

**H J R**

**38**

SENATE COMMITTEE REPORT

FURTHER

4/13/89

DATE TURNED INTO OFFICE 4.20.89

Mr. President:

C&RA

Committee considered HJR 38

housing programs of the United States Department of Housing and Urban Development

and recommended

- replace with \_\_\_\_\_ CS \_\_\_\_\_ )  same title
- or adopt \_\_\_\_\_ CS \_\_\_\_\_ )  new title
- attached amendment(s) and  technical title change (HB only)
- \_\_\_\_\_ letter of intent adopted

do pass

do not pass

no recommendation

individual recommendations

further referral to \_\_\_\_\_

FISCAL NOTE(S) <sup>PREVIOUS CERTA</sup>  zero  fiscal impact  appropriation no FN

new  updated  previous

same as previous fiscal note(s) published \_\_\_\_\_

MEMBERS SIGNING DO PASS

OTHER RECOMMENDATIONS

*Miss Segal*

*David J. ...*

*Pat ...*

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

*Lee Adams - Do Pass*

Chairman signature and recommendation

Committee Backup attached

# STATE OF ALASKA

DEPT. OF COMMUNITY & REGIONAL AFFAIRS

DIVISION OF ADMINISTRATIVE SERVICES

STEVE COWPER, GOVERNOR

- P.O. BOX B  
JUNEAU, ALASKA 99811-2100  
PHONE: (907) 465-4709
- 949 E. 36TH AVENUE, SUITE 400  
ANCHORAGE, ALASKA 99508-1302  
PHONE: (907) 563-1073

April 10, 1989

The Honorable Lyman Hoffman  
House of Representatives  
P.O. Box V  
Juneau, AK 99811

Dear Representative Hoffman:

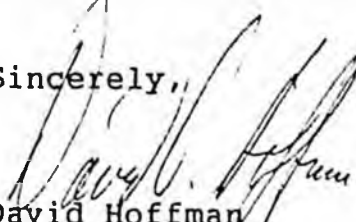
You recently requested information on the Supplemental Housing Development grant fund (AS 18.55.998) and how it relates to the federal Housing and Urban Development program funds. That information follows:

Each year DCRA requests approximately \$3,500.0 in the capital budget which matches, in a sense, the federal allocation for Alaska. These funds are meant to supplement the \$92,200 per residential unit allocated by HUD. The funds provide for roads to sites, on-site sewer and water facilities, electrical distribution facilities to individual residences, and energy efficient design features. These monies make it possible for HUD to build in rural areas where these features are not pre-existent.

If these monies were not available, HUD could either pull out of Alaska between \$13,820,000 to \$18,440,000 annually or build only in those areas where the cost was within the HUD guidelines. HUD could not build in rural areas where the cost is highest and the need is greatest.

If you require further information, please contact me at 465-4700

Sincerely,

  
David Hoffman  
Commissioner

DH/CC/cc

## FISCAL NOTE

**REQUEST:**

Revision Date: \_\_\_\_\_  
 Title: "Relating to housing programs of US Dept HUD"  
 Sponsor: Rep Hoffman  
 Requestor: \_\_\_\_\_

Agency Affected: Community & Regional Affairs  
 BRU: \_\_\_\_\_  
 Components: \_\_\_\_\_

**EXPENDITURES/REVENUES:** (Thousands of Dollars)

OPERATING	FY 89	FY 90	FY 91	FY 92	FY 93	FY 94
PERSONAL SERVICES						
TRAVEL						
CONTRACTUAL						
SUPPLIES						
EQUIPMENT						
LAND & STRUCTURES						
GRANTS, CLAIMS						
MISCELLANEOUS						
TOTAL OPERATING	-0-	-0-	-0-	-0-	-0-	-0-

CAPITAL						
---------	--	--	--	--	--	--

REVENUE						
---------	--	--	--	--	--	--

**FUNDING:** (Thousands of Dollars)

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

**POSITIONS:**

FULL-TIME	-0-	-0-	-0-	-0-	-0-	-0-
PART-TIME						
TEMPORARY						

**ANALYSIS :** (Attach a separate page if necessary)

*Jim Plasman*  
 Prepared by: Jim Plasman, Deputy Director  
 Division: Municipal & Regional Assistance  
 Approved by Commissioner: David C. Johnson  
 Agency: Community & Regional Affairs

