILLA AK 99687 376-6300  BUSINESS PARK SWANSON AVENUE WASILLA AK 99000	H E W J C S P T	EXP REV ADJ	8 84 84 6 84	N	926017752	ADP	1/01	0	2,810 .000 .000 .000 .000 .000 .000 .000 .000 .000	2,388.50 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	2,810	2,388.50
1360	UNIVERSAL SEAFOODS LTD UNIVERSAL SEAFOODS LTD. 15110 N.E. 90TH ST. REDMOND WA 98052 206-881-8181  UNISEA MALL  DUTCH HARBOR AK 99692	H E W J C S T	EXP REV ADJ	6 30 84 84 7 83	N	910917126	MAI		0	180 .000 .000 .000 .000 .000 .000 .000 .000 .000	332.82 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	180	332.82

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1361	T BRIAN & S. MCLAUGHLIN MCLAUGHLIN T.B. BOX 338  SITKA AK 99835 747-6644  ASHBY BLDG. 210 LAKE STREET SITKA AK 99835	H EXPIRE: W REVIEW: J C ADJUST: S  T	9 30 84	N	920030419	MAO	6/01	0	650	1.204 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	782.60 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 782.48
									*LEASE TOTAL	650	782.48
1362	CITY OF KOTZEBUE KOTZEBUE, CITY OF BOX 46  KOTZEBUE AK 99752 442-3401  PUBLIC SAFETY 4TH AVENUE  KOTZEBUE AK 99752	H EXPIRE: E W REVIEW: J C ADJUST: S  T	6 30 84	N		JLB	1/01	0	406	1.750 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	710.50 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 710.50
									*LEASE TOTAL	406	710.50
1366	CROWN PNT TRADING POST CROWN POINT TRADING POST BOX 365  MOOSE PASS AK 99631 288-3351  UNIT 336 MILE 24 SEWARD HWY MOOSE PASS AK 99631	EXPIRE: W REVIEW:  ADJUST: S	5 31 83	N	920072956	AEH	2/01			.000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 150.00
									*LEASE TOTAL	1	150.00

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1367	RICHARD & JUDITH SWANSON KENAI GLASS COMPANY, INC BOX 1413  KENAI AK 99611 283-4454  MILE 19.5 KALIFONSKI KENAI AK 00000	H E W J C S P T	EXPIRE: 7 31 85  REVIEW: 85  ADJUST: 8 84	N	920036520	AWB	3/01	0	3,388	1.000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	3,388.00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	3,388	3,392.43
1368	PARKGATE ASSOCIATES PARKGATE ASSOCIATES  BOX 517 EAGLE RIVER AK 99577 694-2217  OLD GLENN HIGHWAY EAGLE RIVER AK 99577	H E W J C S T	EXPIRE: 7 31 84  REVIEW: 84  ADJUST: 8 84	N	926010503	AWB	7/01	0	767	1.149 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	881.28 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	767	880.99
1369	JAMES MISKO KENAI PROFESSIONAL LTD. 4325 LAUREL ST 0 ANCHORAGE AK 99504 276-4476  TRADING BAY ST. KENAI AK 00000	H E W J C S P T	EXPIRE: 7 31 84  REVIEW: 84  ADJUST: 5 84	N	920068217	AWB	1/01	0	2,750	1.054 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	2,898.50 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	2,750	2,897.26



LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1375	CHERRIER KING, CHERRIER CHERRIER, KING, CHERRIER 1333 POST ROAD ANCHORAGE AK 99501 486-5432  KODIAK PLAZA 309 CENTER STREET KODIAK AK 00000	H E W C S	EXPIRE: 3 31 84 REVIEW: 84 ADJUST: 9 84	N	926007256	JLV		0	1,575	1.615 .000 .000 .000 .000 .000 .000 .000 .000 .000	2,543.63 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	1,575	2,544.20
1376	LAKESIDE LAKESIDE CO. LAKESIDE COMPANY BOX 2322  HOMER AK 99603 253-8119  LAKESIDE MALL LAKESTREET & NIELSEN HOMER AK 99603	H E W J S	EXPIRE: 7 31 84 REVIEW: 84 ADJUST: 8 84	N	920073155	ADP	7/01	0	400	1.251 .000 .000 .000 .000 .000 .000 .000 .000 .000	500.40 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	400	500.39
1377	DON & LOIS ABEL I & D INVESTMENTS BOX 691  JUNEAU AK 99801 586-3633  535 WEST WILLOUGHBY JUNEAU AK 99801	H W S P	EXPIRE: 12 31 85 REVIEW: 8 85 ADJUST: 9 84	N	5574106022	MAO	2/01			1.165 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	7,000	8,152.00

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATE	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1380	IRENE ROUNDTREE TOTEM ARMS BOX 552  PETERSBURG AK 99833 772-3130  STEDMAN BLDG. NORTH ST. & F STREET PETERSBURG AK 99833	H EXPIRE: W REVIEW: C ADJUST: S	6 30 83 83 7 83	N 920069830	ACS	5/01	0	1,726	.880 .000 .000 .000 .000 .000 .000 .000 .000	1,518.88 .00 .00 .00 .00 .00 .00 .00 .00
								*LEASE TOTAL	1,726	1,528.13
1382	LITTLE 7 PARTNERSHIP 1403 P STREET  ANCHORAGE AK 99501 276-1726  5TH & E STREET ANCHORAGE AK 00000	H EXPIRE: E W REVIEW: J C ADJUST: S P T	9 30 84 84 10 84	N 920070725	AJB	2/01	0	7,086	1.071 .000 .000 .000 .000 .000 .000 .000 .000	7,589.11 .00 .00 .00 .00 .00 .00 .00 .00
								*LEASE TOTAL	7,086	7,587.45
1383	NORTHWEST VENTURES LTD. NORTHWEST VENTURES LTD. 240C FIRST AVENUE SEATTLE WA 98121 206-935-2257  1514 CUSHMAN FAIRBANKS AK 00000	H EXPIRE: E W REVIEW: J C ADJUST: S	6 30 84 84 11 83	N E910936329	ADS		0	864	1.300 .000 .000 .000 .000 .000 .000 .000 .000	1,123.20 .00 .00 .00 .00 .00 .00 .00 .00
								*LEASE TOTAL	864	1,123.20

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1384	UNIVERSITY OF ALASKA UNIVERSITY OF ALASKA UAF CAMPUS O'NEILL BLDG. FAIRBANKS AK 99701 000-0000  O'NEILL BLDG. UAF CAMPUS  FAIRBANKS AK 00000	H EXPIRE: E W REVIEW: J C ADJUST: S P T	6 30 84	N	926000147	AWB			L 2,050	.000 .000 1.130 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 2,316.50 .00 .00 .00 .00 .00 .00 .00 .00 .00 *LEASE TOTAL
									2,050		2,316.50
1386	MAS BLAZY ZY MALL  SOLDOTNA AK 99669 262-5080  BLAZY MALL TRACT A  SOLDOTNA AK 99669	H EXPIRE: E W REVIEW: J C ADJUST: S P T	9 30 84	N	920048351	AWB	2/01	0	I 1,875 384	.790 .000 .000 .000 .500 .000 .000 .000 .000 .000 .000	1,481.25 .00 .00 .00 192.00 .00 .00 .00 .00 .00 .00 *LEASE TOTAL
									2,259		1,788.27
1390	CITY OF KOTZEBUE KOTZEBUE, CITY OF BOX 46  KOTZEBUE AK 99752 442-3404  PUBLIC SAFETY 4TH AVENUE  KOTZEBUE AK 00000	H EXPIRE: E W REVIEW: J C ADJUST: S T	6 30 84	N		JLB	5/01	0	250	1.750 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	437.50 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 *LEASE TOTAL
									250		437.50

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1391	ROBERTSON MONAGLE EASTAU ROBERTSN, MONAGLE, ESTAUGH BOX 1211  JUNEAU AK 99802 586-3340  ROBERTSON BLD. 210 FERRY WAY JUNEAU AK 00000	H E W  C S  T	EXPIRE: 10 15 85  REVIEW: 85  ADJUST: 1 83  LABOR JUNEAU	N	920055572	JMD	5/01	0	3,787	1.487 .000 .000 .000 .000 .000 .000 .000 .000	5,631.27 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	3,787	5,631.63
1392	G & L BUILDERS G & L BUILDERS 16305 LENA LOOP ROAD JUNEAU AK 99801 789-2152  BLDG A & B EAGAN DR. MILE 2 JUNEAU AK 99801	H E W  C S	EXPIRE: 12 31 85  REVIEW: 1 85  ADJUST: 1 85  ENVIRONMENTAL CONSERVATION JUNEAU	N	920057675	JLV	5/01	0	12,150	1.059 .000 .000 .000 .000 .000 .000 .000 .000 .000	12,866.85 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	12,150	12,877.48
1398	WALTER K. FOJRNIER MADCO C/O AK BNK OF N. POUCH 7-010 CALAIS OFFICE ANCHORAGE AK 99510 278-4581  BUILDING C SWANSON AV  WASILLA AK 00000	H E W J C S P T	EXPIRE: 10 31 84  REVIEW: 84  ADJUST: 11 84  EDUCATION WASILLA	N	92607752	ADP	4/01	0	500	.850 .000 .000 .000 .000 .000 .000 .000 .000 .000	425.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	500	425.00

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1399	OONALASHKA CORPORATION OONALASHKA CORPORATION BOX 149  UNALASKA AK 99685 581-1276  LOT 15 & 16 BLOCK 1 UNALASKA AK 99685	H W J C S  T	EXPIRE: 12 31 83 REVIEW: 83 ADJUST: 1 83  ALASKA COURT SYSTEM UNALASKA.	N	920045264	ACS	5/01	0	2,200	1.120 .000 .000 .000 .000 .000 .000 .000 .000 .000	2,464.00 .00 .00 .00 .00 .00 .00 .00 .00 .00 2,484.37
									*LEASE TOTAL	2,200	
1401	SITKA PROFESSIONAL CTR BOX 397  SITKA AK 99835 747-6266  SITKA PROFESS. LAKE STREET SITKA AK 99835	H E W C S	EXPIRE: 10 31 84 REVIEW: 84 ADJUST: 11 83  ENVIRONMENTAL CONSERVATION SITKA	N	920037523	MAO	2/01	0	650	1.148 .000 .000 .000 .000 .000 .000 .000 .000 .000	746.20 .00 .00 .00 .00 .00 .00 .00 .00 .00 746.32
									*LEASE TOTAL	650	
1403	MUTUAL LIFE INS. N.Y. MUTUAL LIFE INSUR. N. Y. 3201 C STREET  ANCHORAGE AK 99503 277-1553  1049 WEST 5TH AVENUE ANCHORAGE AK 00000	H E W J C S P T	EXPIRE: 12 31 84 REVIEW: 8 84 ADJUST: 1 84  COMMERCE ANCHORAGE	N	131632487	ADP		0	3 852	1.450 .000 .000 .000 .000 .000 .000 .000 .000 .000	5,608.51 .00 .00 .00 .00 .00 .00 .00 .00 .00 5,608.51
									*LEASE TOTAL	3,852	

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1407	NATIONAL BANK OF AK NATIONAL BANK OF ALASKA 123 SEWARD ST.  JUNEAU AK 99801 586-1492  NATL BANK BLDG SECOND & SEWARD ST. JUNEAU AK 00000	H E W J C S  T	EXPIRE: 12 31 84  REVIEW: 84  ADJUST: 1 84  NATURAL RESOURCES JUNEAU	N	920005540	JMD	1/01	0	948	1.122 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	1,063.66 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	948	1,064.45
1408	GLACIER AUTO & STORAGE GLACIER AUTO & STORAGE 8183 ERIN WAY  JUNEAU AK 99801 586-2106  UNITS 4 & 5 10007 CAMDEN PL JUNEAU AK 99801	E	EXPIRE:  REVIEW:  ADJUST:  REVENUE JUNEAU	N	574189579	SAS		I	400	.000 .000 .000 .000 .47 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 170.00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	400	170.00
1410	CERRIER KING CERRIER CERRIER, KING, CERRIER P.O. BOX 1621  KODIAK AK 99615 272-6576  KODIAK PLAZA 309 CENTER STREET KODIAK AK 00000	H E W C S	EXPIRE: 11 30 84  REVIEW: 84  ADJUST: 12 84  HEALTH AND SOCIAL SERVICES KODIAK	N	926007356	JLV	1/01	0	1,175	1.405 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	1,650.88 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	1,175	1,650.69

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST, SQ.FT.	MONTHLY COST
1413	AK COMMERCIAL ALASKA COMMERCIAL CO. 805 1/2 SOUTH 198TH KENT WA 98031 206-872-7300		EXPIRE: 11 1 84 REVIEW: 84 ADJUST: 5 83	N	911004380	MAI	3/01			.000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 450.24 .00 .00 .00
	EMMONAK AK 99581		FISH AND GAME EMMONAK					H	960	.469 .000 .000 .000	
									960		450.00
									*LEASE TOTAL		450.00
1414	CITY OF TANANA TANANA, CITY OF BOX 181  TANANA AK 99777 366-7159  TANANA CITY OF  TANANA AK 99777		EXPIRE: 11 30 83 REVIEW: 83 ADJUST: 12 83	N		ACS	2/05	0	100	.650 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	65.00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
			ALASKA COURT SYSTEM TANANA							.000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00
								E	360	.000	.00
									460		300.00
									*LEASE TOTAL		300.00
1415A	WILLIAM F TULL TULL, WILLIAM F. BOX 896  PALMER AK 99645 745-3206  PALMER PLAZA BAILEY & W. PAHLIA PALMER AK 00000		EXPIRE: 12 31 84 REVIEW: 8 84 ADJUST: 1 84	N	207267247	ADP	2/01	0	400	1.000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	400.00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
			HEALTH AND SOCIAL SERVICES PALMER							.000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00
									400		400.00
									*LEASE TOTAL		400.00

