

SB

224

ALASKA STATE LEGISLATURE

Rep. Eldon Mulder, Co-Chair
Rep. Kim Elton
Rep. Richard Foster
Rep. Jeannette James
Rep. Beverly Masek
Rep. Gail Phillips



Sen. Tim Kelly, Co-Chair
Sen. Loren Leman
Sen. Georgianna Lincoln
Sen. Robin Taylor
Sen. Gary Wilken
Sen. Mike Miller

DEFERRED MAINTENANCE TASK FORCE

Capitol Building, Room 501 • Juneau, Alaska 99801 • Phone (907) 465-2647 • FAX (907) 465-3518

Sponsor Statement

Senate Bill 224

Separate Appropriation for Maintenance

The Deferred Maintenance Task Force repeatedly heard from facility managers that they felt the legislature had not adequately funded the maintenance component of the budget. It also heard from Finance Committee members and staff that agencies were moving funds intended for maintenance to increase program operations in defiance of legislative intent. As long as both facility maintenance and program operations are funded in the same line item appropriation, this debate will continue. This debate has resulted in poor maintenance of public assets.

This bill requires a separate appropriation for maintenance. That will limit the use of those funds to maintenance. Agencies will need to determine the need for maintenance funding. The budget subcommittees will need to consider and decide the amount of funding that will be allocated to maintenance.

This bill will require debate at the appropriation stage of funding. It will eliminate the current finger pointing exercise when assets are not cared for.

Section 1 amends the executive budget act to require the proposed budget will present, separately, the annual appropriation for maintenance, repair, renewal and replacement of public buildings and facilities.

Section 2 adds definitions of "maintenance and repair" and "renewal and replacement".

Section 3 provides an effective date of July 1, 1998.

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BUILDING ALASKA FOR THE 21ST CENTURY

REPORT TO THE GOVERNOR AND THE LEGISLATURE

HOUSE MEMBERS

ELDON MULDER, CO-CHAIR
KIM ELTON
RICHARD FOSTER
JEANNETTE JAMES
BEVERLY MASEK
GAIL PHILLIPS

SENATE MEMBERS

TIM KELLY, CO-CHAIR
LOREN LEMAN
GEORGIANNA LINCOLN
ROBIN TAYLOR
GARY WILKEN
MIKE MILLER

LEGISLATIVE STAFF:

DENNIS DEWITT, CHIEF-OF-STAFF
TIM BENINTENDI, MATT GILL, LARRY LABOLLE, AND SHEILA PETERSON

JANUARY 10, 1998

ALASKA STATE LEGISLATURE

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DEFERRED MAINTENANCE TASK FORCE

Capitol Building, Room 501 • Juneau, Alaska 99801 • Phone (907) 465-2647 • FAX (907) 465-3518

January 12, 1998

The Honorable Tony Knowles
Governor
State Capitol Building
Juneau, Alaska 99811-0001

Dear Governor Knowles:

The Deferred Maintenance Task Force has completed its assigned task. It adopted the attached report to the Governor and the Legislature on January 10, 1998. You will receive a formal printed copy when they are completed.

The Task Force worked diligently to identify state assets with deferred maintenance needs. We have a proposal for financing the needed repairs. We have recommendations to prevent a reoccurrence of the problem we were called together to help resolve.

The House and Senate Rules Committees will introduce six pieces of legislation today at the request of the Deferred Maintenance Task Force. This will begin the formal legislative discussions on addressing the deferred maintenance needs we identified.

However, the current trend in oil pricing, and its future impact on the Constitutional Budget Reserve, may dictate a less ambitious approach to solving the entire problem at this time. Fiscal prudence may require the proposal to be scaled back to the most essential elements. We expect the Legislature over the next several months, to assess this impact as it considers the legislative package.

Sincerely,

Handwritten signature of Senator Tim Kelly in cursive.

Senator Tim Kelly
Senate Co-Chair
Senate District K

Handwritten signature of Representative Eldon Mulder in cursive.

Representative Eldon Mulder
House Co-Chair
House District 23

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CHAPTER ONE

INTRODUCTION

The Deferred Maintenance Task Force was established by House Concurrent Resolution No. 8. (Appendix A) It directed the Task Force to:

1. Review and evaluate publications from similar efforts in the past made by the executive branch, the legislative branch and other public and private individuals and organizations;
2. Identify and evaluate all current and deferred maintenance needs for public facilities;
3. Disseminate information and solicit public comment about its subject of consideration;
4. Submit a report of its findings and recommendations, including a funding plan, to the Governor and the Legislature by the convening of the Second Regular Session of the Twentieth Alaska State Legislature.

The Task Force first met in May 1997, in Juneau to organize and hear presentations from state agencies.

During the interim the Task Force held 14 days of public hearings in the communities of Kenai, Kotzebue, Nome, Kodiak, Wasilla, Ketchikan, Fairbanks, and Anchorage. The Task Force conducted over 60 hours of public testimony.

The Task Force also made site visits while in the various communities. It visited 20 communities and viewed:

- 18 schools,
- 3 University of Alaska campuses,
- 3 prisons,
- 1 community jail,
- 5 harbors,
- 8 airports,
- 15 other public buildings, and
- 100s of miles of roads and highways.

The Task Force, prior to every visit, notified each community of scheduled public hearings by newspaper advertisements, public service announcements and regular notice of legislative hearings. Every community had many citizens and designated officials present testimony to the Task Force. Most of the hearings exceeded the planned time, but the Task Force remained to hear from everyone who wished to testify. The Task Force also received written testimony from anyone unable to attend the several public hearings.

The Task Force presented representatives of each community with an inventory of deferred maintenance developed by the staff through its work with the state agencies. They had an opportunity to comment on its completeness and accuracy. Generally, communities found the information accurate.

During the term of the Task Force, the staff worked with state agencies to develop an inventory of deferred maintenance needs for state assets. A final compilation is included in this report with greater detail filed in the Legislative Library.

Staff also reviewed previous reports and activities in other states. The review of previous work in Alaska was marginally useful as most were catalogues of needs at a point in time. The review of other states found no particularly innovative approaches to solving this problem. There was, however, the Virginia example of the use of a financing authority the Task Force found useful in its deliberations.