Phone: 465-4750  
 Date: 3-27-89  
 Date: 3-27-89

Distribution (by preparer):  
 Legislative Finance  
 Legislative Sponsor  
 Requestor  
 Office of Management and Budget  
 Impacted Agency(ies)

STEVE COWPER, GOVERNOR

**DEPT. OF COMMUNITY & REGIONAL AFFAIRS**

OFFICE OF THE COMMISSIONER

- P.O. BOX B  
JUNEAU, ALASKA 99811-2100  
PHONE: (907) 465-4700
- 949 E. 36TH AVENUE, SUITE 400  
ANCHORAGE, ALASKA 99508-4302  
PHONE: (907) 563-1073

March 30, 1989

POSITION PAPER

RE: House Joint Resolution 38

SPONSOR: Representative Hoffman

Program Effects of Resolution

There would be no major effects on the Department of Community and Regional Affairs from this Resolution.

Comments

The Department strongly supports this Resolution. The federal funding sought by this resolution are important to residents throughout rural Alaska.

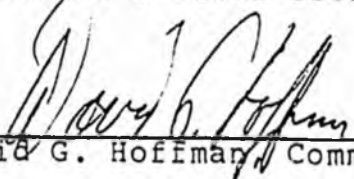
The level of funding requested by the Resolution is a 1988 maintenance level allocation of federal funding by the U.S. Department of Housing and Urban Development to the regional housing authorities for construction of decent, safe and sanitary housing for Alaska's rural residents.

The effects of not having federal HUD funding for housing construction by the regional housing authorities would be devastating. There is no other program available for low-income housing to rural residents such as provided by the HUD funding to regional housing authorities. The number of people living in substandard housing throughout rural Alaska would increase through deterioration of existing housing and population increase.

A 1988 rural housing study completed by the Department of Community and Regional Affairs documented a current need for 6,740 units of new housing for rural Alaska. The U.S. Department of HUD will use the results of this survey in determining the funding allocations to Alaska. The State of Alaska has continued its commitment to reduce the number of families living in substandard, overcrowded, unsanitary housing by providing funding for water and sewer, roads, and electrical distribution facilities to the majority of houses constructed by HUD funding even during times of reduced state revenues.

Position Paper - HJR 38  
March 30, 1989  
Page Two

The Department of Community and Regional Affairs has been very active in rural housing issues and will continue cooperative efforts with federal agencies in encouraging legislation to improve the living standards of Alaska's rural residents.

  
\_\_\_\_\_  
David G. Hoffman, Commissioner

**NEW HOUSING STOCK NEEDED TO REMEDY OVERCROWDING  
FOR HOUSEHOLDS WITH 200 OR FEWER SQ. FT. PER RESIDENT**

	1	2	3	4	5	6	7
	[ ----- ]						
Estimated	# HH	# HH	COST @	# HH	COST @		
Total	<200	add-on	\$15k per	New Hm	\$116k per	TOTAL	
# HH	sf/res	320sf	Household	Needed	New House	COST	
			(000'S)		(000'S)	(000'S)	
	[ ----- ]						
Ahtna	1,167	425	376	\$5,636	49	\$5,719	\$11,354
Aleut	1,401	189	182	\$2,730	7	\$811	\$3,541
Arctic Slope	1,225	470	407	\$6,098	63	\$7,360	\$13,458
Bering Sts	1,646	1,098	553	\$8,301	545	\$63,175	\$71,475
Bristol Bay	2,164	835	808	\$12,124	27	\$3,100	\$15,224
Calista	4,078	2,773	1,570	\$23,543	1,203	\$139,604	\$163,147
Chugach	2,630	605	553	\$8,295	52	\$6,035	\$14,330
Cook Inlet	24,060	1,275	1,215	\$18,226	60	\$6,951	\$25,177
Doyon	15,688	8,017	6,606	\$99,090	1,411	\$163,675	\$262,765
Koniag	3,134	1,062	957	\$14,353	105	\$12,196	\$26,549
NANA	1,129	847	440	\$6,594	407	\$47,259	\$53,853
Sealaska	6,075	1,592	1,422	\$21,325	170	\$19,760	\$41,085
<b>TOTAL</b>	<b>64,397</b>	<b>19,188</b>	<b>15,088</b>	<b>\$226,314</b>	<b>4,100</b>	<b>\$475,645</b>	<b>\$701,959</b>
						(LESS HOMES ALREADY REPLACED)....	\$210,243
							-----
						<b>TOTAL COST TO REMEDY OVERCROWDING....</b>	<b>\$491,717</b>