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PIR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1415B	WILLIAM F TULL TULL, WILLIAM F. BOX 896  PALMER AK 99645 745-2206  PALMER BUS PLZ S. BAILEY & W PAHLIA PALMER AK 99645	H E W J C S P T	EXPIRE: 12 31 84 REVIEW: 8 84 ADJUST: 1 84	N	20726/247	ADP	2/01	0	572	1.100 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	629.20 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	572	629.20
1416	CITY OF BETHEL BETHEL, CITY OF BOX 388  BETHEL AK 99559 543-2297  BRAUND BLDG. ROOM B9  BETHEL AK 00000	H E W J C S T	EXPIRE: 12 31 84 REVIEW: 84 ADJUST: 1 84	N	926001644	JLV	1/01	0	300	1.300 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	390.00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	300	390.00
1418	CITY OF BARROW BARROW, CITY OF BOX 629  BARROW AK 99723 852-5211  LOT 6 BLK 31 USS4615  BARROW AK 00000		EXPIRE: 6 3 90 REVIEW: 90 ADJUST: 7 86	N		MAO	2/05			.000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	8,775	219.33

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1419	HOOPER BAY TRAD. COUNCIL HOOPER BAY TRAD. COUNCIL BOX 35  HOOPER BAY AK 99604 758-4311  TRAD. COUNCIL BOX 35  HOOPER BAY AK 99604	H W J C S  T	EXPIRE: 11 30 83 REVIEW: 83 ADJUST: 12 83  ALASKA COURT SYSTEM HOOPER BAY	N		ACS	5/01	0	136      E 360 496	.600 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	81.60 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 300.00
*LEASE TOTAL											
1421	STATE OF ALASKA ADMINISTRATION, DEPT OF GEN. SERVICES POUCH C JUNEAU AK 99811 543-2621  BUILDING 303 ANIAK AIRPORT ANIAK AK 99559		EXPIRE: 12 31 84 REVIEW: 8 84 ADJUST: 12 84  ADMINISTRATION ANIAK	N	926000147	SAS	3/99			.000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .08 A
*LEASE TOTAL											
1422	AK AREA NATIVE HEALTH ADMINISTRATION GEN. SCVS & SUPPLY POUCH JUNEAU AK 99811 675-4384  QUARTERS 202 ANIAKA AIRPORT ANIAK AK 99557		EXPIRE: 12 31 84 REVIEW: 84 ADJUST:	N	920021275	AEN	99/01			.000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .08
*LEASE TOTAL											

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1424	HUGH GRANT GRANT, HUGH BOX 794  JUNEAU AK 99802 586-6971  OLD DAIRY ROAD JUNEAU AK 00000	H E W  S	EXPIRE: 7 14 86 REVIEW: 86 ADJUST: 8 83 ADMINISTRATION JUNEAU	N		JLB	5/01			.000 .000 .000 .000 .780 .000 .000 .000 .000	.00 .00 .00 .00 5,070.00 .00 .00 .00 .00
									*LEASE TOTAL 6,500		5,070.00
1425	MATANUSKA SUSITNA MATANUSKA SUSITNA BOROUGH BOX B  PALMER AK 99645 745-4801  SUSITNA RIVER AK 00000		EXPIRE: 2 28 91 REVIEW: 90 ADJUST: 3 86 FISH AND GAME SUSITNA RIVER	N	3633000L052L	JLB	1/01			.000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00
								G	2	20.830	.00
									*LEASE TOTAL 2		41.66
1426	ARTHUR & JO PORTERFIELD PORTERFIELD, ARTHUR & JO BOX 75 STAR ROUTE TRAPPER CREEK AK 99688 733-2316  BLDG. #1 114.5 PARKS HWY TRAPPER CREEK AK 99688		EXPIRE: 12 31 84 W REVIEW: 8 84 ADJUST: 1 85 PUBLIC SAFETY TRAPPER CREEK	N	504263194	AMP				.509 .000 .000 .000 .000 .000 .000 .000 .000	895.84 .00 .00 .00 .00 .00 .00 .00 .00
								I P			.00 .00
									*LEASE TOTAL 1,760		896.00



LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1440	CITY COUNC SCAMMON BAY SCAMMON BAY,CITY COUNCIL	H	EXPIRE: 6 30 84	N		JMD	2/03	0	120	1.272	152.64
		E								.000	.00
		W	REVIEW: 84							.000	.00
		J								.000	.00
	SCAMMON BAY AK 99662 422-EJ01	C	ADJUST: 7 84							.000	.00
		S								.000	.00
			HEALTH AND SOCIAL SERVICES							.000	.00
	CITY BLDG.	T	SCAMMON BAY							.000	.00
										.000	.00
	SCAMMON BAY AK 00000									.000	.00
									*LEASE TOTAL	120	152.65
1441	GREG OLSON WHITNEY FIDALGO SEAFOODS P.O. BOX 429		EXPIRE: 6 30 84	N		MAI	2/01			.000	.00
										.000	.00
			REVIEW: 84							.000	.00
										.000	.00
	PETERSBURG AK 99833 772-4242		ADJUST: 7 84							.000	.00
										.000	.00
			FISH AND GAME							.000	.00
			PETERSBURG							.000	.00
	HARBOR WAY									.000	.00
										.000	.00
	PETERSBURG AK 99833							E		.000	.00
									*LEASE TOTAL		580.00
1442	BETHEL DEVELOPMENT CO KUSKOKWIM TOWN OFFICE	H	EXPIRE: 1 31 85	N	920038605	JLV	2/01	0	1,442	1.550	2,379.30
		E								.000	.00
		W	REVIEW: 10 84							.000	.00
		J								.000	.00
	P.O. BOX 218	C	ADJUST: 2 5							.000	.00
	BETHEL AK 99599 543-2207	S								.000	.00
		P								.000	.00
		T	COMMUNITY AND REGIONAL AFFAIRS							.000	.00
			BETHEL							.000	.00
										.000	.00
	BETHEL AK 00000									.000	.00
									*LEASE TOTAL	1,442	2,379.30

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	NON TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ ACRES	COST/ SQ.FT.	MONTHLY COST	
1443	RAY EVARTS KACHEMAK FOOD CACHE  HOMER AK 99603 235-8618  2355 KACHEMAK HOMER AK 00000	H E W J C S T	EXPIRE: 4 30 86 REVIEW: 1 84 ADJUST: 5 84	N		MAI	1/05	0 7,586	.906 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	6,872.92 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 6,872.28 A	
								*LEASE TOTAL	7,586		
1445B	THE BLOMFIELD CO. BLOMFIELD COMPANY, THE 528 NORTH ST.  ANCHORAGE AK 99501 279-7416  3301 EAGLE ST. ANCHORAGE AK 00000	H E W J C S T	EXPIRE: 10 14 90 REVIEW: 90 ADJUST: 7 83	N	920048640	AWB	5/02	0 720	1.090 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	784.80 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 810.13	
								*LEASE TOTAL			
1447	BOE SORENSON SILVER LINING SEAFOODS P.C.BOX 6092  KETCHIKAN AK 99901 225-3200  WAREHOUSE 1705 TONGASS KETCHIKAN AK 00000	F	EXPIRE: 10 31 83 REVIEW: 83 ADJUST: 10 83	N		SAS	3/01		.000 .000 .000 .000 .500 .000 .000 .000 .000 .000	.00 .00 .00 .00 75.00 .00 .00 .00 .00 .00 75.00	
								*LEASE TOTAL	150		

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1448	AHTNA INC. AHTNA INC. DRAWER G  COPPER CENTER AK 99573 000-0000  MOBILE HOME LOT 2 SURVY 5569 COPPER CENTER AK 00000	H E W J C S P T	EXPIRE: 3 31 84  REVIEW: 83  ADJUST: 4 83	N	920048640	AJB	1/01	0	241	1.041 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	250.88 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	200	251.00
1449	WATERFRONT STORAGE WATERFRONT STORAGE 1030 WATER ST.  KETCHIKAN AK 99901 225-2622  1039 WATER ST. KETCHIKAN AK 09901		EXPIRE: 10 31 84  REVIEW: 84  ADJUST: 7 83	N		SAS				.000 .000 .000 .000 .437 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 524.40 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	1,200	524.00
1453	U.S COAST GUARD U.S. COAST GUARD BOX 25  KODIAK AK 99615 487-5760  COAST GUARD  KODIAK AK 00000	E W S	EXPIRE: 10 31 85  REVIEW: 83  ADJUST:	N		JLV				.000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	6,728	.00

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ ACRES	COST/ SQ.FT.	MONTHLY COST
1454	DOT/PF AIRPORT LEASE AIRPORT LEASING DOT/PF POUCH 6900  ANCHORAGE AK 99502 532-2440  COLD BAY AIRPORT COLD BAY AK 00000		EXPIRE: 11 31 82 REVIEW: ADJUST: 11 81  ALASKA COURT SYSTEM COLD BAY	N	ACS			6 10,500	.000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 52.50
								*LEASE TOTAL	10,500	
1458	CITY OF SELDOVIA SELDOVIA, CITY OF PO DRAWER B  SELDOVIA AK 99663 234-7643  SELDOVIA MUNI  SELDOVIA AK 99663		EXPIRE: 12 31 83 REVIEW: 83 ADJUST: 7 83  ALASKA COURT SYSTEM SELDOVIA	N 926000085	ACS	5/81	0	260	1.000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	260.00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 533.00
								*LEASE TOTAL	533	
1459	AURELIAN BUILDING AURELIAN BUILDING C/O D/G SCHDIS P.O. BOX 527 DELTA JUNCTION AK 99737 895-4388  AURELIAN BLDG KIMBALL ST RICHARDSON DELTA JUNCTION AK 00000		EXPIRE: 3 30 84 REVIEW: 83 ADJUST: 4 84  HEALTH AND SOCIAL SERVICES DELTA JUNCTION	N 209186993	AJD			6 600	.000 1.200 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 720.00 .00 .00 .00 .00 .00 .00 .00 .00 720.00
								*LEASE TOTAL	600	

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1460	CITY OF KENAI KENAI, CITY OF BOX 580  KENAI AK 99611 283-7535  CITY BLDG. FICALGO STREET KENAI AK 99611	H E W J S T	EXPIRE: 6 30 84 REVIEW: 84 ADJUST: 7 83  PUBLIC SAFETY KENAI	N		AWB	1/01	0	480	.710 .000 .000 .000 .000 .000 .000 .000 .000 .000	340.80 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	480	340.60
1462	THIBODEAU MARKET THIBODEAU MARKET INC  BOX 290 JUNEAU AK 99802 586-3104  515 WILLOUGHBY JUNEAU AK 99802		EXPIRE: 12 31 85 REVIEW: 85 ADJUST: 7 83  HEALTH AND SOCIAL SERVICES JUNEAU	N		JLV	5/01	0	3,900	.943 .000 .000 .000 .000 .000 .000 .000 .000 .000	3,677.70 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	3,900	3,676.21
1463	US DEPT OF THE INTERIOR U.S. DEPT. OF INTERIOR 6917 SEWARD HIGHWAY ANCHORAGE AK 99502 000-0000  GOVT FLOAT HARRIS HARBOR JUNEAU AK 00000		EXPIRE: REVIEW: ADJUST:  FISH AND GAME JUNEAU	Y		SAS			150	.000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	150	.00

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ ACRES	COST/ SQ.FT.	MONTHLY COST
1464	RBD RAINDIRD COMM. BROADCAST GEN. SERVICES POUCH C JUNEAU AK 99811 225-9655		EXPIRE: 3 31 91	N	23 7444805	SAS	2/05	0	695	.000	.00
			REVIEW: 90							.000	.00
			ADJUST: 4 91							.000	.00
	ADMINISTRATION KETCHIKAN									.000	.00
	ST. OFFICE BLD TOTEM WAY KETCHIKAN AK 99901									.000	.00
									*LEASE TOTAL	695	.00
1465	CITY OF TUNUNAK TUNUNAK, CITY OF BOX 69  TUNANAK AK 99681 652-6626		EXPIRE: 4 9 84	N	9206-4732	ACS	5/01	0	240	1.240	297.60
			REVIEW: 84							.000	.00
			ADJUST: 4 83							.000	.00
	ALASKA COURT SYSTEM TUNANAK									.000	.00
	TUNUNAK OFFICE  TUNANAK AK 99681									.000	.00
									*LEASE TOTAL	240	300.00
1466	GARY L. FLOYD KADIN BUILDING BOX 709  WRANGELL AK 99929 874-3731		EXPIRE: 4 30 84	N	926007161	MAI	1/01	0	556	1.208	671.65
			REVIEW: 84							.000	.00
			ADJUST: 4 84							.000	.00
	HEALTH AND SOCIAL SERVICES WRANGELL									.000	.00
	KADIN BLDG. 215 FRONT STREET WRANGELL AK 00000									.000	.00
									*LEASE TOTAL	556	671.43

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST	
1467	HERBERT IVANOFF, ADMIN UNALAKLEET, CITY OF BOX 28  UNALAKLEET AK 99684 624-3531  MUNICIPAL BLDG  UNALAKLEET AK 99684	H E W J C S  T	EXPIRE: REVIEW: ADJUST:		Y	ACS		0	438	.000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00	
									*LEASE TOTAL	438	.00	
1470	CITY OF WRANGELL WRANGELL, CITY OF BOX 531  WRANGELL AK 99929 243-0656  LOT 5 BLOCK 59 WRANGELL AK 00000		EXPIRE: REVIEW: ADJUST:	5 31 6	N	926000144	MAI	3/01		.000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00	
									*LEASE TOTAL		.83	
1471	TIMOTHY MCLAUGHLIN MCLAUGHLIN, TIMOTHY BOX 388  SITKA AK 99835 747-6644  LOT 1 & 2 USS 1474 SITKA AK 99835	H J C  T	EXPIRE: REVIEW: ADJUST:	4 30 84	N	929049741	MAO	1/01	0	441	1.531 .000 .000 .000 .000 .000 .000 .000 .000 .000	675.17 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	441	675.14	