After the extensive set of committee hearings, the Task Force met in Anchorage for a two day session in October focusing on financing options. The Task Force heard presentations from the Division of Legislative Finance, the Department of Revenue, the Department of Transportation and Public Facilities, the Department of Administration, The Alaska Municipal League, and bonding consultants. The committee held open discussions and gave tentative approval to recommend funding the deferred maintenance and educational replacement needs through the use of bonding. The interest earned on funds in the Build Alaska Fund will be designated corporate receipts, a restricted fund in the state general fund. These funds and the dedicated tobacco tax will increase general fund revenues by an amount that would allow the legislature to annually appropriate funding for payment of debt service on the proposed bond. This will assure that the five year plan to close the fiscal gap is maintained.

The Task Force met again for two days in November. It reviewed the proposed funding method, established the funding as a six year plan, adopted a process for prioritizing projects and adopted recommendations to prevent the recurrence of a deferred maintenance back log. At the final meeting staff was directed to secure bond counsel and an economist to review and comment on the proposal. Both were engaged and submitted opinions to the Task Force.

The economist chosen was Scott Goldsmith of the Institute of Social and Economic Research at the University of Alaska, Anchorage. He reported that the level of spending proposed by the Task Force would not overheat the Alaskan economy. (Appendix C)

Roger Davis, of the law firm of Orrick, Herrington & Sutcliffe LLP, was chosen as bond counsel. He reviewed the Task Force proposal to determine any unintended federal tax consequences. His advice is to make minor adjustments to the originally proposed legislation. With those adjustments, he finds no concern about adverse federal tax consequences. (Appendix I)

This report reflects the findings of the Deferred Maintenance Task Force and its recommendation for Legislative and Administrative action.

CHAPTER TWO

SUMMARY OF RECOMMENDATIONS

The Deferred Maintenance Task Force adopted the following recommendations.

1. Provide Funding over a Six Year Period for \$1,420,000,000 of Identified Deferred Maintenance Needs
2. Financing Plan
 - a) Create a Public Facilities Financing Corporation with a Build Alaska Fund
 - b) Appropriate \$1.5 billion from the Constitutional Budget Reserve to the Build Alaska Fund
 - c) Make interest on the Build Alaska Fund and the dedicated tobacco tax available to the general fund to increase funds available for annual appropriation to service bonds sold to finance deferred maintenance needs.
3. Authorize a November 1998, Statewide Advisory Vote to Approve the Plan and the New Corporation
4. Require Local School District Financial Participation in School Construction
 - a) 2% to 35% based on AS 14.11.008
5. Require Routine and Preventive Maintenance Programs
 - a) Require Preventive Maintenance Programs be in place prior to receiving funding from this program
 - b) Require Separate operating budget appropriations for routine and preventive maintenance
6. Encourage the Use of Prototypical Designs for Schools
7. Transfer Certain State Owned Harbors to Local Governments

8. Establish a Rent Structure for State Owned Facilities
9. Request Standing Committee Review of the Following Issues
 - a) Increase Oversight of School Site Selection and Design
 - b) Use of Regional High Schools and Distance Education
 - c) Road Maintenance Cost Caused by Hard Metal Studs in Tires
 - d) Regulatory Requirements that Increase Construction Costs
 - e) Transferring Ownership of Certain State Roads

CHAPTER THREE

GOALS, HEARINGS AND SITE VISITS

The Deferred Maintenance Task Force was established by House Concurrent Resolution No. 8. (Appendix A) It directed the Task Force to:

1. Review and evaluate state policy and strategy recommendations and assumptions from reports and publications from similar efforts in the past made by the executive branch, the legislative branch and other public and private individuals and organizations;
2. Identify and evaluate all current and deferred maintenance needs for public facilities, including their location, estimated costs, and priority with which they should be addressed; the task force shall coordinate with the University of Alaska, the principal state departments, municipalities, the office of management and budget, and other affected entities in order to ensure that the task force's work is comprehensive and complete as possible;
3. Disseminate information and solicit public comment about its subject of consideration;
4. Submit a report of its findings and recommendations to the Governor and the Legislature by the convening of the Second Regular Session of the Twentieth Alaska State Legislature concerning the scope of deferred maintenance for public facilities and, to the extent necessary, a plan for funding the expenses of the deferred maintenance needs identified by the task force.

Goals of the Deferred Maintenance Task Force

To carry out its mission, the Deferred Maintenance Task Force adopted four major goals to guide the group's discussion and, ultimately, its recommendations. The following are major goals of the Task Force:

- Identify and evaluate the deferred maintenance needs within the state
- Recommend a funding plan that addresses current and future deferred maintenance needs and conforms to the Legislative Majorities Five-Year Fiscal Plan
- Protect the integrity of the Permanent Fund and the Permanent Fund Dividend program
- Establish a plan to ensure state agencies and local school districts meet proper preventative maintenance standards

In addition to the four major goals stated above, the Task Force recognizes that several other equally important goals must be addressed. The Task Force must not only establish a funding proposal to adequately cope with the magnitude of the current deferred maintenance needs within the state, but also must ensure that no future legislature is faced with a \$1.5 billion backlog of deferred maintenance needs. The Task Force recognizes that several steps are necessary to achieve this goal. Satisfactory completion of these goals will help assure that the purpose of the Deferred Maintenance Task Force is accomplished.

- Establish a process to evaluate and prioritize current and future deferred maintenance needs
- Recommend a proposal to transfer responsibilities for certain local facilities to local government control such as harbors and local roads
- Consider the revenue of the School Fund (tobacco tax) as a source to fund the state's school construction and maintenance needs
- Recommend long-term solutions that cost-effectively address the state's current and future construction and maintenance needs
- Develop a six-year proposal that addresses the state's deferred maintenance capital needs, including a school debt reimbursement program
- Establish an optimum funding level for capital projects and avoid too many capital projects appropriations in any given year

- Identify a method to recognize and equitably fund local school districts and state agencies who have successfully maintained their facilities and have avoided costly deferred maintenance
- Review the successful implementation of prototypical designs for school construction projects and promote the expanded use of these plans
- Evaluate and recommend systemic changes to current construction and maintenance methods to reduce the overall costs
- Explore possible long-term solutions for revenue options

Task Force Activities

The Deferred Maintenance Task Force spent many hours and days visiting facilities in Alaska reviewing the condition and the need for deferred maintenance funding. In each community visited, the Task Force held public hearings to receive formal testimony. In addition, the Task Force visited many sites and had the opportunity to talk informally with thousands of citizens about the deferred maintenance needs and other needs and concerns. The following is a summary of the site visits and the formal public hearings conducted by the Deferred Maintenance Task Force.