Column 1 shows the same housing estimates used in all tables. Column 2 represents the number of households with 200 sq.ft. or less per resident. Column 3 shows the number of households that would no longer have less than 200 sq.ft. per resident if a 320 sq.ft. addition were built onto the existing house. Column 4 is the total cost of building the additions at \$15,000 per addition. The \$15,000 cost is the current cost to build a 320 sq.ft. addition in rural Alaska based on the BIA Housing Improvement Program. Column 5 shows the number of houses that would still have less than 200 sq.ft. per resident if 320 square feet were added. Since, in this case, the addition would not resolve the overcrowding for these households, a new house would be required.

Column 6 shows what the cost would be based on \$116,000 per new house to accommodate the households identified in column 5. Column 7 shows the total cost to remedy overcrowding in the 200 or less square footage per resident scenario: total cost combines the cost of additions (column 4) and the cost of new houses needed (column 6).

The table shows a total cost for all regions equals \$701,959,000.

New houses already accounted for by virtue of being rated "replace" were subtracted, leaving a net cost of \$491,717,000.

Building a new house for the third (or fourth) generation may alleviate overcrowded conditions, depending on the number of people in a generation. In the best case scenario, 3,016 homes (from the generation table) would no longer have overcrowded conditions if one generation moved out, and the total cost would decrease by \$349,856,000. This would have the greatest impact on the Arctic Slope, Calista, NANA, and Bering Straits regions.

The assumption was made that if adding 320 square feet to a house did not solve the overcrowded conditions, building a new and larger home for the household would solve the problem. Again, there is a possibility that large families will still have 200 sq.ft. or less per resident even if part of the family stays in the original house and part of the family moves into the new house. This overlap may cause the total cost to be understated.

NEJ HOUSING STOCK NEEDED TO REMEDY OVERCROWDING  
FOR HOUSEHOLDS WITH 250 OR FEWER SQFT PER RESIDENT

	Estimated Total # HH	# HH <250 sf/res	# HH add-on 320sf	COST @ \$15k per Household (000'S)	# HH New Hm Needed	COST @ \$116k per New House (000'S)
Ahtna	1,167	425	333	\$4,992	92	\$10,698
Aleut	1,401	283	265	\$3,969	18	\$2,134
Arctic Slope	1,225	587	397	\$5,952	190	\$22,062
Bering Sts	1,646	1,098	422	\$6,324	676	\$78,459
Bristol Bay	2,164	1,026	943	\$14,143	83	\$9,640
Calistr	4,078	3,250	1,300	\$19,500	1,950	\$226,200
Chugach	2,630	789	661	\$9,918	128	\$14,827
Cook Inlet	24,060	2,358	2,193	\$32,894	165	\$19,147
Doyon	15,688	9,366	6,425	\$96,376	2,941	\$341,147
Koniag	3,134	1,382	1,078	\$16,169	304	\$35,269
NANA	1,129	940	310	\$4,653	630	\$73,057
Sealaska	6,075	2,138	1,747	\$26,201	391	\$45,385
<b>TOTAL</b>	<b>64,397</b>	<b>23,642</b>	<b>16,073</b>	<b>\$241,092</b>	<b>7,569</b>	<b>\$878,025</b>
						<b>\$1,119,117</b>
						(LESS HOMES ALREADY REPLACED)... \$426,874
						-----
						<b>TOTAL COST TO REMEDY OVERCROWDING \$692,243</b>