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	AX	I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/ SQ. FT.	MONTHLY COST
1473	TRI VALLEY VOLN. FIRE DEP TRI VALLEY VOL. FIRE DEPT BOX 20	H E W J C S	EXPIRE: 6 30 84			N	AMP	5/01	0	576	.843 .000 .000 .000 .000 .000	485.57 .00 .00 .00 .00 .00
	HEALY AK 99743 683-2222		ADJUST: 7 84								.000 .000 .000 .000	.00 .00 .00 .00
	COMMUNITY BLD. SULPHIDE & USIBELLI HEALY AK 99743	T	PUBLIC SAFETY HEALY								.000 .000 .000 .000 .000	.00 .00 .00 .00 .00
							*LEASE TOTAL			576	.000	4.48
1474	AK GATEWAY SCHOOL DISTRIC AK GATEWAY SCHOOL DISTR. BOX 226		EXPIRE: 8 31 83			N	AEH	1/01			.000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00
	TOK JUNCTION AK 99780 883-4541	S	ADJUST:								.000 .000 .000 .000	.00 .00 .00 .00
	DOT LK SCHOOL		PUBLIC SAFETY DOT LAKE								.000 .000 .000	.00 .00 .00
	DOT LAKE AK 99780										.000 .000	.00 .00
							*LEASE TOTAL				.000	.00
1477	ALASKA PACIFIC BANK ALASKA PACIFIC BANK BOX 420	H E W J S	EXPIRE: 5 31 84			N	AJB	2/01	0	980	1.400 .000 .000 .000 .000	1,372.00 .00 .00 .00 .00
	ANCHORAGE AK 99501 274-9661		ADJUST: 5 84								.000 .000 .000 .000	.00 .00 .00 .00
	OLD CITY HALL	T	EDUCATION ANCHORAGE								.000 .000 .000 .000	.00 .00 .00 .00
	ANCHORAGE AK 00000										.000	.00
							*LEASE TOTAL			980	.000	1,372.00



LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1484	RAYS CONSTRUCTION RAY'S CONSTRUCTION BOX 1016  HOMER AK 99603 235-8618  LOT 2A BLOCK 5 HOMER AK 99603	H EXPIRE: E W REVIEW: J C ADJUST: S  T	6 30 84  84  7 83  HEALTH AND SOCIAL SERVICES HOMER	N 920049699	ADP	3/01	0	1,366	1.100 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	1,502.60 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
								*LEASE TOTAL	1,366	1,502.60
1486	CITY OF HOONAH HOONAH, CITY OF BOX 2517  JUNEAU AK 99803 945-3663  HOONAH  HOONAH AK 00000	EXPIRE:  REVIEW:  ADJUST:  MILITARY AFFAIRS HOONAH	6 30 84  5  6 6	N	MAI	3/01		.000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00	
								*LEASE TOTAL	12,078	10.00
1488	GEOPHYSICA CORP OF AK GEOPHYSICAL CORP OF AK. BOX 2875  ANCHORAGE AK 99510 279-1486  BLDG. A 225 CORNOVA ST ANCHORAGE AK 99510	H EXPIRE: E W REVIEW: J C ADJUST: S  T	6 4 84  84  6 83  NATURAL RESOURCES ANCHORAGE	N 920041298	ADP	3/01	0	7,300	1.360 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	9,928.00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
								*LEASE TOTAL	7,300	9,928.00



LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1492	SITKA PROFESSIONAL C SITKA PROFESSIONAL CNTR  BOX 397 SITKA AK 99835 747-6266  SITKA PROF. CT 206 LAKE STREET SITKA AK 99835	H W C S T	EXPIRE: 7 31 84 REVIEW: 84 ADJUST: 7 84 MILITARY AFFAIRS SITKA	N	920079138	MA5	2/01	0	2,457	1.165 .000 .000 .000 .000 .000 .000 .000 .000 .000	2,862.41 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	2,457	2,862.41
1494	CITY OF KENAI KENAI, CITY OF BOX 580  KENAI AK 99611 283-7530  CITY OF KENAI FIDALGO STREET KENAI AK 99611	H E W J P	EXPIRE: 9 30 83 REVIEW: 83 ADJUST: 10 83 HEALTH AND SOCIAL SERVICES KENAI	N		AWB	3/01	0	1,147	.540 .000 .000 .000 .000 .000 .000 .000 .000 .000	619.38 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	1,147	706.09
1495	CITY OF BETHEL BETHEL, CITY OF BOX 388  BETHEL AK 99559 543-2297  BRAUN BLDG.  BETHEL AK 99559	H E W C S T	EXPIRE: 7 31 84 REVIEW: 84 ADJUST: 7 83 PUBLIC SAFETY BETHEL	N		JLV	2/01	0	2,700	1.100 .000 .000 .000 .000 .000 .000 .000 .000 .000	2,970.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	2,700	2,970.00

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1499	SITKANS AGAINST VIOLEN ADMINISTRATION POUCH C, LEASNG 0 JUNEAU AK 99811 747-3370	H E W S	EXPIRE: 8 31 86 REVIEW: 86 ADJUST: 8 83	N		MAO	5/01			.000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00
	AK BLDG #029-206	T	ADMINISTRATION SITKA					H	2,100	.190 .000 .000 .000	399.00 .00 .00 .00
	SITKA AK 00000									.000	.00
									*LEASE TOTAL	2,100	410.00
1500	HARRY & ELLEN DAUM DAUM, HARRY & ELLEN BOX 9  NAMPA ID 83651 208-466-9276	H E W J C S	EXPIRE: 8 10 84 REVIEW: 83 ADJUST: 8 83	N		ADS	2/01	0	10,500	1.117 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	11,728.50 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
	DAUM WOLFE 334 WEST 5TH AVE. ANCHORAGE AK 00000	T	COMMERCE ANCHORAGE							.000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	10,500	11,729.00
1502	ARCTIC COLD STORAGE ARCTIC COLD STORAGE BOX 8756  ANCHORAGE AK 99508 272-1822		EXPIRE: 7 31 84 REVIEW: 84 ADJUST: 7 84	N		ADS	3/01			.000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
			HEALTH AND SOCIAL SERVICES ANCHORAGE							.000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
	ANCHORAGE AK 00000							E	6,233	.175	1,090.78
									*LEASE TOTAL	6,233	1,090.00

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1508	PETER O. HANSEN HANSEN RENTALS BOX 1390  KENAI AK 99611 000-0000  BENCO BUILDING 11375 KENI SPUR HWY. KENAI AK 00000	H E W J S T	EXPIRE: 10 31 84  REVIEW: 84  ADJUST: 7 83  LABOR KENAI	N		AWB	3/01	0	265	1.015 .000 .000 .000 .000 .000 .000 .000 .000	268.98 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	265	268.96
1514	CROWTHER EHRHART ENTER. CROWTHER-EHRHART ENTER. BOX C  PALMER AK 99645 000-0000  CROWTHER BLDG S.VALLEY  PALMER AK 00000	H E W J S T	EXPIRE: 1 31 85  REVIEW: 84  ADJUST: 6 83  NATURAL RESOURCES PALMER	N		ADP	2/01	0	1,200	1.025 .000 .000 .000 .070 .000 .000 .000 .000 .000	1,230.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	1,200	,230.32
1515	AUSTRALASK AUSTRALASKA CO AUSTRALASKA CORP. 360 K ST. SUITE 230 ANCHORAGE AK 99501 000-0000  360 K ST.  ANCHORAGE AK 00000	H E W J S T	EXPIRE: 5 14 84  REVIEW: 84  ADJUST: 6 83  NATURAL RESOURCES ANCHORAGE	N		AWB	5/01		5,515	.980 .000 .000 .000 .000 .000 .000 .000 .000 .000	5,404.70 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	5,515	5,404.70

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1517	R & R BLDG CORPORATION R & R BLDG. CORPORATION 1500 POST ROAD  ANCHORAGE AK 99501 276-3624  C.R.LEWIS BLDG 525 E.4 AV 527 E.4 AV ANCHORAGE AK 00000	H E W  S P	EXPIRE: 1 31 85  REVIEW: 84  ADJUST: 7 84  HEALTH AND SOCIAL SERVICES ANCHORAGE	N	920020507	AWB	2/01	0	5,600  L 4,600  I 1,100	1.070 .000 .750 .000 .000 .000 .000 .000 .000 .000 .000	5,992.00 .00 3,450.00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	11,300	11,790.00
1519	GORDON K. WEAR WEAR, GORDON K. BOX 73400  FAIRBANKS AK 997 000-0000  405 2ND AV  FAIRBANKS AK 00000	H E W J S T	EXPIRE: 6 30 84  REVIEW: 84  ADJUST: 7 84  HEALTH AND SOCIAL SERVICES FAIRBANKS	N	44-01-7493	ADS	2/01	0	675	1.292 .000 .000 .000 .000 .000 .000 .000 .000 .000	872.10 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	675	871.93
1520	CUPPLES ENTERPRISES CUPPLES ENTERPRISES 744 3RD AVE  ANCHORAGE AK 9950 277-3433  1313 E 3RD AVENUE ANCHORAGE AK 00000	H E W J S P T	EXPIRE: 2 28 85  REVIEW: 10 84  ADJUST: 7 84  GOVERNOR'S OFFICE ANCHORAGE	N		AJB	3/01	0	5,638	1.206 .000 .000 .000 .000 .000 .000 .000 .000 .000	6,799.43 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	5,638	6,800.96

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1521	ROD EGEMO EGEMO, ROD BOX 4-2309  ANCHORAGE AK 99509 349-1237  536 E 48TH AVENUE ANCHORAGE AK 00000	H E W  S	EXPIRE: 2 28 87  REVIEW: 86  ADJUST: 6 83	N		AJB	10/02	0	3,800  1 6,200	.620 .000 .000 .000 .620 .000 .000 .000 .000 .000	2,356.00 .00 .00 .00 3,844.00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	10,000	6,200.00
1522	LABORERS LOCAL 942 315 BARNETTE  FAIRBANKS AK 99701 000-0000  315 BARNETTE FAIRBANKS AK 00000	H E W J C S T	EXPIRE: 6 30 84  REVIEW: 2 84  ADJUST: 7 84	N		ADS		0	485	1.694 .000 .000 .000 .000 .000 .000 .000 .000 .000	821.59 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	485	821.81
1523	JOHN DUGGAR DUGGAR, JOHN N. STAR ROUTE 1 BOX 1033 KENAI AK 99611 000-0000  KENAI AK 00000		EXPIRE: 9 30 84  REVIEW: 5 84  ADJUST:	N		AWB	1/01			.000 .000 .000 .000 .000 .000 .000 .000 .000 .625 .630	.00 .00 .00 .00 .00 .00 .00 .00 .00 112.50 .00
									*LEASE TOTAL	180	112.50 A



LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX	I.D.	PUR. AGENT	RENEW OPT'M	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1529	CHERRIER CHERRIER KING CHERRIER KING & CHERRIER P.O. MALL BOX 632 ANCHORAGE AK 99510 000-0000  SUITE 31 333 W 4TH 4TH & C ANCHORAGE AK 00000	H E W S T	EXPIRE: 6 30 86 REVIEW: 84 ADJUST: 6 83 ENVIRONMENTAL CONSERVATION ANCHORAGE			N	AJB		0	2,000	1.380 .000 .000 .000 .000 .000 .000 .000 .000 .000	2,760.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
										*LEASE TOTAL	2,000	2,760.00
1530	TRANSAC INC. TRANSAC, INC. KNIK ROAD P.O. BOX 410 WASILLA AK 99687 000-0000  CENTURY PLAZA 3/4M KNIK ROAD WASILLA AK 99687	H E W J C S P T	EXPIRE: 6 30 85 REVIEW: 85 ADJUST: 7 84 NATURAL RESOURCES WASILLA			N	ADP	3/01	0	1,050	.850 .000 .000 .000 .000 .000 .000 .000 .000 .000	892.50 .00 .00 .00 .00 .00 .00 .00 .00 .00
										*LEASE TOTAL	1,050	892.50
1533	INVESTMENT GROUP, INC 204 W. 10TH AVENUE ANCHORAGE AK 99501 276-8191  213 W 6TH AVENUE ANCHORAGE AK 99501	H E W J C S P T	EXPIRE: 10 1 85 REVIEW: 85 ADJUST: 7 84 TRANSPORTATION & PUBLIC FACILITIES ANCHORAGE			Y	AMP	3/01	0	1,100	1.600 .000 .000 .000 .000 .000 .000 .000 .000 .000	1,760.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
										*LEASE TOTAL	1,100	1,760.00

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1534	COOK INLET PROPERTIES COOK INLET PROPERTIES 2525 C STREET SUITE 101 ANCHORAGE AK 99503 276-6521	H EXPIRE: E W REVIEW: ADJUST: S T	10 31 84	N		AJB	5/01	0	2,231	1.700 .000 .000 .000 .000 .000 .000 .000 .000 .000	3,792.70 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
	670 WEST FIREWEED ANCHORAGE AK 00000									.000 .000 .000	.00 .00 .00
									*LEASE TOTAL	2,231	3,792.00
1535B	FRONTIER BUILDING, THE 12400 SE 38TH STREET BELLEVUE WA 98006 206-643-1010	EXPIRE: REVIEW: ADJUST	9 30 85	N		AWB	4/01	0	3,848	2.257 .000 .000 .000 .000 .000 .000 .000 .000 .000	8,684.94 .00 .00 .00 .00 .00 .00 .00 .00 .00
	FRONTIER BLDG. 3601 "C" ST. ANCHORAGE AK 99503	ADMINISTRATION ANCHORAGE	7 84							.000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	3,848	8,685.06
1535C	FRONTIER BUILDING, THE 12400 SE 38TH STREET BELLEVUE WA 98006 206-643-1010	EXPIRE: REVIEW: ADJUST:	9 30 85	N		AWB	4/01	0	322	2.257 .000 .000 .000 .000 .000 .000 .000 .000	726.75 .00 .00 .00 .00 .00 .00 .00 .00
	FRONTIER BLDG. 3601 "C" ST. ANCHORAGE AK 99503	EDUCATION ANCHORAGE	7 84							.000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	322	726.77