At its initial meeting, May 6, 1997, the Task Force established its schedule and directed staff to prepare information and activities so the Task Force could accomplish its task. Task Force directed that staff:

- Work with the various state agencies over the summer to develop an inventory of state assets with deferred maintenance needs.

Staff worked with the administration, University of Alaska, and Court system and developed that inventory. Chapter 4 contains the inventory.

- Arrange site visits during the months of September and October. The Deferred Maintenance Task Force was willing to be very active and wanted to visit many areas of Alaska, both rural and urban.

Because Alaska is geographically large, it was impossible to visit every community. Staff scheduled eight site visits beginning August 25, 1997, and concluding on October 14, 1997. The areas visited were Kenai, the Kotzebue region, the Nome region, Kodiak Island, the Matanuska-Susitna Borough, the Ketchikan area, the Fairbanks area, and the

Municipality of Anchorage. The Task Force conducted over 60 hours of formal public testimony.

As a result of the site visits, the Task Force reviewed 18 schools, 3 University of Alaska campuses, 3 prisons, 1 community jail, 5 harbors, 8 airports, 15 other public buildings, and 100s of miles of roads and highways.

- Look to other states for innovative approaches to addressing the issue of deferred maintenance.

Staff, with the assistance of the Division of Legal & Research Services researched activities in other states to address the maintaining their state assets. A summary memo of this research is in Appendix E. The full report is in the legislative library. The research made two facts abundantly clear:

1. No matter how states organize or choose to fund their deferred maintenance projects, a substantial amount of money is required; and
2. Delaying maintenance ultimately translates into increased project costs.

Most states sell general obligation bonds to pay for the deferred maintenance needs of public facilities. In contrast to this general rule, the states of Idaho, Nebraska Tennessee and Virginia established alternative funding methods.

Idaho established a Permanent Building Fund to make available resources for deferred maintenance projects. The fund receives dedicated funds from a portion of the liquor tax, cigarette tax, state lottery earnings, and a \$10 head tax on every personnel income tax filer.

Nebraska established a Task Force for Building Renewal that eventually became a permanent state agency. This state agency is responsible for deferred maintenance of facilities. Routine and preventive maintenance is the responsibility of a separate agency. Direct appropriations fund the task force and its activities.

Tennessee instituted a rental system that requires all state agencies pay market rate rents. The rent funds pay for maintenance, preventive, routine, and deferred. The state appropriation process has not kept appropriations for rent current with the general market. Thus the funds available for maintenance have not been sufficient to maintain all facilities.

Virginia established a Public Facilities Financing Corporation to bond for construction and maintenance of state facilities. The Corporation uses revenue bonds that are backed by a moral obligation and are dependent on annual appropriation by the legislature. (Appendix F)

Juneau Hearing

The Task Force convened its first meeting on May 6, 1997, in Juneau to organize and hear presentations from state agencies. The Court System, the University of Alaska, the Department of Transportation and Public Facilities, The Department of Administration, and the Department of Education made presentations. The state agencies shared that there is a significant amount of deferred maintenance in Alaska. They shared that there is a need to implement computerized maintenance management programs to inventory asset needs and to assure that maintenance was being performed on a regular basis.

Kenai Hearing

The Task Force met in Kenai on August 25 in the Kenai City Council Chambers. Testimony was received from the Borough of Kenai, and the cities of Seward, Kenai, Soldotna, Homer, and Seldovia. The municipalities focused on the need to repair schools and provide for expansion in communities with population growth. The City of Seward called attention to a proposal for the state to bring harbors the state currently owns up to standard then turn them over to municipalities for future ownership. They also discussed roads and other municipal facilities. The Alaska Municipal League presented general information on repair and maintenance needs from the perspective of municipalities in Alaska. They offered the "community dividend" as a means of paying for capital needs both new and deferred needs. They pointed out that there were needs for expanded capital projects as well as deferred needs for maintenance. Testimony from the general public was very light. It included Laborers, Local 71, and Ms. Joan Schrader. Members of the Task Force visited the public health facilities located in the Kenai municipal building. Tape recordings of the hearing and all handouts are available in the Legislative Library.

Kotzebue Area Hearing and Site Visits

The Task Force visited the Kotzebue area from September 8, 1997, to noon on September 10, 1997. The Task Force toured the communities of Buckland, Noorvik, Shungnak, Kiana, and Kotzebue. It visited schools, municipal offices, water and sewer facilities, and a senior center. It also visited the Red Dog Mine as it is the principal economic resource in the area.

Each of the communities showed the Task Force its facilities and explained why they were in poor repair and how they needed expansion to accommodate increased population. The School at Shungnak was a notable exception in that it was well maintained and seemed to have a focus on care of the plant and equipment. Kiana and Noorvik have old BIA era facilities that are simply wearing out. In Kotzebue the Task Force visited the Alaska Technical Center, senior center, elementary school, municipal offices, police station and community jail.

Testimony was from organized groups. Education was the focus of most presentations. Cominco Alaska, Inc. advocated the funding process found in HB 216 and SB 37. The proposal uses Constitutional Budget Reserve funds as a security, invested at taxable rates then using the return to service tax free bonds at a lower rate. The Northwest Arctic Borough, the Northwest Arctic Borough School District, The Bering Strait School District, the North Slope Borough, North Slope Borough School District all pointed to the need to repair and expand rural schools. They shared that many students were in facilities that were dangerous as a result of poor physical plants. They generally believed that the Alaska Constitution places responsibility for education on the state. While they were willing to continue to contribute to the costs, they believed the state needed to aggressively address the need for repair, renovation and replacement of local schools.

The City Manager of Kotzebue, suggested that municipal facilities should be included in funding any Task Force proposal. He suggested that a source of funding could be a return to global accounting for companies doing business in Alaska prior to 1983 when the tax formula was changed. Barbara Janitchenk from the Maniilaq Corporation spoke to the needs of the senior center building. John Evans from DOT/PF shared the needs of the airport, court building, roads and several needs in villages for road equipment. Tape recordings of the hearing and all handouts are available in the Legislative Library.

Nome Area Hearing and Site Visits

The Task Force visited the Nome area from noon on September 10, 1997, through September 12, 1997. In Nome the Task Force visited the state office building, DOT/PF maintenance facility, the National Guard Armory, the

Nome municipal building, Anvil Mountain Correctional Facility, the youth facility, Beltz School facility, University of Alaska, Northwest Campus, Basin Creek and Munz airports, and parts of the Taylor Highway. It flew to Golovin to visit the school.