NEW HOUSING STOCK NEEDED TO REMEDY OVERCROWDING  
FOR HOUSEHOLDS WITH 300 OR FEWER SQFT PER RESIDENT

	Estimated Total # HH	# HH <300 sf/res	# HH add-on 320sf	COST @ \$15k per Household (000'S)	# HH New Hm Needed	COST @ \$116k per New House (000'S)	
Ahtna	1,167	573	415	\$6,231	158	\$18,279	\$24,510
Aleut	1,401	364	327	\$4,903	37	\$4,307	\$9,210
Arctic Slope	1,225	704	390	\$5,850	314	\$36,422	\$42,272
Bering Sts	1,646	1,098	307	\$4,612	791	\$91,705	\$96,317
Bristol Bay	2,164	1,026	844	\$12,666	182	\$21,066	\$33,732
Calista	4,078	3,283	1,008	\$15,118	2,275	\$263,914	\$279,032
Chugach	2,630	1,184	868	\$13,018	316	\$36,671	\$49,689
Cook Inlet	24,060	2,887	2,520	\$37,805	367	\$42,531	\$80,337
Doyon	15,688	11,280	5,674	\$85,108	5,606	\$650,315	\$735,422
Koniag	3,134	1,858	1,163	\$17,447	695	\$80,607	\$98,054
NANA	1,129	977	231	\$3,459	746	\$86,586	\$90,044
Sealaska	6,075	2,491	1,731	\$25,969	760	\$88,132	\$114,100
<b>TOTAL</b>	<b>64,397</b>	<b>27,725</b>	<b>15,479</b>	<b>\$232,185</b>	<b>12,246</b>	<b>\$1,420,534</b>	<b>\$1,652,719</b>
						(LESS HOMES ALREADY REPLACED)...	\$770,198
						<b>TOTAL COST TO REMEDY OVERCROWDING.</b>	<b>\$882,521</b>

NEW HOUSING STOCK NEEDED - SUMMARY

The following table consolidates major study findings by number of houses needing replacement, number with 3 or more generations per households, total estimated new housing needed, and approximate cost based on an average of \$116,000 to build a new house in non-urban Alaska.

NEW HOUSING STOCK NEEDED TO REPLACE HOMES IN POOR CONDITION  
AND  
TO PROVIDE HOMES FOR THIRD AND FOURTH GENERATIONS

	Estimated Total # HH	# HH Rated Replace	# HH w/ 3+ Gener	TOTAL NEW HOUSING NEEDED	COST @ \$116k per New House (000's)
Ahtna	1,167	245	98	343	\$39,799
Aleut	1,401	140	48	188	\$21,777
Arctic Slope	1,225	61	229	290	\$33,678
Bering Sts	1,646	0	174	174	\$20,239
Bristol Bay	2,164	151	136	288	\$33,386
Calista	4,078	122	669	791	\$91,771
Chugach	2,630	132	139	271	\$31,423
Cook Inlet	24,060	0	217	217	\$25,119
Doyon	15,688	2,667	502	3,169	\$367,601
Koniag	3,134	31	235	266	\$30,901
NANA	1,129	113	174	287	\$33,265
Sealaska	6,075	61	395	456	\$52,853
<b>TOTAL</b>	<b>64,397</b>	<b>3,724</b>	<b>3,016</b>	<b>6,740</b>	<b>\$781,813</b>

The column headed "# HH Rated Replace" refers to the number of houses that were rated on the survey as needing replacement. "# HH w/3+ Gener" refers to the number of households with three or more generations. And "Total New Housing Needed" represents the sum of the previous two columns.

The 6,740 total new houses needed represents all of those existing houses which must be replaced plus the number of houses needed to provide a third (or fourth) generation with their own house.