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX	I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1535E	FRONTIER BUILDING, THE 12400 38TH ST.  BELLEVUE WA 98006 206-643-1010  FRONTIER BLDG. 3601 "C" ST.  ANCHORAGE AK 99503		EXPIRE: 9 30 85 REVIEW: 7 84 ADJUST: 7 84	N			AWB	4/01	0	3,341	2.257 .000 .000 .000 .000 .000 .000 .000	7,540.64 .00 .00 .00 .00 .00 .00 .00
										*LEASE TOTAL	3,341	7,540.76
1535H	FRONTIER BUILDING, THE 12400 38TH ST.  BELLEVUE WA 98006 206-643-1010  FRONTIER BLDG. 3601 C ST.  ANCHORAGE AK 99503		EXPIRE: 9 30 85 REVIEW: 7 84 ADJUST: 7 84	N			AWB	4/01	0	6,673	1.900 .000 .000 .000 .000 .000 .000 .000	12,678.70 .00 .00 .00 .00 .00 .00 .00
										*LEASE TOTAL	6,673	12,678.70
1536A	KOSTAS MACHERAS MACHERAS, KOSTAS 700 E 46TH AVE  ANCHORAGE AK 99503 000-0000  ACROPOLIS 349 EAST PIONEER AV HOMER AK 99603	H W J C S T	EXPIRE: 8 31 87 REVIEW: 4 87 ADJUST: 9 84	N			ADP	5/01	0	690	1.554 .000 .000 .000 .000 .000 .000 .000	1,072.26 .00 .00 .00 .00 .00 .00 .00
										*LEASE TOTAL	690	1,072.50

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1536B	KOSTAS MACHERAS MACHERAS, KOSTAS 700 E 46TH AVE  ANCHORAGE AK 99503 000-0000  ACROPOLIS 349 EAST PIGNEER AV HOMER AK 99603	H W J C S  T	EXPIRE: 8 31 87 REVIEW: 4 87 ADJUST: 9 84  LABOR HOMER		N	AWB	5/01	0	460	1.554 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	714.84 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	460	715.00
1537	HILLSTROM BUILDING HILLSTROM BUILDING P.O. BOX 49  PALMER AK 99645 745-2805  SCENIC VIEW 809 SOUTH CHUGACH ST PALMER AK 99645	H E W J C S  T	EXPIRE: 9 30 87 REVIEW: 87 ADJUST: 7 84  LAW PALMER		N	ADP	1/05	0	1,430	1.300 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	1,859.00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	1,430	1,859.00
1538	ARLENE CHAPPLE BLUE-VU, INC. P.O. BOX 80909 0 FAIRBANKS AK 99708 000-0000  565 UNIV. AVENUE FAIRBANKS AK 99701	H E W J C S P T	EXPIRE: 9 30 85 REVIEW: 84 ADJUST: 6 84  FISH AND GAME FAIRBANKS		N	AWB	3/01	0	1,840	1.530 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	2,999.20 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL		2,999.20

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ ACRES	COST/ SQ.FT.	MONTHLY COST
1539A	BEN MARSH & ASSOCIATES BEN MARSH & ASSOCIATES 2550 DENALI SUITE 1600 ANCHORAGE AK 99503 278-3615  DENALI TWRS S 2600 DENALI ST ANCHORAGE AK 99503	H E W J C S P T	EXPIRE: 9 30 85 REVIEW: 5 84 ADJUST: 7 84	N		AWB	2/01	0	2,700	1.850 .000 .000 .000 .000 .000 .000 .000 .000 .000	4,995.00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	2,700	4,995.00
1539B	BEN MARSH & ASSOCIATES BEN MARSH & ASSOCIATES 2550 DENALI ST  ANCHORAGE AK 99503 278-3615  DENALI TWRS S 2600 DENALI ST ANCHORAGE AK 99503	H E W J C S P T	EXPIRE: 9 30 85 REVIEW: 5 34 ADJUST: 7 84	N		AWB	2/01	0	2,137	1.850 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	3,953.45 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	2,137	3,953.45
1540	KAYAK BLDG COMPANY KAYAK BUILDING POST OFFICE BOX 258 FAIRBANKS AK 99801 000-0000  3550 GERAGHTY S FAIRBANKS AK 99707	H E W C S T	EXPIRE: 9 30 84 REVIEW: 84 ADJUST: 10 85	N		AWB	3/01	0	3,171	1.100 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	3,488.10 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL		3,488.10

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1541	ROYAL CENTER BUILDIN ROYAL CENTER BUILDING BOX 867  VALDEZ AK 99686 000-0000  ROYAL CENTER 310 EGAN DRIVE VALDEZ AK 00000	H E W J C S  T	EXPIRE: 6 30 84  REVIEW: 84  ADJUST: 7 84  MILITARY AFFAIRS VALDEZ		N	AJE	4/01	0	550	.652 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	358.60 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	550	358.82
1542	DAN F. HUCKABAY HUCKABAY, DAN F. STAR ROUTE BOX 2572 ANCHORAGE AK 99507 000-0000  143 E 9TH STREET ANCHORAGE AK 99507	H E W J S  T	EXPIRE: 10 31 85  REVIEW: 84  ADJUST: 7 84  ADMINISTRATION ANCHORAGE		N	AMP	4/01	0	3,800	2.053 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	7,801.40 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	3,800	7,800.00
1543	MICHAEL P. DAVIS CBS REAL ESTATE CO., INC 171 MULDOON RD SUITE 114 ANCHORAGE AK 99504 337-1546  CBS REAL ESTAT 500-514 MULDOON RD ANCHORAGE AK 99504	H E W J S  T	EXPIRE: 12 31 85  REVIEW: 84  ADJUST: 6 84  HEALTH AND SOCIAL SERVICES ANCHORAGE		N	WB	3/01	0	6,400	1.600 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	10,240.00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	6,400	10,240.00

LEASE NO.	LESSOR'S NAME AND ADDRESS	S/C	DATES	MON	TAX I.J.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1544	BAUGH CONSTRUCTION BAUGH CONST. & ENGINEER. P O BOX 4-1515  ANCHORAGE AK 99509 349-1531  5600 B ST.  ANCHORAGE AK 99502	H E W J C S  T	EXPIRE: 12 3 85 REVIEW: 8 85 ADJUST: 7 84  TRANSPORTATION & PUBLIC FACILITIES ANCHORAGE	N		AJB	3/01	0	10,266	1.977 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	20,295.88 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	10,266	20,291.40
1545	COMMERCIAL DEVELOPMENT COMMERCIAL DEVELOPMENT 4640 OLD SEWARD HWY. ANCHORAGE AK 00000 000-0000  ROSEBUD SUB. 2192 VIKING DR. ANCHORAGE AK 99501	H E W  S  T	EXPIRE: 11 19 85 REVIEW: 83 ADJUST: 11 85  EDUCATION ANCHORAGE	N		AWO	1/02	0	1,732	1.976 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	3,249.23 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL		3,250.00
1546	OAKEN KEG CARR-GOTTSTEIN PROP., INC 1341 FAIRBANKS STREET ANCHORAGE AK 99501 276-4470  BLDG P, BAY 10 1210C INDUSTRY ANCHORAGE AK 00000	H E W J S	EXPIRE: 10 14 87 REVIEW: 6 84 ADJUST: 10 84  COMMERCE ANCHORAGE	N		AJB				.000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	E 1,749 1,749	2,798.40 2,798.40



LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1550	HILLSTROM OFFICES HILLSTROM OFFICES P.O. BOX 49  PALMER AK 99645 000-0000  809 SOUTH CHUGACH ST PALMER AK 99645	H E W J C S  T	EXPIRE: 3 31 86  REVIEW: 12 85  ADJUST: 7 84  HEALTH AND SOCIAL SERVICES PALMER	N		ADP	3/01	0	667	1.300 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	867.10 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	667	867.10
1551	NORTH SLOPE BOROUGH NORTH SLOPE BOROUGH POST OFFICE BOX 470 BARROW AK 99723 000-0000  P.H. PUB SAFET  BARROW AK 99723		EXPIRE: 6 30 83  REVIEW: 83  ADJUST:  ALASKA COURT SYSTEM BARROW	N		ACS		0	281	1.070 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	300.67 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	281	300.00
1553	UTKEAGVIK PRESBYTERIAN C UTKEAGVIK PRESBYTERIAN BOX 730  BARROW AK 99723 000-0000  AGVIK ST.& MOMEGAMA BARROW AK 00000	H E W J S  T	EXPIRE: 6 30 84  REVIEW: 84  ADJUST: 1 84  ADMINISTRATION BARROW	N	26137	MAO		0	350	3.090 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	1,081.50 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	350	1,081.50

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1554	CHOGGIUNG LIMITED CHOGGIUNG LIMITED BOX 196  DILLINGHAM AK 99576 842-5218  REG. GOVERNMT. MAIN & CENTRAL ST DILLINGHAM AK 00000	H E W J C S P T	EXPIRE: 6 30 84 REVIEW: 2 84 ADJUST: 6 84  COMMUNITY AND REGIONAL AFFAIRS DILLINGHAM	N		JMD		0	1,030	1.900 .000 .000 .000 .000 .000 .000 .000 .000 .000	1,957.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	1,030	1,957.00
1555	JACK VANTREASE VANTREASE, JACK P.O. BOX 46  ILIAMMA AK 99606 000-0000  EMPLOYEE HOUS. LOT 32 ILIASKA ILIAMMA AK 00000	H E W  S	EXPIRE: 9 30 83 REVIEW: 83 ADJUST: 10 83  PUBLIC SAFETY ILIAMMA	N		AEH	1/05		H 1,548	.000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL		1,670.50
1556	BARNETTE PROFESSIONAL BLD BARNETTE PROFESSIONAL BLD 912 BARNETTE STREET FAIRBANKS AK 99701 452-2515  912 BARNETTE FAIRBANKS AK 00000	H E W J S	EXPIRE: 11 30 84 REVIEW: 84 ADJUST: 6 83  ADMINISTRATION FAIRBANKS	N		ADS	3/01	0	2,700	1.111 .000 .000 .000 .000 .000 .000 .000 .000 .000	2,999.70 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	2,700	3,000.00





LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1566	OUTSIDER'S CONSTRCTION IN CUTSIDER'S CONST. INC. BOX 415	H	EXPIRE: 10 31 84	N	AEH	1/01			.000	.00
		W	REVIEW: 84						.000	.00
		C	ADJUST: 11 84						.000	.00
		NOME AK 99762 443-2108	S						.000	.00
		APT. #1	T	ADMINISTRATION					.000	.00
		LOT 5		NOME			H	960	.940	902.40
		BLK 26							.000	.00
		NOME AK 99762							.000	.00
									.000	.00
									*LEASE TOTAL	960
1567	OUTSIDER'S CONSTRCTION IN OUTSIDER'S CONT. INC. BOX 415	H	EXPIRE: 10 31 84	N	AEH	1/01			.000	.00
		W	REVIEW: 84						.000	.00
		C	ADJUST: 11 84						.000	.00
		NOME AK 99762 443-2108	S						.000	.00
		APT. #4	T	ADMINISTRATION					.000	.00
		LOT 5		NOME			H	960	.940	902.40
		BLK 26							.000	.00
		NOME AK 99762							.000	.00
									.000	.00
									*LEASE TOTAL	960
1568	SITNASUAK NATIVE CORP. SITNASUAK NATIVE CORP. P.O. BOX 905	H	EXPIRE: 11 30 84	N	AEH	1/01			.000	.00
		W	REVIEW: 84						.000	.00
		C	ADJUST: 12 84						.000	.00
		NOME AK 99762 000-0000	P						.000	.00
		AUQ-PIQ BLDG.	T	ADMINISTRATION					.000	.00
		4TH &		NOME			H	1,100	.750	825.00
		DIVISION							.000	.00
		NOME AK 99762							.000	.00
									.000	.00
									*LEASE TOTAL	1,100



LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST	
1573	CITY OF ST. PAUL ST. PAUL, CITY OF  ST. PAUL AK 99660 000-0000  ST. PAUL MUNIC  ST. PAUL AK 99660	H	EXPIRE: 12 31 85	N	ACS	5/01	0	528	.640	337.92	
		E							.000	.00	
		W	REVIEW: 85							.000	.00
		J							.000	.00	
		S	ADJUST: 6 33							.000	.00
			ALASKA COURT SYSTEM							.000	.00
		T	ST. PAUL							.000	.00
										.000	.00
										.000	.00
										.000	.00
									*LEASE TOTAL	528	338.25
1574	AL OR JANE ABREU ABREU, ALBERT OR JANE P.O. BOX 805  DELTA JUNCTION AK 99737 895-4240  ABREU BLDG. 2395 KIMBALL ST DELTA JUNCTION AK 99737	H	EXPIRE: 9 30 84	N	92-0076744	AJB	1/01	0	440	1.318	579.92
		E							.000	.00	
		W	REVIEW: 84							.000	.00
		J							.000	.00	
		C	ADJUST: 10 84							.000	.00
		S							.000	.00	
		P	HEALTH AND SOCIAL SERVICES						.000	.00	
		T	DELTA JUNCTION						.000	.00	
										.000	.00
										.000	.00
									*LEASE TOTAL	440	580.00
1575	NIKISKI MARINE CORP. NIKISKI MARINE CORP. NATIONAL BANK 111 F ST. ANCHORAGE AK 99510 279-0027  NIKISKI BUILD  ANCHORAGE AK 00000		EXPIRE: 3 1 84	N		AJB			.000	.00	
			REVIEW: 84						.000	.00	
			ADJUST: 3 84							.000	.00
			TRANSPORTATION & PUBLIC FACILITIES							.000	.00
			ANCHORAGE							.000	.00
										.000	.00
										.000	.00
										.000	.00
										.000	.00
											*LEASE TOTAL