The Task Force received testimony from the Bering Strait School District, the Nome School District, City of Nome and the University of Alaska. They shared their deferred maintenance needs and the needs for replacing several facilities. Nome asked what the state is willing to fund. The City of Nome is willing to work to get the balance needed to make its projects work. There was significant discussion about the possibility of using the Beltz facility for a regional high school. If that were to work, there would be over \$8 million in needed renovation of electrical, water, heat and sewer systems. Tape recordings of the hearing and all handouts are available in the Legislative Library.

Kodiak Island Hearing and Site Visits

The Task Force visited Kodiak Island on September 29, 1997. It toured several state roads and highways in need of repair, the DOT/PF maintenance facility, Coast Guard recreational facilities used by the community, St. Paul Harbor, St. Herman Harbor, two state office buildings, and the Municipal Building.

The Public hearing focused on the need to repair harbors and roads on Kodiak Island. The borough and the city presented a joint capital projects request list. Kodiak is willing to assume ownership of the harbors if the state will make funds available to repair the deferred maintenance. Several people from the surrounding villages made presentations asking for maintenance equipment. They indicated the equipment could be shared to maintain the assets in several communities. Tape recordings of the hearing and all handouts are available in the Legislative Library.

Matanuska-Susitna Borough Hearing and Site Visits

The Task Force visited the Matanuska-Susitna Borough on October 1, 1997. The visit included schools in the communities of Talkeetna, Houston, Big Lake and Wasilla as well as the highway system between Anchorage and Talkeetna.

The Task Force received formal testimony from 24 people. They represented the Borough, the school district, several cities, and a group of students from Wasilla High School, as well as individuals representing themselves. The most pressing concern was education. The Mat-Su is growing at a fast rate and is outgrowing its schools and highways. Many of the existing schools and highways are in need of significant repair. The Mat-su has approved several bond issues contingent on state match funds. Governmental representatives

noted that local voters are increasing their own taxes to provide services, but still need help in getting facilities back in repair. Tape recordings of the hearing and all handouts are available in the Legislative Library.

Municipality of Anchorage Hearing and Site Visits

The Task Force visited the Municipality of Anchorage on October 2, 1997. It made site visits to the Sixth Avenue Correctional Center, Muldoon Elementary School, and the University of Alaska, Anchorage. During the site visits, the Task Force was able to discuss many of the needs of the Anchorage School District and the University of Alaska, Anchorage. Both are growing rapidly as a result of population growth in the Municipality. The enrollment at the University of Alaska, Anchorage is increasing. With new student housing, the enrollment will continue to grow. Many of the facilities are aging and need replacement or expansion to accommodate new populations.

The Task Force received formal testimony from the Municipality of Anchorage, the Anchorage School District, The Alaska Truckers Association, the Department of Transportation and Public Facilities, and the Department of Military and Veterans Affairs.

The Municipality, both the Mayor and the Assembly noted the need for school construction funding as well as highway funding. They encouraged the Task Force to include municipal facilities in the state financing program. The Replacement of the Sixth Avenue Correctional Facility is high on their agenda. The School District echoed the need for school funding, citing the age of many of their facilities and the growth in population.

The Alaska Truckers Association suggested that they were willing to pay, if the taxes were directed to repair and expansion of our road system. Further, Inspection and weight stations are the key to maintaining our highways. If those programs function as they should, roads experience less damage.

Roger Patch, Director of Alaska Air National Guard Installations, Department of Military and Veteran Affairs, made a special presentation at the request of the Task Force. Mr. Patch has been a strong advocate of preventive maintenance and has implemented it in DMVA facilities. He suggested that implementing a computerized system was key to success. He suggested that facility maintenance will not be a priority of program managers without facility management training. It is better to have the facility managed by someone trained to do so. Mr. Patch's testimony is included in this report in Appendix B. Tape recordings of the hearing and all handouts are available in the Legislative Library.

Ketchikan Area Hearing and Site Visits

The Task Force visited the Ketchikan area on October 7, 1997. It visited the Airport, the public safety building, White Cliff Elementary School, Bar Harbor, the Ketchikan Correctional Center, the Saxman Seaport, and many miles of state highways and roads.

The Task Force received testimony from 15 people, most representing themselves. The borough, city and Chamber of Commerce were also represented. They expressed concern about the deteriorating condition of the ferry system, funding for education capital projects, and road maintenance. Ketchikan is interested in assuming ownership of the state harbor when the state provides funds to bring it up to standard. A recommendation was made that the state consider conversion of facilities that were over built in the 1980s. Tape recordings of the hearing and all handouts are available in the Legislative Library.

Fairbanks Area Hearing and Site Visits

The Task Force visited the Fairbanks area on October 14, 1997. It visited the University of Alaska, Fairbanks, four schools, including prototype schools, many miles of roads to observe frost heaves, chip seal, and needs for repair and upgrades, the Fort Knox Mine, and several municipal facilities in need of repair.

The Task Force received over 6 hours of public testimony. The morning session included representatives of the University of Alaska, The City of Fairbanks, the Fairbanks North Star Borough, the Fairbanks North Star Borough School District, and the Northern Region of the Department of Transportation and Public Facilities. The afternoon session focused on individual testimony.

The morning session focused on the unique problems of maintenance in the northern region caused by temperature and distance. Most presenters echoed the caution that most historical funding has rewarded those who do not maintain their facilities and encouraged the Task Force to consider requirements that require and reward maintenance efforts. Cost sharing was strongly supported, requiring local communities to have an investment in facilities they use. The community requested flexibility in funding so that local communities would have the greatest ability to stretch the funding dollars as far as possible. They also noted that multi-year funding would offer certainty to projects. Currently, planning grants are no assurance of funding for the planned project. This certainty would allow design of something that would actually have funding at a known funding level. They suggested this would save design, construction and operating expenses.

The afternoon hearing provided an opportunity for individuals to address the Task Force. Representatives from Delta Junction and Deltana also made presentations. Eighteen individuals made presentations. Concern for educational funding was most often voiced, followed by concerns for highway maintenance. Several individuals spoke of the need to be aware of ADA requirements in repairing sidewalks and buildings. Other suggestions included funding maintenance as a separate appropriation and developing a revolving maintenance fund. Tape recordings of the hearing and all handouts are available in the Legislative Library.

Anchorage Hearing on Financing Options

The Task Force convened a hearing in Anchorage on October 21 and 22, 1997. The focus of the meeting was financing options. The Legislative Fiscal Analyst provided a review of state budget and financing issues, including revenue and expenditure information.