HH - Households

The total cost to build the 6,740 houses would be \$781,813,000. The \$116,000 cost per house was derived from the current average cost to build the average 1200 sq.ft. new house in rural Alaska:

\$92,200	HUD current contribution
\$18,440	State of Alaska current contribution
\$ 5,000	Cost to achieve new Thermal and Lighting Standards
-----	
\$115,640	Total Cost under current practices *

\* Note: Additional costs can be incurred for water and sewer system hookups. PHS will currently cover these costs up to \$25,000 (within and up to certain amounts authorized by Congress for Alaska).

These costs were based on a project of new homes being built, not a single house built in a single community.

There were households who had a home but were not living in it during the winter either because the home was not in suitable living condition or they could not afford to heat it. In the forty-four communities surveyed, there were 88 people (or 49 households) who were living with other households for these reasons. This represents 3.2% of the total households surveyed.



found that an astounding 36% of rural housing cannot maintain an indoor temperature of 70 degrees.

The Alaska Legislature recognized the need to improve the quality of rural housing by opening the supplemental housing development fund to energy efficient measures. The requested \$1,000.0 additional funding for the program will ensure that rural homes will be warm, affordable to heat and have healthy indoor air quality. It is expected that an investment of \$4,000 per HUD home will reduce each home's energy consumption by 65%.

Since this supplemental grant program began, over \$39 million has been appropriated to it and it has provided funding to over 95 project sites consisting of over 2300 housing units.

FY 89 appropriations to the Supplemental Housing Development Grant Program totalled \$3,500,000 which allows DCRA to supplement 185 additional homes in rural Alaska.

There are several reasons for appropriating funds for the Supplemental Housing program. The most important reason is the provision of additional decent housing for rural Alaskan. Another is that, in this era of reduced state revenues, if funds are withdrawn for the program, it is possible that HUD would reconsider its commitment to Alaska and reallocate the funds to another state. This could amount to as much as \$33,650,000 of Federal funding lost to Alaska, as well as an additional \$5,475,000 of PHS federal funds, for a total loss to the State of \$39,125,000.

An appropriation of \$4,500,000 for FY 90 could mean 189 additional units of housing for rural Alaska with resulting economic benefits such as jobs. No other source of funding is currently available to the Regional Housing Authorities to develop these project sites.

9329V

CP 1	ADDITIONAL EXPLANATION FORM
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AGENCY Community and Regional Affairs

FY 90

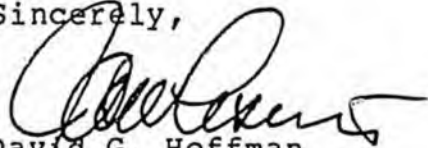
Page <u>2</u> of <u>2</u>
Revised Date: _____

The Honorable Lyman Hoffman  
April 10, 1989  
Page Two

Because of the continuing need for safe and adequate housing in rural Alaska, because we reasonably expect federal funding to be included for regional housing authorities in the federal budget, and because we are facing a substantial existing backlog in existing HUD commitments, we believe the \$3.5 million capital appropriation for the supplemental housing fund remains a necessity and should not be deleted from the budget.

If I can provide any further information, please feel free to call me.

Sincerely,

  
David G. Hoffman  
Commissioner

cc: Senator John Binkley, Alaska Senator

# 1988 Rural Housing Needs Assessment Study



DOYON Region - Photo by Rob Stapleton, Jr.

State of Alaska  
Steve Cowper, Governor



Department of Community  
and Regional Affairs  
David G. Hoffman, Commissioner

Submitted in fulfillment under contract 88-0137 to the  
Alaska Department of Community and Regional Affairs