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST	
1576	HENRY D. TIFFANY WILLOUGHBY OFF. BLDG. PT 195 SOUTH FRANKLIN ST. JUNEAU AK 99801 586-1212  WILLOUGHBY BLD 400 WILLOUGHBY JUNEAU AK 99801	H E W J C S P T	EXPIRE: 10 31 84 REVIEW: 6 84 ADJUST: 11 84 EDUCATION JUNEAU	10	31	84	N	SAS	3/01 0	7,040	2.199 .000 .000 .000 .000 .000 .000 .000 .000 .000	15,480.96 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	7,040	15,480.00	
1577	AMERICAN LEGION, INC. AMERICAN LEGION INC. P.O. BOX 1146  PALMER AK 99645 000-0000  AMERICAN LEGIO SOUTH ST.  PALMER AK 00000	H E W J S T	EXPIRE: 10 31 84 REVIEW: 84 ADJUST: 7 84 HEALTH AND SOCIAL SERVICES PALMER	10	31	84	N	ADP	2/01 0	452	1.030 .000 .000 .000 .000 .000 .000 .000 .000 .000	465.56 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	452	465.56	
1578	JOHN BILLINGS HAROLD'S AIR SERVICE P.O. BOX 168  GALENA AK 99741 000-0000  LOT 9 BLOCK 10 GALENA AK 99741	H E W S T	EXPIRE: 12 31 84 REVIEW: 8 84 ADJUST: 7 84 FISH AND GAME GALENA	12	31	84	N	SAS	1/03 0	393	.900 .000 .000 .000 .000 .000 .000 .000 .000 .000	353.70 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	393	353.70	

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX	I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1579	HOGAN MITCHAM, PALME HOGAN, MECHAM, PALMER CO P.O. BOX 5975  KETCHIKAN AK 99901 225-9688  1734 NORTH TONGASS BL KETCHIKAN AK 99901	H E W J C S  T	EXPIRE: 6 30 84 REVIEW: 84 ADJUST: 7 83  HEALTH AND SOCIAL SERVICES KETCHIKAN			N	SAS	2/01	0	450	1.596 .000 .000 .000 .000 .000 .000 .000 .000 .000	718.20 .00 .00 .00 .00 .00 .00 .00 .00 .00
										*LEASE TOTAL	450	717.99
1580	BILL BRUCE BETHEL NATIVE CORPORATIO P.O. BOX 719  BETHEL AK 99559 000-0000  BETHEL NAT BLD BLK 4, U.S SURV. 3770 BETHEL AK 99559	H E W J S  T	EXPIRE: 4 30 86 REVIEW: 86 ADJUST: 5 86  LAW BETHEL			N	JLV	3/01	0	1,172	1.974 .000 .000 .000 .000 .000 .000 .000 .000 .000	2,313.53 .00 .00 .00 .00 .00 .00 .00 .00 .00
										*LEASE TOTAL	1,172	2,313.53
1581	ASSEMBLY LTD PARTNERSHIP 601 WESI WILLOUGHBY AV JUNEAU AK 99801 586-3434  ASSEMBLY BLDG 211 4TH ST  JUNEAU AK 99801	H E W C S  T	EXPIRE: 12 31 85 REVIEW: 9 84 ADJUST: 1 86  ADMINISTRATION JUNEAU			N	MAO	5/01	0	2,643	1.051 .000 .000 .000 .000 .000 .000 .000 .000 .000	2,777.79 .00 .00 .00 .00 .00 .00 .00 .00 .00
										*LEASE TOTAL	2,643	2,778.08

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.-FT.	MONTHLY COST
1582	ASSEMBLY LTD PARTNERSHIP 601 WEST WILLOUGHBY AV JUNEAU AK 99801 586-3434	H E W C S	EXPIRE: 12 31 85 REVIEW: 9 84 ADJUST: 1 85	N	920073918	MAO	5/01	0	3,378	1.104 .000 .000 .000 .000 .000 .000 .000 .000 .000	3,729.31 .00 .00 .00 .00 .00 .00 .00 .00 .00
	WILLOUGHBY BLD 211 4TH ST  JUNEAU AK 99801	T	HEALTH AND SOCIAL SERVICES JUNEAU							.000 .000 .000 .000 .000	.00 .00 .00 .00 .00
									*LEASE TOTAL	3,378	3,728.28
1583	ASSEMBLY LTD PARTNERSHIP 601 WEST WILLOUGHBY AV JUNEAU AK 99801 586-3434	H E W C S	EXPIRE: 12 31 85 REVIEW: 9 84 ADJUST: 1 85	N	920073918	MAO	5/01	0	3,736	1.051 .000 .000 .000 .000 .000 .000 .000 .000 .000	3,926.54 .00 .00 .00 .00 .00 .00 .00 .00 .00
	ASSEMBLY BLDG 211 4TH ST  JUNEAU AK 99801	T	GOVERNOR'S OFFICE JUNEAU.							.000 .000 .000 .000 .000	.00 .00 .00 .00 .00
									*LEASE TOTAL	3,736	3,927.05
1584	DOT/PF DIV AIRPORT LEASIN AIRPORT LEASING DOT/PF POUCH 6900		EXPIRE: 9 1 84 REVIEW: 84 ADJUST: 9 84	N		AWB		0	620	.904 .000 .000 .000 .000 .000 .000 .000 .000	560.48 .00 .00 .00 .00 .00 .00 .00 .00
	ANCHORAGE AK 99502 000-0600									.000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00
	TERMINAL BLDG ANCH INTNL AIRPORT ANCHORAGE AK 00000		PUBLIC SAFETY ANCHORAGE							.000 .000 .000 .000 .000	.00 .00 .00 .00 .00
									*LEASE TOTAL	620	564.72

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1535	BRISTOL BAY BOROUGH BRISTOL BAY BOROUGH BOX 189	H EXPIRE: E W REVIEW:	2 28 87	N	ACS	5/01	0	1,662	.750 .000 .000 .000	1,246.50 .00 .00 .00
	NAKNEK AK 99633 246-4224	S ADJUST:	2 83						.000 .000	.0 .00
	BOROUGH BLDG.		ALASKA COURT SYSTEM NAKNEK						.000 .000 .000 .000	.00 .00 .00 .00
	NAKNEK A: 99633								.000 .000	.00 .00
					*LEASE TOTAL			1,662		1,246.50
1586	BEATRICE M MULLEN MULLEN, BEATRICE M. % REMINGTON LO 800 MENLO AVE CA 99025 000-0000	EXPIRE: REVIEW: ADJUST:	12 14 85	N	MAI		0	2,912	.750 .000 .000 .000 .000 .000	2,184.00 .00 .00 .00 .00 .00
	LOT 5,6,7 BLK 21, JU JUNEAU AK 99801		COMMERCE JUNEAU						.000 .000 .000 .000	.00 .00 .00 .00
					*LEASE TOTAL			2,912		2,184.00
1589	FORT YUKON CITY OF POX 269	EXPIRE: REVIEW:	9 30 84	N	MAI		0	180	1.350 .000 .000 .000	243.00 .00 .00 .00
	FORT YUKON AK 99740 000-0000	S ADJUST:	8 83						.000 .000	.00 .00
	COMBINE COMM. FACILITIES		FISH AND GAME FORT YUKON						.000 .000 .000	.00 .00 .00
	FORT YUKON AK 99740				*LEASE TOTAL			180	.000	243.00

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1590	UNITED PROPERTIES UNITED PROPERTIES CLISE AGENCY SECURITIES BLD SEATTLE WA 98101 206-623-7500  UNITED AIRLINE  SEATTLE WA 00000	H E W S P	EXPIRE: 10 31 84 REVIEW: 6 84 ADJUST: 1 85 PUBLIC SAFETY SEATTLE	N	MAO	4/01	0	297	1.303 .000 .000 .000 .000 .000 .000 .000 .000 .000	386.99 .00 .00 .00 .00 .00 .00 .00 .00 .00
								*LEASE TOTAL	297	387.00
1591	UNIVERSITY OF ALASKA UNIVERSITY OF ALASKA 106 BUNNELL BL 303 TANANA DR FAIRBANKS AK 99701 000-0000  106 BUNNELL B. 303 TANANA  FAIRBANKS AK 00000	H E W J S T	EXPIRE: Y REVIEW: ADJUST: TRANSPORTATION & PUBLIC FACILITIES FAIRBANKS		AWB		0	1,618 4,382	1.285 .000 .000 .000 .000 .000 .000 .000 .000	2,079.13 .00 .00 .00 .00 .00 .00 .00 .00
								*LEASE TOTAL	6,000	2,079.34
1592	ASSEMBLY LTD PARTNERSHIP 601 WEST WILLOUGHBY JUNEAU AK 99801 586-3434  ASSEMBLY BLDG. 601 WEST WILLOUGHBY JUNEAU AK 00000	H E W C S T	EXPIRE: 12 31 85 REVIEW: 9 84 ADJUST: 11 85 LAW JUNEAU	N	MAO	5/01	0	4,779	1.154 .000 .000 .000 .000 .000 .000 .000 .000	5,514.97 .00 .00 .00 .00 .00 .00 .00 .00
								*LEASE TOTAL	4,779	5,514.70

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1593	JOHN W. SARGENT SARGENT, JOHN W. EUGENE MEGILL SRA BOX 2396M ANCHORAGE AK 99507 000-0000		EXP. RE: 4 19 87	N		AEH				.000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00
	EMPLOYEE HOUS. LOT 7 BLOCK 2 ST. MARY'S AK 00000		PUBLIC SAFETY ST. MARY'S					H	1,230	.97C .000 .000 .000	1,193.10 .00 .00 .00
						*LEASE TOTAL			1,230	.00C	1,200.00
1594	UNIVERSAL SEAFOODS LTD. UNIVERSAL SEAFOODS LTD. 15110 N.E. 90T P.O. BOX 94 REDMOND WA 98052 206-881-8181	H E W J S	EXP. RE: 6 30 84	N		MAI		0	205	1.849 .000 .000 .000 .000 .000 .000 .000 .000 .000	379.05 .00 .00 .00 .00 .00 .00 .00 .00 .00
	UNISEA MAIL  DUTCH HARBOR AK 00000	T	ENVIRONMENTAL CONSERVATION DUTCH HARBOR							.000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00
						*LEASE TOTAL			205	.00G	379.05
1595	NANA REGIONAL CORP NANA REGIONAL CORP. INC. P.O. BOX 49  KOTZEBUE AK 99752 442-3301	H E W J S	EXP. RE: 6 30 84	N		JLB	3/01	0	510	1.75C .000 .000 .000 .000 .000 .000 .000 .000	892.50 .00 .00 .00 .00 .00 .00 .00 .00
	DRIFT INN  KOTZEBUE AK 00000	T	COMMUNITY AND REGIONAL AFFAIRS KOTZEBUE							.00G .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00
						*LEASE TOTAL			510	.000	892.50

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1596	NANA REGIONAL CORP. INC. P.O. BOX 49 KOTZEBUE AK 99752 442-3301 MULTI PURPOSE 2ND & 3RD KOTZEBUE AK 00000	H W J C S T	EXPIRE: 3 31 84 REVIEW: 83 ADJUST: 4 83 LAW KOTZEBUE	N	JLB	3/01	0	1,000	2.350 .000 .000 .000 .000 .000 .000 .000 .000 .000	2,350.00 .00 .00 .00 .00 .00 .00 .00 .00 .00 2,350.00
								*LEASE TOTAL	1,000	2,350.00
1597	ALASKA COMMERCIAL CO. ALASKA COMMERCIAL CO. 8051 S. 198TH KENT AK 98031 000-0000 AK COMMERCIAL STORE BETHEL AK 00000	H E W J S T	EXPIRE: 6 30 85 REVIEW: 2 85 ADJUST: 7 84 ADMINISTRATION BETHEL	N	JLV	3/01	0	1,232	.812 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	1,000.38 .00 .00 .00 .00 .00 .00 .00 .00 .00 1,000.00
								*LEASE TOTAL	1,232	1,000.00
1598	OUTSIDERS CONSTRUCTION OUTSIDER'S CONSTRUCTION BOX 415 NOME AK 99762 000-0000 LOT 5 BLOCK 6 NOME AK 00000	H W S T	EXPIRE: 10 31 84 REVIEW: 84 ADJUST: 11 84 ADMINISTRATION NOME	N	AEH	1/01		H 960	.000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00 902.40 .00 .00 .00 900.00
								*LEASE TOTAL	960	900.00

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1603	OONALASHKA OUNALASHKA COR OUNALASHKA CORPORATION BOX 149	H E W	EXPIRE: 8 31 84		N	SAS	3/01			.000 .000 .000 .000	.00 .00 .00 .00
	UNALASKA AK 99685 581-1276	S	ADJUST: 9 84							.000 .000	.00 .00
	DUPLEX 17	T	FISH AND GAME DUTCH HARBOR					H	900	.505 .000 .000	454.50 .00 .00
	DUTCH HARBOR AK 00000									.000	.00
									*LEASE TOTAL 900		454.50
1604	JOHN W. SARGENT SARGENT JOHN W. 570 UNIVERSITY	H E W	EXPIRE: 7 31 85		N	JLB	3/01	0	1,088	2.022 .000 .000 .000	2,199.94 .00 .00 .00
	FAIRBANKS AK 99658 000-0000	C S	ADJUST: 7 85							.000 .000 .000 .000 .000	.00 .00 .00 .00 .00
	ST. MARY'S AK 00000		FISH AND GAME ST. MARY'S							.000 .000 .000	.00 .00 .00
									*LEASE TOTAL 1,088		2,200.00
1606	BETHEL NATIVE BETHEL NATIVE CORP. P.O. BOX 719	H E W J	EXPIRE: 12 31 87		N	MAI	5/01	0	2,570	1.790 .000 .000 .000	4,600.30 .00 .00 .00
	BETHEL AK 99559 000-0000	C S	ADJUST: 6 84					I		.000 .000	.00 .00
	B.N.C. BUSINESS RIDGE CREST BETHEL AK 00000	P T	FISH AND GAME BETHEL							.000 .000 .000 .000	.00 .00 .00 .00
									*LEASE TOTAL 2,570		4,599.81