The State Debt Manager explained the relevant issues surrounding bonding. He reviewed the state's capacity to bond and issues that should be considered if the Task Force chose to bond to fund deferred maintenance. He indicated conservative projections indicate the state has significant bonding capacity available.

The Alaska Municipal League discussed its proposal to create a "community dividend". The proposal would use the earnings from the Permanent Fund to pay dividends to individuals and to communities. The community would receive a dividend on a population basis. The community dividend would be used to fund local projects.

The Department of Transportation and Public Facilities discussed the impact of fuel taxes and the amount that could be collected. They also discussed transportation maintenance needs.

The Department of Administration presented a concept that would require state agencies occupying space in state owned buildings to pay rent. The rent would be placed in a fund that would pay for maintaining the buildings.

Mr. Robert LeResche spoke to the committee about the concept of creating a facilities funding authority. The authority would issue revenue bonds and use arbitrage to fund construction needs.

The Task Force spent the second day working through its priorities for funding and addressing deferred maintenance. It developed a consensus on a bonding proposal, the creation of a corporation to let the bonds, and creation of a Build Alaska Fund to ongoing focus attention on the need to maintain

and improve Alaska's infrastructure. Tape recordings of both days of hearings and all handouts are available in the Legislative Library.

Anchorage Hearing to Adopt Recommendations

The Task Force met in Anchorage on November 5 and 6, 1997. The purpose was to review and adopt the final recommendations. The staff reviewed the recommendations contained in Chapter 6 of this report. The Task Force reviewed the recommendations and tentatively adopted them, pending final review of the text and prioritization on January 10, 1998. Staff was directed to draft the text of the final report consistent with the adoption of the recommendations.

Staff was directed to seek advice of bond counsel on the financing proposal. The Task Force feels confident that its recommendations will not jeopardize the nontaxable status of bonds it recommends be used. It acknowledges there are those who have reservations about the proposal. In order to resolve those concerns, the Task Force engaged bond counsel to provide a formal opinion on the proposal. Roger Davis, of the law firm of Orrick, Herrington & Sutcliffe LLP, was chosen as bond counsel. He reviewed the Task Force proposal to determine any unintended federal tax consequences. (Appendix I)

Staff was also directed to secure the opinion of an economist on the impact of \$1.4 million of new state spending. The Task Force was concerned that the proposal neither overheated the economy nor created a 'roller coaster' economy. The economic consultant chosen was Scott Goldsmith of the Institute of Social and Economic Research at the University of Alaska, Anchorage. he reported that the level of spending proposed by the Task Force would not overheat the Alaskan economy. (Appendix C)

Tape recordings of the hearing and all handouts are available in the Legislative Library.

CHAPTER FOUR

INVENTORY OF NEEDS

The Task Force requested state agencies and the University of Alaska to provide it with an inventory of deferred maintenance needs. For Schools, the Task Force expanded its definition of deferred maintenance to include the need to house students. Otherwise, the following definition was used by the Task Force to determine consideration of projects submitted.

Working Definition of Deferred Maintenance

The Task Force uses the following definition in collecting its data and considering projects for funding as deferred maintenance needs.

"The aggregation of unfunded routine maintenance and repair and replacement which was not performed in a timely manner due to lack of available funding, lower priority, management decisions to use maintenance funds for other purposes or other recognized delaying factors. "

The Task Force used the reports from the agencies as a beginning source of needs to be addressed. Task Force staff tallied the requests by agencies and developed the spreadsheet on the following page. These numbers formed the base for the Task Force as it deliberated the funding needs and options.

A complete copy of every report is on file in the Legislative Library. The individual agency reports were far too voluminous to include in this final report. They ranged from one page to almost 1,000 pages.

Building Alaska for the 21st Century

INVENTORY OF NEEDS		
Agency	Subtotals	Totals
Department of Administration		\$15,134,240
Department of Corrections		\$22,685,863
Department of Education		\$6,478,162
Department of Fish & Game		
	Buildings:	\$4,631,878
	Vessels:	\$63,500
	DFG Total	\$4,695,378
Department of Health & Social Services		\$17,145,452
Legislative Affairs Agency		\$2,501,528
Department of Military & Veterans Affairs		\$2,554,516
Department of Natural Resources		\$4,851,961
Department of Public Safety		\$1,240,215
Department of Transportation & Public Facilities		
	DOT/PF Southeast Region Buildings	\$8,560,000
	DOT/PF Southeast Region Highway & Aviation	\$24,500,000
	DOT/PF Central Region Buildings	\$12,387,341
	DOT/PF Central Region Highway & Aviation	\$125,800,000
	DOT/PF Northern Region Buildings	\$29,950,311
	DOT/PF Northern Region Highway & Aviation	\$107,100,000
	Marine Highway System	\$42,264,300
	State Owned Harbors	\$34,999,394
	Additional Cost to Transfer Harbors (good condition)	\$19,678,311
	DOT&PF Total	\$405,239,657
University of Alaska		\$209,779,421
Schools K-12 - (Department of Education)		
	Major Maintenance (Deferred)	\$121,523,721
	Construction (Deferred Maintenance)	\$174,563,503
	Schools K-12 Total	\$296,087,224
Court System		\$7,912,000
ADA Compliance		
	Non University	\$32,812,324
	University	\$18,220,579
	ADA Total	\$51,032,903
All Agencies Total		\$1,047,338,520

CHAPTER FIVE

FUNDING RECOMMENDATIONS

The Task Force reviewed the identified needs over the course of its activities. Because of the shortness of time and available staff, the Task Force asked for assistance from the various agencies in prioritizing the projects. Task Force instructed its staff to use the following criteria to assist in the prioritization process.

Criteria For Consideration And Prioritization

The Deferred Maintenance will use the following criteria to prioritize over \$1.4 billion of deferred maintenance, renovation and replacement needs. The Task Force recommends the funding be over a six year period. The Task Force will use these criteria and work with the administration to create a list of projects to be funded by bonds to be issued by the Public Facilities Financing Corporation.

- Health and safety effects
- Preservation of educational programs
- Impact on program operation
- Economic development
- Feasibility, including public support and project readiness
- Existence and implementation of a maintenance program
- Historical maintenance of facility
- Use of available prototypical facilities
- Fiscal impacts on costs and revenues
- Distributional effects

- Ability to transfer ownership
- Advantages accruing from relationships to other project proposals

Task Force staff worked with the various agencies to develop prioritization of projects. The Court System submitted information describing life safety and other needs in each project. It also submitted its lists in prioritized order.