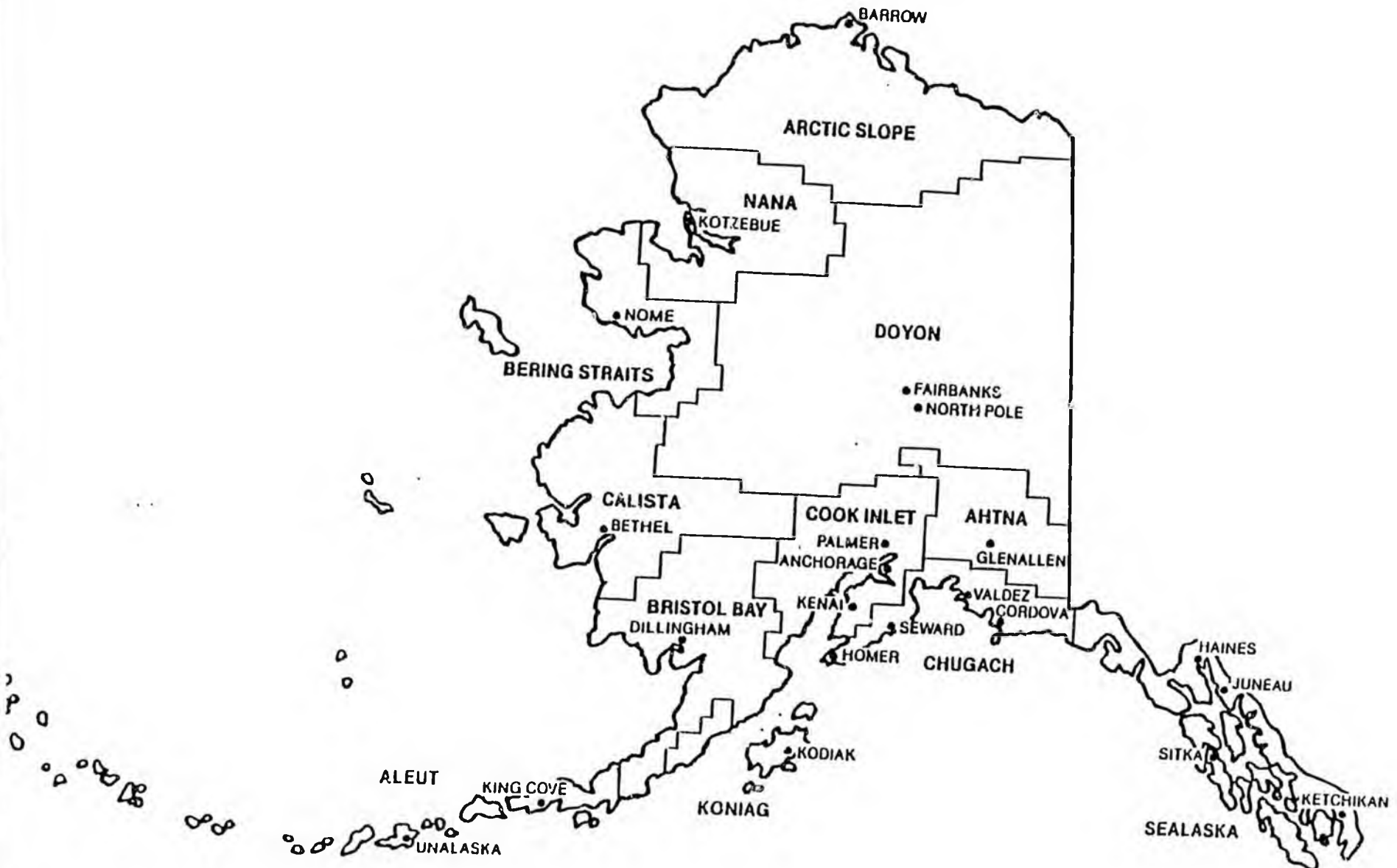
by

Rural Alaska Community Action Program (RurAL CAP)  
ASK\* Marketing/Information Search  
Alaska Public Interest Research Group (AKPIRG)

March 1988

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## PREFACE

The 1987 Alaska State Legislature passed Senate Concurrent Resolution 21 requesting the Department of Community and Regional Affairs to conduct an assessment of rural housing conditions and of the need for rural housing. The Alaska Department of Community and Regional Affairs contracted with the Rural Alaska Community Action Program (RurAL CAP) to conduct a study of current conditions in rural housing and the need for additional rural housing.

Excluded under contract specifications, were: the Municipality of Anchorage, the City of Fairbanks, the City of Juneau, the City of Sitka, the City of Ketchikan and all military bases.