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1608	AK COMM. CO. ALASKA COMMERCIAL CO. 8051 S. 198TH	H EXPIRE: E W REVIEW:	7 14 84	N	JLV	4/01	0	1,561	.790 .000 .000 .000 .000 .000 .000 .000 .000 .000	1,233.19 .00 .00 .00 .00 .00 .00 .00 .00 .00
	KENT WA 98031 000-0000	S T	ADJUST: 6 84						.000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00
	BETHEL AK 00000								.000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00
								*LEASE TOTAL 1,561		1,227.84
1609	ANDERSON,S ANDERSONS HEAVY EQIPT. BOX 26	H EXPIRE: E W REVIEW:	4 30 84	N	JMD	4/01	0	99	1.616 .000 .000 .000 .000 .000 .000 .000 .000 .000	159.98 .00 .00 .00 .00 .00 .00 .00 .00 .00
	MCGRATH AK 99627 000-0000	S T	ADJUST: 5 83						.000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00
	TRADING POST								.000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00
	MCGRATH AK 00000								.000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00
								*LEASE TOTAL 99		160.00
1610	WILLIAM MCGINTY MCGINTY, WILLIAM P.O. BOX 932	H EXPIRE: E W REVIEW:	5 30 84	N	AEP	4/01			.000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
	BETHEL AK 99559 000-0000	S T	ADJUST: 5 84						.000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
	941 EAST AVENUE BETHEL AK 00000						H	1,248	1.430 .000 .000 .000 .000 .000 .000 .000 .000 .000	1,784.64 .00 .00 .00 .00 .00 .00 .00 .00 .00
								*LEASE TOTAL 1,248		1,785.28

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON TAX I.D.	PJR AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1614	REEVE ALEUTIAN REEVE ALEUTIAN AIRWAYS 4700 INTERNATIONAL ANCHORAGE AK 99502 000-0000  PORT HEIDEN AIRPORT  AK 00000	H E W S T	EXPIRE: 10 31 84 REVIEW: 84 ADJUST: 11 84	N	JLV	4/01		I 1,152	.000 .000 .000 .000 .400 .000 .000 .000 .000	.00 .00 .00 .00 460.80 .00 .00 .00 .00
								*LEASE TOTAL	1,152	460.80
1615	BETHEL NATIVE CORP. BETHEL NATIVE COR. BOX 719  BETHEL AK 99559 000-0000  BNCBUS.COMPLEX  BETHEL AK 00000	H E W J C S T	EXPIRE: 7 31 87 REVIEW: 87 ADJUST: 7 83	N	JLV	2/01	0	2,320	2.058 .000 .000 .000 .000 .000 .000 .000 .000 .000	4,774.56 .00 .00 .00 .00 .00 .00 .00 .00 .00
								*LEASE TOTAL	2,320	4,773.59
1616	BARNEY BUILDING LTD. PTS 431 DOCK STR.  KETCHIKAN AK 99901 000-0000  BARNEY BLDG. 616 & 618 DOCK STR. KETCHIKAN AK 00000	H W J C S T	EXPIRE: 8 15 87 REVIEW: 87 ADJUST: 8 87	N	SAS	2/01	0	2,770	1.450 .000 .000 .000 .000 .000 .000 .000 .000	4,016.50 .00 .00 .00 .00 .00 .00 .00 .00
								*LEASE TOTAL	2,770	4,016.50

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1617	RICHARD JENSEN KING SALMON DEV. CO. P.O.BOX 423  KING SALMON AK 99613 000-0000  LTS 1A & 3 BLOCK 7 KING SALMON AK 00000	H E W  S T	EXPIRE: 11 9 92	N		AEH			.000 .000 .000 .000 .000 .000 1.390 .000 .000 .000	.00 .00 .00 .00 .00 .00 5,204.16 .00 .00 .00
								*LEASE TOTAL	3,744	5,226.62
1617A	RICHARD JENSEN KING SALMON DEV. CO. P.O.BOX 423  KING SALMON AK 99613 000-0000  LTS 1A & 3 BLOCK 7 KING SALMON AK 00000	H E W  S T	EXPIRE: 11 9 92	N		ARC			.000 .000 .000 .000 .000 .000 1.390 .000 .000 .000	.00 .00 .00 .00 .00 .00 3,469.44 .00 .00 .00
								*LEASE TOTAL	2,496	3,484.42
1617B	RICHARD JENSEN KING SALMON DEV. CO. P.O.BOX 423  KING SALMON AK 99613 000-0000  LTS 1A & 3 BLOCK 7 KING SALMON AK 00000	H E W  S T	EXPIRE: 11 9 92	N		ARC			.000 .000 .000 .000 .000 .000 1.390 .000 .000 .000	.00 .00 .00 .00 .00 .00 8,673.60 .00 .00 .00
								*LEASE TOTAL	6,240	8,711.04

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX	I.D.	PLR. AGENT	RENEW OPT'N	TYP SPC	FEET/ ACRES	COST/ SQ.FT.	MONTHLY COST
1618	GLEN CHARLES CHARLES, GLEN 2ND & CEDAR P.O. BOX 81 CRAIG AK 99921 000-0000	H E W S T	EXPIRE: 6 30 84 REVIEW: 84 ADJUST: 7 84 PUBLIC SAFETY CRAIG	N			MEH	2/01			.000 .000 .000 .000 .000 .000 .000 .610 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 1,093.12 .00 .00 1,100.00
	2ND & CEDR CRAIG AK 99921									1,792		
							*LEASE TOTAL			1,792		
1619	JEAN DAVIS KLAWOCK HEENYA CORP P.O. BOX 25 AK 99925 755-2267 KLAWOCK-HEENYA KLAWOCK CORP. BLDG. AK 99925	H W C S	EXPIRE: 6 30 84 REVIEW: 84 ADJUST: 6 83 PUBLIC SAFETY	N			MAI	4/01	0	462	.994 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	459.23 .00 .00 .00 .00 .00 .00 .00 .00 .00 459.00
							*LEASE TOTAL			462		
1620	KADIN BUILDING P.O. BOX 709 WRANGELL AK 99929 000-0000 KADIN BUILDING 215 FRONT WRANGELL AK 00000	H E W J C S T	EXPIRE: 8 31 84 REVIEW: 84 ADJUST: 8 83 HEALTH AND SOCIAL SERVICES WRANGELL	N			MAI	2/01	0		1.080 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00 540.00
							*LEASE TOTAL					

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST	
1621A	N.C. BANFIELD GOLDSTEIN IMPROVEMENT CO P.O.BOX 369	H E W	EXP RE: 5 31 84 REVIEW: 84	N		MAI		0	1,147	1.600 .000 .000 .000	1,835.20 .00 .00 .00	
	JUNEAU AK 99802 586-2210	S	ADJUST: 6 84							.000 .000	.00 .00	
	GOLDSTEIN BLDG 130 SEWARD	T	GOVERNOR'S OFFICE JUNEAU							.000 .000 .000 .000	.00 .00 .00 .00	
	JUNEAU AK 00000									.000	.00	
									*LEASE TOTAL		1,147	1,835.68
1621B	N.C. BANFIELD GOLDSTEIN IMPROVEMENT CO P.O.BOX 369	H E W	EXP'RE: 5 31 84 REVIEW: 84	N		MAI		0	393	1.853 .000 .000 .000	728.23 .00 .00 .00	
	JUNEAU AK 99802 000-0000	S	ADJUST: 6 84							.000 .000	.00 .00	
	GOLDSTEIN BLDG 130 SEWARD	T	ADMINISTRATION JUNEAU							.000 .000 .000 .000	.00 .00 .00 .00	
	JUNEAU AK 00000									.000	.00	
									*LEASE TOTAL		393	730.24
1621C	N.C. BANFIELD GOLDSTEIN IMPROVEMENT CO P.O.BOX 369	H E W	EXP'RE: 5 31 84 REVIEW: 84	N		MAI		0	969	1.600 .000 .000 .000	1,550.40 .00 .00 .00	
	JUNEAU AK 99802 000-0000	S	ADJUST: 6 84							.000 .000	.00 .00	
	GOLDSTEIN BLDG 130 SEWARD	T	EDUCATION JUNEAU					P		.000 .000 .000 .000	.00 .00 .00 .00	
	JUNEAU AK 00000									.000	.00	
									*LEASE TOTAL		969	1,549.60

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1621D	N.C. BANFIELD GOLDSTEIN IMPROVEMENT CO P.O.BOX 369  JUNEAU AK 99802 000-0000  GOLDSTEIN BLDG 130 SEWARD  JUNEAU AK 00000	H E W  S  T	EXPIRE: 5 31 84  REVIEW: 84  ADJUST: 6 84  HEALTH AND SOCIAL SERVICES JUNEAU	N		MAI		0	4,901	1.630 .000 .000 .000 .000 .000 .000 .000 .000	7,988.63 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	4,901	7,991.76
1621E	N.C. BANFIELD GOLDSTEIN IMPROVEMENT CO P.O.BOX 369  JUNEAU AK 99802 000-0000  GOLDSTEIN BLDG 130 SEWARD  JUNEAU AK 00000	H E W  S  T	EXPIRE: 5 31 84  REVIEW: 84  ADJUST: 6 84  MILITARY AFFAIRS JUNEAU	N		MAI		0	2,194	1.600 .000 .000 .000 .000 .000 .000 .000 .000	3,510.40 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	2,194	3,509.92
1621F	N.C. BANFIELD GOLDSTEIN IMPROVEMENT CO P.O.BOX 369  JUNEAU AK 99802 000-0000  GOLDSTEIN BLDG 130 SEWARD  JUNEAU AK 00000	H E W  S  T	EXPIRE: 5 31 84  REVIEW: 84  ADJUST: 6 84  PUBLIC SAFETY JUNEAU	N		MAI		0	929	1.610 .000 .000 .000 .000 .000 .000 .000 .000	1,495.69 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	929	1,486.08

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1621G	N.C. BANFIELD GOLDSTEIN IMPROVEMENT CO P.O.BOX 369  JUNEAU AK 99802 000-0000  GOLDSTEIN BLDG 130 SEWARD  JUNEAU AK 00000	H E W  S  T	EXPIRE: 5 31 84  REVIEW: 84  ADJUST: 6 84  COMMUNITY AND REGIONAL AFFAIRS JUNEAU	N		MAI		0	844	1.600 .000 .000 .000 .000 .000 .000 .000	1,350.40 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	844	1,350.72
1621H	N.C. BANFIELD GOLDSTEIN IMPROVEMENT CO P.O. BOX 369  JUNEAU AK 99302 000-0000  GOLDSTEIN BLDG 130 SEWARD  JUNEAU AK 00000	H E W  S  T	EXPIRE: 5 31 84  REVIEW: 84  ADJUST: 5 84  TRANSPORTATION & PUBLIC FACILITIES JUNEAU	N		MAI		0	7,147	1.600 .000 .000 .000 .000 .000 .000 .000	11,435.20 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	7,147	11,435.68
1624	MIKE DEAN MITKOF HOTEL P.O. BOX 689  PETERSBURG AK 99833 772-4265  MITKOF HOTEL 206 MAIN STREET PETERSBURG AK 99833	H E W J C	EXPIRE: 8  REVIEW: 84  ADJUST: 8 84  NATURAL RESOURCES PETERSBURG	Y		MAI	2/01	0	143	1.049 .000 .000 .000 .000 .000 .000 .000	150.01 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	143	150.00

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATE'S	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1625	NATIONAL BANK OF ALASKA 306 MAIN ST KETCHIKAN AK 99901 225-2184  306 MAIN STREET KETCHIKAN AK 99901	H E W J C S  T	EXPIRE: 8 31 84 REVIEW: 84 ADJUST: 9 84  ADMINISTRATION KETCHIKAN	N		SAS	1/01	0	819	.993 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	813.27 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 813.00
						*LEASE TOTAL			819		
1626	RALPH KNUDSON KNUDSON, RALPH SR. 6095 GLACIER HIGHWAY, #34 JUNEAU AK 99801 789-9952  LOT 9 BLOCK 5 HOONAH AK 99801	EXPIRE: REVIEW: ADJUST:  ADMINISTRATION HOONAH	8 31 84 84 9 83  HOONAH	N		AEH	2/01			.000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00 400.00
						*LEASE TOTAL					
1628	DEPT. OF TRANSPORTATION TRANSPORTATION, DEPT. OF POUCH 6900 0 ANCHORAGE AK 99502 000-0000  BETTLES AIRPOR BETTLES AIRPORT FAIRBANKS AK 99811	EXPIRE: REVIEW: ADJUST:  PUBLIC SAFETY FAIRBANKS	7 1 90 90 7 90  FAIRBANKS	N				0		.000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00 114.58
						*LEASE TOTAL			27,500 27,500		

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1629	DEPT. OF TRANSPORTATION TRANSPORTATION, DEPT. OF POUCH 6900		EXPIRE: 9 1 4	N		JLV				.000	.00
			REVIEW: 4							.000	.00
	ANCHORAGE AK 99502 000-0000		ADJUST: 9 4							.000	.00
			PUBLIC SAFETY KODIAK							.000	.00
	KODIAK AIRPORT KODIAK AK 99502								G 37,500	.000	.00
										.050	.00
						*LEASE TOTAL			37,500		156.25
1630	BRYAN AND EILEEN MACLEAN MACLEAN, BRYAN & EILEEN 440 W TUDOR		EXPIRE: 6 30 84	N		MAO	3/01	0	1,700	1.458	2,478.60
			REVIEW: 83							.000	.00
	ANCHORAGE AK 99503 000-0000		ADJUST: 7 83							.000	.00
			FISH AND GAME BARROW							.000	.00
	MACLEAN BLDG LOT 15 BLOCK 10 BARROW AK 99723									.000	.00
										.000	.00
						*LEASE TOTAL			1,700		2,479.17
1631	MIDTOWN PLAZA PARTNERS MIDTOWN PLAZA PARTNERS 1341 FAIRBANKS STREET	P E W J C	EXPIRE: 6 30 85	N		ADP		0	2,720	2.850	7,752.00
	ANCHORAGE AK 99501 000-0000		REVIEW: 83							.000	.00
			ADJUST: 7 83							.000	.00
			COMMERCE ANCHORAGE							.000	.00
	471 W 36TH AVENUE ANCHORAGE AK 00000									.000	.00
										.000	.00
						*LEASE TOTAL			2,720		7,752.00