The University of Alaska submitted its list of deferred maintenance needs. It actively assisted in creating prioritization of its projects using many of the Task Force's criteria, especially health and safety, preservation of educational programs and relationship to other projects.

The administrative agencies were late in delivering any assistance in prioritization. The information was delivered to Task Force staff on December 22, 1997. The prioritization was limited to identifying the project on four criteria. The criteria were life safety, facility integrity, agency function and miscellaneous. Beyond this limited identification of reason for identifying the deferred maintenance need, the Administration provided no assistance in prioritization. The Task Force staff determined that priority would be in the following order: 1) Life Safety; 2) Facility integrity; 3) Agency Function; and 4) Miscellaneous.

The Department of Education provided school major maintenance and school construction needs based on the statutory process of priority. The Task Force staff used this prioritization along with a top priority for districts that bonded for school construction. Maintenance and construction projects are mixed with a heavier emphasis on maintenance needs in the early years. The maintenance needs are completed earlier than construction needs. In the latter years, the Task Force identified full funding for projects rather than planning funds. Funding designated four to six years out would signal that districts could begin the planning process. Districts can be prepared to begin the project when the funds are appropriated.

The school funding lists contained water, sewer and fuel spill clean up requests. While these appear on the school lists, they are very often funded separately using water, sewer and spill clean up funds. These projects were moved from the school category to the sewer, water and fuel spill clean up category. This allowed funding of more rural school projects in the school funding category while satisfying a critical rural need.

The Funding was developed to keep within the maximum amount recommended for annual appropriation by the Task Force. Relative funding was kept within the range of identified needs for each category of funding. It

should be noted that harbors received earlier funding because each project funded would relieve the state of ownership responsibility and future funding obligation.

Funding of deferred maintenance for the Motor Vessel Malaspina and Harborview Development Center are not included in this report. Current state policy retires these assets from state use. Further, the Administration has indicated it intends to introduce legislation to deal with their future use. That is a more appropriate place to have the legislative discussion on the future of these two assets.

Funding for deferred maintenance needs of the Alaska Psychiatric Institute is recommended for consideration late in the plan. The Mental Health Trust, the Department of Health and Social Services and the Legislature are continuing discussions on replacement of the facility. It makes little sense to invest in a facility that may be replaced within the next three to five years.

The following are the recommendations for prioritization and funding of identified deferred maintenance needs by the Deferred Maintenance Task Force. The amounts recommended for schools reflect the state's share of the project cost. The state's share was determined using the cost sharing percentages outlined in AS 14.11.008, consistent with Task Force Recommendation Number 4.

Building Alaska for the 21st Century

Spending by Year*

Agency	FY 1999	FY 2000	FY 2001	FY 2002	FY2003	FY 2004	Total
Schools K-12	\$120,857.7	\$101,982.4	\$102,669.4	\$103,339.8	\$78,640.4	\$76,564.9	\$584,054.6
University	\$50,275.3	\$38,734.6	\$38,788.4	\$38,750.0	\$34,200.0	\$27,250.0	\$227,998.3
Highways & Airports	\$57,720.7	\$50,078.7	\$44,115.9	\$43,774.4	\$34,277.9	\$27,407.8	\$257,375.4
Marine Hwy	\$3,471.5	\$919.0	\$6,881.8	\$7,194.4	\$6,497.6	\$7,256.6	\$32,220.9
Harbors	\$18,203.0	\$9,684.4	\$9,681.1	\$9,679.3	\$6,349.1	\$0.0	\$53,596.9
Buildings	\$37,449.8	\$37,379.7	\$31,949.0	\$30,286.6	\$24,591.9	\$8,294.8	\$169,951.8
ADA	\$5,650.8	\$4,571.3	\$5,824.6	\$5,896.2	\$3,612.9	\$6,208.2	\$31,763.9
Water,Sewer,Fuel Spill	\$6,313.9	\$6,605.7	\$10,000.0	\$11,000.0	\$11,800.0	\$16,975.0	\$62,694.6
Total	\$299,942.8	\$249,955.8	\$249,910.1	\$249,920.7	\$199,969.7	\$169,957.3	\$1,419,656.4
Target	\$300,000.0	\$250,000.0	\$250,000.0	\$250,000.0	\$200,000.0	\$170,000.0	\$1,420,000.0
Difference	\$57.2	\$44.2	\$89.9	\$79.3	\$30.3	\$42.7	\$343.6

(*Numbers in Thousands)

Building Alaska for the 21st Century

SCHOOLS K - 12				
Elect				Amount
Type	Dist	District Name	Project Name	Appropriated
FY 1999				
m	1	Ketchikan	Houghtaling Elem. Rehabilitation	\$2,418.6
m	1	Ketchikan	Schoenbar Jr High Rehabilitation	\$2,822.6
m	1	Ketchikan	Valley Park Elem. Rehabilitation	\$1,932.0
m	1	Ketchikan	White Cliff Elem Replacement	\$6,730.8
m	2	Sitka	Baranof Elementary Renovation	\$4,200.0
m	2	Sitka	High School Renovation	\$7,000.0
m	37	North Slope	Anaktuvuk Pass Renovation	\$520.0
m	37	North Slope	District Wide Facility & Fire System Upgrades	\$3,269.5
c	37	North Slope	Hopson Middle School upgrades & addition	\$2,770.0
c	37	North Slope	Ipalook upgrade and addition	\$1,445.0
m	37	North Slope	Kaktovik Utilidor Replacement	\$684.5
c	37	North Slope	Kaveolook School Gym	\$949.0
c	37	North Slope	Nuiqsut Trapper School addition	\$4,877.0
m	37	North Slope	Point Hope High & Elementary School Renovation	\$2,483.0
c	37	North Slope	Wainright School Addition	\$2,275.0
m	10-25	Anchorage	Fairview & No. Lights Replacement	\$2,100.0
c	10-25	Anchorage	Nunaka Valley Elem. Renewal	\$3,780.0
c	10-25	Anchorage	Ptarmigan Elementary Renewal	\$1,890.0
c	10-25	Anchorage	Scenic Park Elem. Renewal	\$2,800.0
c	10-25	Anchorage	Taku Elementary Rehab & Upgrade	\$4,340.0
m	10-25	Anchorage	District-wide maintenance & Rehab	\$17,927.0
c	26-28	Mat-Su	Alasta Middle School	\$22,526.0
c	26-28	Mat-Su	Meadow Lakes Elementary School	\$8,858.5
c	26-28	Mat-Su	Talkeetna School Renovation	\$4,277.0
m	29-34	Denali	Tri-Valley School Code Upgrade and Rehabilitation	\$4,082.5
c/m	99	Statewide	Development of 3 Regional Prototypical Schools	\$3,900.0
FY 1999 Total				\$120,857.8
FY 2000				
m	5	Annette Island	Districtwide Major Maintenance Renovation	\$3,302.8
m	5	Annette Island	Middle/High School Asbestos Abatement Project	\$113.2
m	2	Wrangell	Civil Site Development: Paving Parking Area	\$185.1
m	2	Wrangell	Civil Site Work: Drainage Upgrade	\$62.5
m	2	Wrangell	Major Mechanical Renovation: Air & Heating System Replacement	\$132.4
m	2	Petersburg	Middle/High School Roof Replacement	\$210.1
m	2	Wrangell	Wrangell Schools Window Replacement	\$115.9
m	5	Hoonah	Accessibility Upgrades Project	\$63.7
m	5	Hoonah	Auto Shop Renovation	\$297.0
m	5	Haines	High School Pool Roof Replacement	\$299.1