The study was conducted in two phases. In Phase I all the existing relevant information on housing conditions in Alaska was gathered and assessed. It was expected that a survey would need to be conducted to supplement and update existing data concerning rural housing.

In Phase II, a household-level survey was conducted. Housing authority directors, community planners and other key informants were also interviewed, and the information gathered was analysed to accurately assess the current conditions of rural housing stock and to project future housing needs.

This report contains the findings of the current housing conditions and needs in the rural Alaska.

March 14, 1988

-Rural Alaska Community Action Program (RurAL CAP)  
-Alaska Public Interest Research Group (AKPIRG)  
-ASK\* Marketing/Information Search

## INTRODUCTION

According to housing authority executive directors, experienced weatherization contractors, Alaska Dept. of Community and Regional Affairs (DCRA), and the Housing Advisory Committee, the evaluation of these four basic categories provides an accurate indication of the living conditions in rural Alaska. These categories were:

- o *crowdedness within the home,*
- o *ability to maintain a comfortable temperature in the home,*
- o *home sanitation facilities*
- o *safety of the home.*

There were several factors within each of these four categories that were used in evaluating overall living conditions within a community or region.

The first task was to determine the amount of new housing stock that is currently needed and the number of homes needing immediate repair. The second task involved projecting new housing stock and repairs required over the next ten years.

The number of households per region was estimated by dividing the total 1985 population provided by the Alaska State Demographer's office, by the average household size data acquired from the survey. The number of households per region is found in several of this report's summary tables.

In many of the tables, the quantity listed under TOTAL is a summary of this report's survey data. Additional statistical information on confidence levels, derivations, and other features too detailed for inclusion in this general audience report is available. This excludes the Municipality of Anchorage, the City of Fairbanks, the City of Juneau, the City of Sitka, the City of Ketchikan and all military bases. Additional statistical information on confidence levels, standard deviations, means and features too detailed for inclusion in this general audience report is available.

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EXECUTIVE SUMMARY

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## EXECUTIVE SUMMARY

The key findings of the 1988 Rural Housing Needs Assessment Study include:

### ● HOUSEHOLD SIZE AND OVERCROWDING

The average number of members per household in rural Alaska was 3.70. The average household size ranged from a low of 2.6 in Ahtna region to a high of 5.3 in NANA region. In comparison, Anchorage households have an average size of 2.72.

The Arctic Slope region had the highest percentage, (18.7%), of households with three or more generations per house. Calista region was second with 16.4% and Bering Straits region had 15.4%. Cook Inlet had only 0.9% of households with three or more generations.

Overcrowding conditions appeared to be the worst in the Calista and NANA regions. 29% of households in these regions had 100 or less square feet per resident..

The average house size ranged from 650 sq. ft. in Bering Straits region to 1,996 sq. ft. in Chugach region while the average was 1,162 sq.ft. In comparison, Anchorage households have an average of 1,635 square feet per house.

Nearly 87% of the houses in NANA region had less than 300 square feet. 81% of the houses in Calista region and 72% of the houses in Doyon region were less than 300 sq ft.

The average square footage per resident ranged from 616 sq.ft. per resident in the Cook Inlet region to 137 sq.ft. per resident in the Bering Straits region. The survey average was 333 sq.ft. per resident. In comparison, Anchorage had an average of 600 sq.ft. per resident based on an average household size of 2.72 and 1,635 average sq.ft. per residence.

### ● PHYSICAL CONDITION OF DWELLINGS

43% of the house foundations needed major repair in Bristol Bay region. 57% of the houses in Bristol Bay region and 43% of houses in Ahtna region needed major repair.

The highest percentage of houses rated in need of replacement by region was Ahtna with 21%, followed by Doyon region, 17%, Aleut region, 10% and NANA region, 10%.

The total 6,740 new houses needed was determined by consolidating the total number of homes needing immediate replacement with the total number of households with three or more generations. Doyon region alone accounted for 3,169 of the new houses needed.

Comments and observations from field interviewers included several inches of glaciation on walls and windows, snow-filled attics, badly damaged roofs and siding from high winds, and seriously heaved foundations. Without correction, foundation heaving negates most benefits from weatherization activities since windows and doors become warped or separated from the house frame.