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENE' OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1632	THE BLOMFIELD CO. BLOMFIELD COMPANY, THE C/O PO BX 3585  SEATTLE WA 98124 000-0000  BLOMFIELD BLDG 1107 W 8TH  JUNEAU AK 99801	H E W J C S P T	EXPIRE: 6 30 87  REVIEW: 84  ADJUST: 7 84  REVENUE JUNEAU		N		FAB 5/02	0	8,815	1.970 .000 .000 .000 .000 .000 .000 .000 .000 .000	17,365.55 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	8,815	17,362.02
1634	DRUE PEARCE PEARCE, DRUE P.O.BOX 856  ANCHORAGE AK 99510 000-0000  EMPLOYEE HOUS. LOT 9 BLOCK 12 KOTZEBUE AK 00000	H E W J S T	EXPIRE: 10 31 85  REVIEW: 83  ADJUST: 11 83  PUBLIC SAFETY KOTZEBUE		N		AEH 1/03		H 4,320	.000 .000 .000 .000 .000 .000 .930 .000 .000 .000	.00 .00 .00 .00 .00 .00 4,017.60 .00 .00 .00
									*LEASE TOTAL	4,320	4,000.00
1635	YUKON OFFICE SUPPLY YUKON OFFICE SUPPLY 800 GLACIER AVE  JUNEAU AK 99801 000-0000  DON ABEL 538 WEST WILLOUGHBY JUNEAU AK 99801		EXPIRE: 6 30 84  REVIEW: 2 84  ADJUST:  EDUCATION JUNEAU		N		MAI		I 2,088	.000 .000 .000 .000 .850 .000 .000 .000 .000 .000	.00 .00 .00 .00 1,774.80 .00 .00 .00 .00 .00
									LEASE TOTAL	2,088	1,774.80

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1637	G & L BUILDERS G & L BUILDERS 3335 MEANDER WAY JUNEAU AK 99801 000-0000	H E W C S	EXPIRE: 10 31 85 REVIEW: 84 ADJUST: 7 84	N	JLV	2/01	0	1,684	1.199 .000 .000 .000 .000 .000 .000 .000 .000	2,019.12 .00 .00 .00 .00 .00 .00 .00 .00
	G & L BUILDERS 3200 GLACIER HW JUNEAU AK 99801	T	PUBLIC SAFETY JUNEAU						.000 .000 .000 .000	.00 .00 .00 .00
								*LEASE TOTAL 1,684		2,019.90
1637A	G & L BUILDERS G & L BUILDERS 3335 MEANDER WAY JUNEAU AK 99801 000-0000	H E W J S	EXPIRE: 10 31 85 REVIEW: 84 ADJUST: 6 84	N	JLV	1/02	0	2,111	1.200 .000 .000 .000 .000 .000 .000 .000 .000	2,533.20 .00 .00 .00 .00 .00 .00 .00 .00
	G & L BUILDERS 3200 GLACIER JUNEAU AK 00000	T	ENVIRONMENTAL CONSERVATION JUNEAU						.000 .000 .000 .000	.00 .00 .00 .00
								*LEASE TOTAL 2,111		2,533.20
1638	JOHN MARNIK LAKESIDE DEVELOPMENT CO. P.O.BOX 109  UNALASKA AK 99685 000-0000	H E W S	EXPIRE: 10 31 87 REVIEW: 11 84 ADJUST: 11 83	N	AEH	5/01			.000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00
	EMPLOYEE HOUS. LT 1B BK 2 USS778B UNALASKA AK 00000	T	ADMINISTRATION UNALASKA				H		.000 .000 .000 .000	.00 .00 .00 .00
								*LEASE TOTAL		1,650.00



LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1642	ENGSTROM ENGSTROM ENGSTROM & ENGSTROM P.O. BOX 723  JUNEAU AK 99802 000-0000  DECKER BLDG. 231 SO. FRANKLIN JUNEAU AK 99000	H F W J S T	EXPIRE: 12 31 84 REVIEW: 8 84 ADJUST: 1 84  HEALTH AND SOCIAL SERVICES JUNEAU	N	SAS	4/01	0	2,205	1.824 .000 .000 .000 .000 .000 .000 .000 .000	4,021.92 .00 .00 .00 .00 .00 .00 .00 .00
								*LEASE TOTAL	2,205	4,021.37
1644	SOUTH LAKE INN ARCTIC HOSTS, INC. BLDG D SUITE 4 4790 BUS.PARK ANCHORAGE AK 99503 659-3141  SOUTH LAKE INN BLOCK 50 LOTS 4 & 5 DEAD HORSE AK 00000	H E W S T	EXPIRE: 6 30 84 REVIEW: 84 ADJUST: 7 84  ENVIRONMENTAL CONSERVATION DEAD HORSE	N	MAO	1/01	0	168	5.360 .000 .000 .000 .000 .000 .000 .000 .000	900.48 .00 .00 .00 .00 .00 .00 .00 .00
								*LEASE TOTAL	168	900.00
1645	S.S. FULLER S.S. FULLER, INC. P.O. BOX 4-978  ANCHORAGE AK 99509 000-0000  BEND BLDG. 4TH ST. & HARRIS ST. JUNEAU AK 00000	H E W C S P T	EXPIRE: 3 31 86 REVIEW: 85 ADJUST: 4 84  HEALTH AND SOCIAL SERVICES JUNEAU	N	MAO	2/01	0	10,767	1.698 .000 .000 .000 .000 .000 .000 .000 .000	18,282.37 .00 .00 .00 .00 .00 .00 .00 .00
								*LEASE TOTAL	10,767	18,278.88

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON TAX I.D.	PUR. AGENT	RENEW GPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1648	GEN.SERV. FINANCE DIV. FEDERAL GOVERNMENT FIN.DIV.-9BCRC 525 MARKET ST CA 94105 000-0000  FEDERAL BLDG. 605 4TH AVENUE ANCHORAGE AK 00000	H EXPIRE: E W REVIEW:  ADJUST:  HEALTH AND SOCIAL SERVICES ANCHORAGE	7 31 84	N	AJB		0	4,856	.900 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	4,370.40 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
					*LEASE TOTAL			4,856	.000	4,370.40
1649	S.S. FULLER S.S. FULLER, INC. P.O.BOX 4-978  ANCHORAGE AK 99509 000-0000  BEND BLDG. 4TH & HARRIS STS JUNEAU AK 00000	H EXPIRE: E W REVIEW:  C ADJUST: S P LAW T JUNEAU	1 31 86	N	JMD	2/01	0	4,233	1.760 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	7,450.08 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
					*LEASE TOTAL			4,233	.000	7,450.58
1653	US COAST GUARD 17TH DIS US COAST GUARD 17TH DIST P.O.BOX 3-5000  JUNEAU AK 99802 000-0000  JUNEAU ERS 5 MI. SITE GLACIER HY JUNEAU AK 99801	EXPIRE: REVIEW:  ADJUST:  ADMINISTRATION JUNEAU	3 31 88	N	JLV				.000 .000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
					*LEASE TOTAL				.000	.00

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1654	NO. SLOPE BOROUGH N.SLOPE BOROUGH H&SS P.O.BOX 69  BARROW AK 99723 000-0000  GREIST FAMILY LOT 1 BLOCK 20 BARROW AK 99723	H E W J S T	EXPIRE: 6 30 84 REVIEW: 84 ADJUST: 7 84  HEALTH AND SOCIAL SERVICES BARROW	N		MAO	3/01	0	453	3.000 .000 .000 .000 .000 .000 .000 .000 .000	1,359.00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	453	1,359.00
1655	COOK'S WAREHOUSING COOK'S WAREHOUSING P.O. BOX 2737  JUNEAU AK 99803 789-3871  5454 JENKINS DR JUNEAU AK 00000	E C	EXPIRE: 4 30 85 REVIEW: 84 ADJUST: 4 84  ENVIRONMENTAL CONSERVATION JUNEAU	N		SAS	3/01			.000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 578.50 .00 .00 .00 .00
									*LEASE TOTAL	890	578.50
1656	SPRUCE GRV TRAILER PARK SPRUCE GROVE TRAILER PRK P.O. BOX 190  HAINES AK 99827 766-2750  HAINES AK 00000	W C S	EXPIRE: 6 30 84 REVIEW: 84 ADJUST: 7 84  NATURAL RESOURCES HAINES	N		MAO	5/01			.000 .000 .000 .000 .000 .000 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL		73.50

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX	I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEE, ACRES	MONTHLY COST	
1657	NATIONAL BANK OF ALASKA NATIONAL BANK OF ALASKA P.O. BOX 600  ANCHORAGE AK 99501 000-0000  NBA BUILDING 306 MAIN STREET KETCHIKAN AK 00000	H E W J	EXPIRE: 8 31 85 REVIEW: 4 85 ADJUST: 9 84	N			SAS	3/01	0	468	1.150 .000 .000 .000 .000 .000 .000 .000 .000 .000	538.20 .00 .00 .00 .00 .00 .00 .00 .00 .00
										*LEASE TOTAL	468	538.00
1658	CITY OF METLAKATLA METLAKATLA, CITY OF P.O. BOX 8 METLAKATLA METLAKATLA AK 99926 000-0000  MET.HEALTH CNT  METLAKATLA AK 00000	H E W J S T	EXPIRE: 5 31 86 REVIEW: 8 85 ADJUST: 6 85	N			JMD	5/01	0 C	300	.445 .000 .000 .000 .000 .000 .000 .000 .000 .000	133.50 .00 .00 .00 .00 .00 .00 .00 .00 .00
										*LEASE TOTAL	300	133.56
1659	CITY OF MTN. VILLAGE MOUNTAIN VILLAGE, CITY OF P.O. BOX 196  MTN. VILLAGE AK 99632 591-2929  CITY BLDG.  MTN. VILLAGE AK 00000	H E W J C S T	EXPIRE: 2 28 85 REVIEW: 10 84 ADJUST: 3 85	N			JMD	4/01	0	108	1.852 .000 .000 .000 .000 .000 .000 .000 .000 .000	200.02 .00 .00 .00 .00 .00 .00 .00 .00 .00
										*LEASE TOTAL	108	202.66

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX	I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ. FT.	MONTHLY COST
1660	CITY OF KAKE KAKE, CITY OF P.O. BOX 500  KAKE AK 99830 000-0000  KAKE COMMUNITY  KAKE AK 00000	H EXPIRE: E W REVIEW: J C ADJUST: S  T	6 30 87	N			ACS	5/01	0	240	.840 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	201.60 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									E	870	.000	.00
							*LEASE TOTAL			1,100		934.00
1662	GLEN & JANET FREDERICKS FREDERICKS, GLEN & JANET 1400 VIRGINIA COURT ANCHORAGE AK 99501 276-2101  LOT 2 BLOCK 6 ANIAK AK 00000	EXPIRE: W REVIEW: J C ADJUST: S  T	8 31 84	N			JLV	3/01	0	400	.750 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	300.00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
							*LEASE TOTAL			400		300.00
1663	R. HOLMES JOHNSON JOHNSON, DR. R. HOLMES BOX 1727  KODIAK AK 99615 000-0000  KODIAK PROF CL MILL BAY ROAD KODIAK AK 99615	H EXPIRE: E W REVIEW: J C ADJUST: S P T	6 30 86	N			JLV	2/01	0 C P	361	1.700 .000 .000 .000 .000 .000 50.000 .000 .000 .000 .000	613.70 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
							*LEASE TOTAL			361		664.18

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1665	ASSEMBLY LTD PARTNERSHIP 601 WEST WILLOUGHBY AV JUNEAU AK 99801 586-3434	H E W C S	EXPIRE: 12 31 85 REVIEW: 9 84 ADJUST: 1 85	N		MAO	5/01	0	1,494	1.500 .000 .000 .000 .000	2,241.00 .00 .00 .00 .00
	ASSEMBLY BLDG. 211 4TH ST JUNEAU AK 99801	T	GOVERNOR'S OFFICE JUNEAU							.000 .000 .000 .000	.00 .00 .00 .00
										.000	.00
									*LEASE TOTAL	1,494	2,241.00
1666	ARCTIC SLOPE REGIONAL ARCTIC SLOPE REG. CORP. P.O. BOX 129 BARROW AK 99723 852-8633	H E W J C S	EXPIRE: 8 31 84 REVIEW: 4 84 ADJUST: 9 84	N		MAO	1/01	0	370	4.000 .000 .000 .000 .000	1,480.00 .00 .00 .00 .00
	A.S.R.CORP.HDQ BLOCK 19 TOWNSITE BARROW AK 99723	T	HEALTH AND SOCIAL SERVICES BARROW							.000 .000 .000 .000	.00 .00 .00 .00
										.000	.00
									*LEASE TOTAL	370	1,480.00
1667	E.D. WRIGHT W.H.& S. ENTERPRISES P.O. BOX 1036 JUNEAU AK 99802 586-1614	H E W J C S	EXPIRE: 6 30 84 REVIEW: 84 ADJUST: 7 84	N		SAS	2/01	0	5,138	1.500 .000 .000 .000 .000	7,707.00 .00 .00 .00 .00
	HARBORVIEW 811-12TH STREET JUNEAU AK 99801	T	ADMINISTRATION JUNEAU							.000 .000 .000 .000	.00 .00 .00 .00
										.000	.00
									*LEASE TOTAL	5,138	7,707.00



LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1674	ELLIS, SUND AND WHITTAKER ELLIS, SUND & WHITTAKER, 1285 TONGASS AVENUE KETCHIKAN AK 99901 225-9661	H E W S	EXPIRE: 8 31 86 REVIEW: 4 86 ADJUST: 7 85	N		SAS	2/01	0	1,120	1.090	1,220.81
	AIRLINE BLDG. 1285 TONGASS AV KETCHIKAN AK 99901	T	FISH AND GAME KETCHIKAN						600 200	.440 .200	264.00 40.00
									100	.000	.00
									2,020	.000	1,584.80
1675	ANI AK PROPERTIES, INC. SUITE 307 429 "D" ST. ANCHORAGE AK 99501 000-0000	H E W J C S	EXPIRE: 4 30 84 REVIEW: 84 ADJUST: 5 84	N		JLV	3/01	0	100	1.390	199.00
	KNA BUILDING LOT 7 BLOCK 6 ANI AK AK 00000	T	HEALTH AND SOCIAL SERVICES ANI AK							.000	.00
										.000	.00
										.000	.00
										.000	.00
									100	.000	199.00
1677	REINHOLD & CHERYL FLUCK RHINE RENTALS BOX 2364  JUNEAU AK 99803 789-0940	H W C S	EXPIRE: 12 31 88 REVIEW: 8 88 ADJUST: 1 86	N		MAI	5/01	0	4,695	1.680	7,887.60
	RHINE BLDG. 10.4 MILE GLACIER HY JUNEAU AK 99803	T	PUBLIC SAFETY JUNEAU							.000	.00
										.000	.00
										.000	.00
										.000	.00
									4,695	.000	7,887.60

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	1 YP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1680A	K & S LEASING, INC. P.O. BOX 62 NOME AK 99762 443-5778  OLD FEDERAL BG 205 FRONT STREET NOME AK 00000	H EXPIRE: E W REVIEW: J C ADJUST: S P T	6 30 86	N		JMD	5/02	0	900	2.500 .000 .000 .000 .000 .000 .000 .000 .000 .000	2,250.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	900	2,250.00
1680B	K & S LEASING, INC. P.O. BOX 62 NOME AK 99762 443-5778  OLD FEDERAL BG 205 FRONT STREET NOME AK 00000	H EXPIRE: E W REVIEW: J C ADJUST: S P T	6 30 86	N		JMD	5/02	0	660	2.500 .000 .000 .000 .000 .000 .000 .000 .000 .000	1,650.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	660	1,650.00
1700	GALE & MIC POWER POWER, GALE & MICHELLE P.O. BOX 1354  BETHEL AK 99559 000-0000  LOT 11 BLOCK 1 BETHEL AK 99559	H EXPIRE: REVIEW: ADJUST:	10 31 87	N		AEH				.000 .000 .000 .000 .000 .000 .000 .000 .000 1.110 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00 1,509.60 .00 .00
									*LEASE TOTAL	1,360	1,500.00



LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1704	ROGER COVEY COVEY, ROGER AND KAREN BOX 124  NINILCHIK AK 99639 000-0000  J LOT 2 AIRPRT.HTS NINILCHIK AK 00000	H W  S	EXPIRE: 4 24 83 REVIEW: 87  ADJUST: 7 85	N		AEH	2/03		.000 .000 .000 .000 .000 .000 .000 .750 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 996.00 .00 .00 .00
*LEASE TOTAL										1,000.00
1705	JUDY BORROWMAN BORROWMAN, JUDY P.O. BOX 426  BARROW AK 99723 000-0000  LOT 9 BLOCK 34 BARROW AK 99723	H E W  S	EXPIRE: 6 30 84 REVIEW: 84  ADJUST: 11 84	N	526-78-6277	AEH	5/01		.000 .000 .000 .000 .000 .000 .000 2.220 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 1,598.40 .00 .00 .00
*LEASE TOTAL									720	.00
1706	F & K LAND CO. NO.1 F&K LAND CO. NO. 1 P.O. BOX 1466  BETHEL AK 99559 000-0000  12014 MISSION RD BETHEL AK 99559	H W  S	EXPIRE: 10 31 83 REVIEW:  ADJUST:	Y		AEH			.000 .000 .000 .000 .000 .000 .000 1.030 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 4,152.96 .00 .00 .00
*LEASE TOTAL									4,032	4,140.00



LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1711	CLIFF JUDKINS CROWN POINT ENTERPRISES P.O. BOX 65  MOOSE PASS AK 99631 000-0000  LOT 1 CROWN PT SUBDIVISIO MOOSE PASS AK 99631	EXPIRE: W REVIEW: C ADJUST: S		N		AEH	2/05		.000 .000 .000 .000 .000 .000 1.670 .000 .000 .000	.00 .00 .00 .00 .00 .00 2,004.00 .00 .00 .00
								H 1,200		
								*LEASE TOTAL	1,200	2,000.00
1712	C.R. & D.W NEELEY NEELEY, CAROL R. & DOUG P.O. BOX 165  GLENNALLEN AK 99588 000-0000  LOTS 1,2,3,&4 RICHARDSON HWY. GLENNALLEN AK 00000	EXPIRE: W REVIEW: C ADJUST: S	11 11 93	N		AEH	2/05		.000 .000 .000 .000 .000 .000 2.080 .000 .000 .000	.00 .00 .00 .00 .00 .00 9,984.00 .00 .00 .00
								H 4,800		
								*LEASE TOTAL	4,800	10,000.00
1714	MELVIN W. HOFFMAN HOFFMAN, MELVIN W. BOX 114  TOK JUNCTION AK 99780 000-0000  BLDG 15 APT B 1ST AVENUE  TOK JUNCTION AK 00000	EXPIRE: W REVIEW: ADJUST: S	9 30 84	N		AEH	3/01		.000 .000 .000 .000 .000 .000 .380 .000 .000	.00 .00 .00 .00 .00 .00 399.00 .00 .00
								H 1,050		
								*LEASE TOTAL	1,050	400.00

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MOV TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ ACRES	COST/ SQ.FT.	MONTHLY COST
1715	GEORGE M. SIDON GEORGE M. SIDON  00000 000-0000  2 BEDROOM HOUS LOT 2 BLOCK 6 BARROW AK 00000		EXPIRE: 12 31 84	N 547-02-7466	AEH	4/01			.000 .000 .000 .000 .000 1.563 .000 .000 .000	.00 .00 .00 .00 .00 2,000.64 .00 .00 .00
		W	REVIEW: 8 84						.000	.00
		ADJUST:	1 85						.000	.00
		S							.000	.00
			LAW BARROW				H	1,280	1.563	2,000.64
									.000	.00
									.000	.00
									.000	.00
								*LEASE TOTAL	1,200	2,000.00
1718	ALAN BANKSTON BANKSTON, ALAN BOX 526  BARRON AK 99723 000-0000  3 BEDROOM HOUS LOT 2 BLOCK 43 BARROW AK 00000		EXPIRE: 12 31 84	N	AEH	5/01			.000 .000 .000 .000 .000 2.222 .000 .000 .000	.00 .00 .00 .00 .00 .00 .00 .00 .00
		W	REVIEW: 8 84						.000	.00
		ADJUST:	1 85						.000	.00
		S							.000	.00
			ADMINISTRATION BAPROW				H		2.222	.00
									.000	.00
									.000	.00
									.000	.00
								*LEASE TOTAL	900	2,000.00
1800	FIFTH AVENUE LEASING 900 WEST 5TH AVENUE,STE.720 ANCHORAGE AK 99501 000-0000  5TH & I BLDG. 900 WEST 5TH AVE ANCHORAGE AK 00000		H EXPIRE: 8 31 86	N	AJB	2/01	0	7,035	2.026 .000 .000 .000 .000 .000 .000 .000 .000	14,252.91 .00 .00 .00 .00 .00 .00 .00 .00
		W	REVIEW: 5 86						.000	.00
		J							.000	.00
		C	ADJUST: 9 84						.000	.00
		S							.000	.00
			ADMINISTRATION ANCHORAGE						.000	.00
		T							.000	.00
									.000	.00
									.000	.00
								*LEASE TOTAL	7,035	14,250.00 A

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1802	NATIVE VIL OF TYONEK, INC NATIVE VILLAGE OF TYONEK 1675 C STREET  ANCHORAGE AK 99501 000-0000  KALOA BLDG SO. BK 1 LOT A GAY SUBD. ANCHORAGE AK 00000	H E W J C S P T	EXPIRE: 12 31 86  REVIEW: 8 81  ADJUST: 7 85  GOVERNOR'S OFFICE ANCHORAGE	N		86	4/01	0	3,638   I 419  P	1.482 .000 .000 .000 .000 1.390 .000 .000 .000 .000	5,391.52 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	4,057	5,975.21
1805	HONCHEN & UHLENKOTT, INC 201 E. 56TH ST SUITE 220 ANCHORAGE AK 99502 000-0000  STE.101 4041 B ST.  ANCHORAGE AK 00000	H E W  ADJUST: P	EXPIRE: 6 30 85  REVIEW: 85  ADJUST: 9 85  HEALTH AND SOCIAL SERVICES ANCHORAGE	N		ADS	1/01	0	1,331	2.100 .000 .000 .000 .000 .000 .000 .000 .000 .000	2,795.10 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	1,331	2,795.10
1807	WAYNE HOFFMAN HOFFMAN, WAYNE P. O. BOX 114  TOK JUNCTION AK 99780 883-5141  FIRST & SLANA TOK JUNCTION AK 99780	  W C S T	EXPIRE: 10 31 86  REVIEW: 6 86  ADJUST: 7 87  LABOR TOK JUNCTION	N		ADP	3/01	0	500	.750 .000 .000 .000 .000 .000 .000 .000 .000 .000	375.00 .00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	500	375.00

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1808	U.S. POSTAL SERVICE U.S. POSTAL SERVICE P.O. BOX 14431 ST. LOIS MO 63180 564-2851  ADMIN. BLDG. FAIRBANKS INTL APORT FAIRBANKS AK 06000	E W S	EXP: 7 31 84 REVIEW: 84 ADJUST: 8 84	N	ADS	2/01	0	1,911	.704 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	1,345.34 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
								*LEASE TOTAL	1,911	1,345.00
1810	SALLAK, INC.  P. O. BOX 974 PALMER AK 99645 907-745-6771  918 S. COLONY WAY PALMER AK 00000	H E W J C S T	EXP: 1 31 87 REVIEW: 9 86 ADJUST: 7 87	N	ADP	3/01	0	4,389	1.190 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	5,222.91 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
								*LEASE TOTAL	4,389	5,222.91
1811	MUELLER ENTERPRISES MUELLER ENTERPRISES 1016 W 6TH AVE SUITE 101 ANCHORAGE AK 99501 000-0000  CARLYLE BLDG 401 E N LTS BLVD ANCHORAGE AK 99501	H E W J C S P T	EXP: 12 31 86 REVIEW: 8 86 ADJUST: 7 85	N	ADS	5/01	0	1,201	1.431 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	1,718.53 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
								*LEASE TOTAL	1,201	1,718.00

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON	TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SFC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1813	J.L. & H.R MOUNT MOUNT, JAMES L. & HELEN 906 LATHROP ST  FAIRBANKS AK 99701 000-0000  LOT 8 BLOCK 95 733 7TH AVENUE FAIRBANKS AK 00000	H EXPIRE: E W REVIEW:  ADJUST:  P LAW FAIRBANKS	9 30 84	N		ADS	1/01	0	800	1.500 .000 .000 .000 .000 .000 .000 .000 .000	1,200.00 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	800	1,200.00
1815	HILLSTROM OFFICE BLDG P.O. BOX 49  PALMER AK 99645 000-0000  SCENIC VIEW 809 S. CHUGACH ST PALMER AK 00000	H EXPIRE: E W REVIEW: J C ADJUST: S T ADMINISTRATION PALMER	10 31 86	N		ADP	3/01	0	600	1.000 .000 .000 .000 .000 .000 .000 .000 .000	600.00 .00 .00 .00 .00 .00 .00 .00 .00
									**LEASE TOTAL	600	600.00
1816	TRANSAC, INC. P.O. BOX 410  WASILLA AK 99687 000-0000  1/2 MILE KNIK ROAD WASILLA AK 00000	H EXPIRE: E W REVIEW: J C ADJUST: S P LABOR T WASILLA	11 30 86	N		ADP	3/01	0	4,514	1.100 .000 .000 .000 .000 .000 .000 .000 .000	4,965.40 .00 .00 .00 .00 .00 .00 .00 .00
									*LEASE TOTAL	4 514	2,953.50

LEASE NO.	LESSOR'S NAME AND ADDRESS	SVC	DATES	MON TAX I.D.	PUR. AGENT	RENEW OPT'N	TYP SPC	FEET/ACRES	COST/SQ.FT.	MONTHLY COST
1818	BAS COMPANY 431 W 7TH AVE SUITE #212 ANCHORAGE AK 99501 279-1544  7TH & E CONDO ASSOC BLDG GRND FLOOR ANCHORAGE AK 99501	H E W J C S P T	EXPIRE: 11 30 85 REVIEW: 7 84 ADJUST: 12 84	Y	ADP	1/01	0	5,376	1.520 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	8,171.52 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
					*LEASE TOTAL			5,376		8,171.52
1820	ROSE GEN CONTRACTORS ROSE GENERAL CONTRACTORS P. O. BOX 27  FAIRBANKS AK 99707 456-3338  PORTABLE OFFIC SPACE 2301 PEGER FAIRBANKS AK 99701	EXPIRE: REVIEW: ADJUST:	10 31 86 6 86 11 86	N	ADP	4/01	0	2,385	.755 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	1,800.68 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
					*LEASE TOTAL			2,385		1,800.00
1850	CITY OF QUINHAGAK QUINHAGAK, CITY OF GENERAL DELIVERY AK 00000 000-0000  NAYAGAQ PS BLD AIRPORT RD  AK 99655	H W J C S	EXPIRE: 6 30 84 REVIEW: 84 ADJUST: 7 84	N	ACS		0	144	.690 .000 .000 .000 .000 .000 .000 .000 .000 .000 .000	99.36 .00 .00 .00 .00 .00 .00 .00 .00 .00 .00
					*LEASE TOTAL			144		100.00

<u>LEASE NO.</u>	<u>LESSOR'S NAME AND ADDRESS</u>	<u>SVC</u>	<u>DATES</u>	<u>MON TAX I.D.</u>	<u>P.R. AG'T</u>	<u>RENEW OPT'N</u>	<u>TYP SPC ACRES</u>	<u>FEET/ SQ.FT.</u>	<u>COST/ SQ.FT.</u>	<u>MONTHLY COST</u>
					***GRAND	TOTAL	1,497,107			1,033,010.49

414 LEASES