Building Alaska for the 21st Century

SCHOOLS K - 12

Elect					Amount
Type	Dist	District Name	Project Name	Appropriated	
m	5	Pelican	Major Maintenance Project: Roofs/Electrical/Misc.	\$410.6	
m	5	Hoonah	Roof Replacement Project	\$1,178.7	
m	5	Hoonah	Swimming Pool Sprinkler Project	\$221.9	
m	5	Chatham	Tenakee Retaining Wall Replacement	\$240.9	
m	5	Yakutat	Vocational Education Building Renovation	\$192.8	
m	35	Delta/Greely	Delta Re-Roof/Fire Alarm Replacement/Gym Floor Repair	\$1,261.9	
c	35	Copper River	Kenny Lake Elementary School Replacement	\$4,724.2	
m	37	Northwest Arctic	Ambler High School Renovation Project	\$1,690.4	
m	37	Northwest Arctic	Kiana High School Renovation Project	\$2,228.5	
m	37	Northwest Arctic	Noorvik High School Renovation Project	\$2,319.6	
c	38	Kashunamiut	Chevak School Replacement	\$15,680.5	
m	38	Lower Yukon	Hooper Bay Major Maintenance	\$1,587.2	
m	38	Nome	Nome High School Upgrade/Replacement	\$8,000.0	
m	39	Southwest Region	Koliganek Foundation & Basement Repair	\$614.8	
m	39	Bristol Bay	Naknek Sprinkler System - Library/Computer Room Relocation/Remodel	\$1,791.5	
c	39	Southwest Region	Replacement of Togiak School	\$15,729.0	
m	10-25	Anchorage	District wide upgrades, electrical, heating, life safety	\$7,800.0	
c	10-25	Anchorage	Muldoon Elementary Renewal and Upgrades	\$6,300.0	
m	29-34	Fairbanks	Barnette Elementary Renovation	\$3,348.1	
m	29-34	Fairbanks	Denali Elementary School Renovation	\$6,010.1	
m	29-34	Fairbanks	Nordale Elementary School Renovation	\$6,682.1	
c	29-34	Denali	Tri-Valley High School Addition	\$3,541.1	
m	3-4	Juneau	Auke Bay Roof Replacement	\$598.1	
m	3-4	Juneau	Floyd Dryden Gym Floor Replacement	\$100.7	
m	3-4	Juneau	High School Heating and Ventilation System Replacement	\$75.0	
m	3-4	Juneau	Marie Drake Roof Replacement	\$857.5	
m	7-9	Kenai Peninsula	ADA Districtwide Accessible Entries, Phase I	\$102.1	
m	7-9	Kenai Peninsula	ADA Districtwide Accessible Parking	\$76.2	
m	7-9	Kenai Peninsula	ADA Districtwide Accessible Restrooms, Phase I	\$257.8	
m	7-9	Dept of Ed	AK Voc Tech Center Repair & Renovation	\$1,308.0	
c	7-9	Kenai Peninsula	Central High: Reinsulate Exterior Walls	\$208.3	
m	7-9	Kenai Peninsula	Homer Jr. High: Second Floor Handicapped Access	\$176.4	
m	7-9	Kenai Peninsula	Kenai Middle: Lower Floor Handicapped Access	\$176.4	
m	7-9	Kenai Peninsula	McNeil Canyon Elementary: Replace Septic System	\$808.6	
m	7-9	Kenai Peninsula	Seward Middle/High: Pool Renovation	\$820.3	
in	7-9	Kenai Peninsula	Soldotna High: Replace Upper Gym Floor	\$81.6	
Total FY 2000				\$101,982.4	
FY 2001					

Building Alaska for the 21st Century

SCHOOLS K - 12					
Elect					Amount
Type	Dist	District Name	Project Name	Appropriated	
m	2	Sitka	Districtwide Major Maintenance	\$2,196.3	
m	5	Chatham	Angoon High School Major Maintenance Project	\$304.0	
m	5	Kake	High School Major Maintenance	\$2,859.6	
m	5	Kake	High School Roof Replacement	\$207.8	
c	5	Southeast Island	Howard Valentine School Construction	\$2,791.6	
m	5	Klawock	Major Maintenance Project: Architectural, Electrical, Mechanical	\$1,984.6	
c	5	Chatham	Recovery of Funds - Hobart Bay School Building Purchase	\$58.2	
m	5	Skagway	Skagway Roof Replacement	\$519.3	
m	5	Skagway	Skagway School Access/Egress	\$254.6	
m	5	Yakutat	Yakutat High School Interior Renovation	\$178.6	
m	35	Chugach	Districtwide Security and Handicapped Access Upgrades	\$47.2	
m	35	Chugach	Tatitlek Generator Replacement	\$102.4	
m	35	Chugach	Tatitlek Water Main Replacement	\$39.6	
m	35	Chugach	Whittier Drainage/Snow Remediation Project	\$133.5	
m	35	Cordova	Junior/Senior High School Renovation	\$3,574.6	
m	36	Galena	Roofing and Sprinkler Renovation Galena City Schools	\$1,149.6	
c	36	Yukon Flats	Arctic Village Addition/Renovation	\$2,112.2	
m	36	Nenana	Handicapped Access Repairs and Improvements	\$86.2	
m	36	Iditarod	Holy Cross Shower & Bathroom Upgrade	\$47.5	
m	36	Nenana	Interior Lighting: Replace Fixtures & Install Suspended Ceiling	\$86.3	
m	36	Iditarod	McGrath School Foundation and Floor Repairs	\$181.8	
m	36	Tanana	Replacement of Lighting Fixtures and Kitchen Equipment and Appliances	\$278.4	
m	36	Nenana	Sprinkler System Renovation	\$137.1	
m	36	Tanana	Vocational Education Roof Replacement	\$39.4	
c	37	Northwest Arctic	Buckland School Remediation Project, Phase II	\$10,800.0	
m	37	Bering Strait	Shishmaref Plan Design to Consolidate, Renovate and Replace Roof, Phase I	\$390.6	
m	37	Northwest Arctic	Shungnak Major Maintenance: Heating System/Siding	\$361.3	
m	38	Lower Kuskokwim	Districtwide American's with Disabilities Act Upgrade	\$1,430.6	
c	38	Bering Strait	Elim School Upgrade and Addition	\$9,000.0	
c	38	Bering Strait	Golovin School Upgrade and Addition	\$9,000.0	
c	38	Lower Yukon	Kotlik K-12 Expansion	\$9,000.0	
c	38	Lower Kuskokwim	Newtok New School	\$4,173.9	
c	38	Nome	Nome School Addition/Upgrade	\$5,340.8	
m	38	Lower Kuskokwim	Districtwide Asbestos Abatement	\$2,402.7	
m	39	Lower Kuskokwim	Districtwide Asbestos Abatement	\$2,402.7	
m	39	Dillingham	K-12 Siding Project	\$224.4	
m	39	Southwest Region	Weather Protection Project - 4 Buildings	\$617.0	