● SIGNIFICANCE OF FINDINGS AND ESTIMATED COST OF CORRECTIVE ACTION

Although conditions vary widely, the inescapable conclusion apparent from the survey results is that housing in rural Alaska has dramatically poor housing conditions in terms of space per resident and state of repair. Crowded multi-generational families occupying dwellings in run-down condition is far too prevalent.

Based on the current costs for rural housing of \$116,000 per new house as described in this report, \$781,813,000 will be needed to build the estimated 6,740 houses.

If 6,740 houses were built to provide new housing for homes needing immediate replacement and new houses for the displaced third or fourth generations, overcrowded conditions in rural Alaska would still be a problem.

In order to address crowded conditions not due to multi-generational households three enhancement levels were examined:

Replace/add to houses with 200 sq. ft. or less per resident  
Replace/add to houses with 250 sq. ft. or less per resident  
Replace/add to houses with 300 sq. ft. or less per resident

Two solutions were considered: a 320 sq.ft. addition at a cost of \$15,000 or, if the addition did not alleviate the conditions, a new house at a cost of \$116,000. This \$15,000 figure is based on the average cost of a BIA housing addition under the HIP program.

It was estimated that a total of approximately 19,188 houses had 200 sq. ft. or less per resident; 15,088 of these would require an addition while 4,100 need new houses. Based on current costs and excluding homes needing replacement, \$491,717,000 would be required to alleviate overcrowding at the 200 sq.ft. level. At the 250 sq.ft. level, \$692,243,000 would be required, and at the 300 sq.ft. level, \$882,521,000 would be required.

The combined cost of providing new housing for homes needing replacement; third and fourth generations needing a home; and additions or new homes to alleviate overcrowding at 250 sq.ft. or less per resident was \$1,474,056,000.

- NEED FOR A COORDINATED, COMPUTERIZED HOUSING INFORMATION SYSTEM

In the course of acquiring data for this study, the foundation for an excellent statewide population and demographic computer database was laid. It was also determined that there is a definite need and interest to establish a central computer database with dial-in access for weatherization contractors.

Although the State of Alaska Weatherization Office collects summary data from all weatherization contractors, they do not maintain a computerized database. The result is that there is no way to analyze statewide data or to create reports as needed.

We are aware that there have been discussions with the Department of Energy to which the DCRA Weatherization program submits reports. It is important that any planning for a coordinated, computerized data collection and reporting system include the capture of essential community demographic and housing data. This information is valuable for planning and monitoring of key social and economic trends statewide. Coordination with the AK Department of Fish and Game's subsistence database must also be included.

Major benefits obtained from this will lower administration costs, improved reporting, forecasting support, improved coordination of information between agencies.

- POTENTIAL FOR SMALL-SCALE MANUFACTURING AND LOCAL JOBS

From the period of 1984 through to and including 1988, the Weatherization program represents a significant ongoing residential construction program in Alaska, estimated to include over \$9.1 million in materials alone. When we consider this plus the added economic contribution of a major rural housing program which can be valued at approximately \$1.2 billion to add to the existing housing stock and remedy deficient dwellings, the potential exists to aid the development of Alaskan-based wood products, thermal window and insulation manufacturing. With adequate market planning, local industries could leverage off the in-state market for export.

We suggest that an economic feasibility study be commissioned to examine the various aspects of this.

STATE WEATHERIZATION COSTS - APPROXIMATE VALUES (\$ 000's)

	1984	1985	1986	1987	1988
Total Budget	\$7,000.	\$8,000.	\$4,575.	\$3,984.	\$3,810.
Administration	820.	950.	526.	394.	449.
Program support	3,000.	3,800.	2,054.	1,878.	1,787.
Materials	2,500.	2,550.	1,453.	1,279.	1,191.
Insurance	125.	200.	175.	172.	130.
Transportation	555.	500.	367.	261.	253.
Homes Served	2,300	2,700	1,000	1,600	1,860

Source: AK Dept. Community Regional Affairs, Weatherization