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SCHOOLS K - 12

Type	Elect		Project Name	Amount
	Dist	District Name		Appropriated
m	40	Lake & Peninsula	Districtwide School Sprinkler Systems	\$1,363.5
m	40	Unalaska	Multipurpose Room Roof Replacement	\$44.1
m	10-25	Anchorage	Bartlett High Roof Renewal	\$1,912.4
c	10-25	Anchorage	Baxter Elementary Renewal and Upgrades	\$6,790.0
c	10-25	Anchorage	Creekside Park Elementary Renewal and Upgrades	\$5,950.0
c	10-25	Anchorage	Southeast Anchorage Elementary	\$9,800.0
m	29-34	Fairbanks	Districtwide ADA Compliance	\$1,952.2
m	3-4	Juneau	Cover Stairs High School Overpass	\$142.7
m	3-4	Juneau	Gastineau Heating Coil Replacement	\$121.9
m	3-4	Juneau	High School Gym Floor Replacement	\$78.1
Total 2001				\$102,669.4
FY 2002				
m	2	Dept of Education	Mt Edgecomb Repair & Renovation	\$3,784.5
c	2	Petersburg	Vocational and Food Service Additions/Major Maintenance	\$1,433.0
c	5	Craig	Craig Elementary School Addition and Reroof	\$2,227.1
c	5	Craig	New Craig Secondary School	\$8,749.2
c	6	Kodiak	Peterson Elementary Addition	\$756.0
c	35	Delta/Greely	Healy Lake New School Construction Project	\$125.2
c	36	Yukon Flats	Circle K-12 School Replacement	\$2,200.7
m	36	Yukon/Koyukuk	Districtwide ADA Code Upgrades	\$803.3
m	36	Iditarod	Districtwide Fire Alarm Upgrade Project	\$9,800.0
m	36	Yukon/Koyukuk	Districtwide Roof Replacement	\$1,041.0
m	36	Yukon/Koyukuk	Districtwide Structural Repairs	\$394.3
c	38	Lower Yukon	Sheldon Point K-12 Expansion	\$8,295.8
c	38	Bering Strait	Teller Elementary Gym Renovation and Expansion	\$9,800.0
c	38	Bering Strait	White Mountain School Addition and Gym	\$9,800.0
m	40	Aleutians East	King Cove School Exterior Upgrade/Mechanical	\$1,562.4
m	40	Aleutians East	Sand Point School Remodel/Roof Replacement	\$632.5
c	10-25	Anchorage	Denali Elementary Renewal and Upgrades	\$2,100.0
c	10-25	Anchorage	Wendler Middle School Renewal and Upgrades	\$5,835.9
c	26-28	Mat-Su	New Greater Core Elementary School	\$7,333.8
c	26-28	Mat-Su	New Houston High School	\$12,860.6
c	29-34	Fairbanks	Danby Middle School Addition, Phase II	\$4,004.6
c	7-9	Kenai	New Kenai School	\$9,800.0
TOTAL FY 2002				\$103,339.8
FY 2003				
c	5	Southeast Island	Naukati School Construction	\$2,912.7

Building Alaska for the 21st Century

SCHOOLS K - 12				
Type	Elect Dist	District Name	Project Name	Amount Appropriated
c	5	Southeast Island	Naukati, Port Protection, Whale Pass Covered PE Areas Project	\$314.3
m	36	Iditarod	Districtwide Fire Alarm Upgrade Project	\$8,526.0
c	36	Iditarod	Shageluk Voc Ed Shop Remodel	\$71.1
c	37	Northwest Arctic	Noorvik K-12 Expansion Project	\$11,966.0
c	38	Bering Strait	St. Michael Plan and Design Addition, Phase i	\$41.1
c	39	Yupiit	Akiachak Elementary School Replacement and Renovation	\$12,625.0
c	39	Lower Kuskokwim	Chief Paul Memorial School Addition	\$9,800.0
c	39	Lower Kuskokwim	Dick R. Kiunya Memorial School Addition	\$6,829.3
c	39	Dillingham	Elementary School Addition	\$2,149.5
c	39	Southwest Region	Remodel and Expansion of Manokotak K-12 School	\$9,800.0
c	39	Southwest Region	Remodel and Expansion of New Stuyahok K-12 School	\$11,270.0
c	29-34	Denali	Anderson School Heating and Ventilation Upgrade	\$1,164.2
c	29-34	Denali	Cantwell School Sprinkler and Heating System Upgrade	\$1,171.2
TOTAL FY 2003				\$78,640.4
 FY 2004 				
c	5	Chatham	Angoon Elementary School Addition	\$756.2
c	5	Craig	Craig Elementary School Renovation/Multipurpose Addition, Phase II	\$2,301.3
c	5	Kake	Elementary School Addition	\$2,469.0
c	5	Southeast Island	Hollis School Construction	\$1,557.7
c	6	Kodiak	Kodiak High School Energy Code Upgrade	\$2,117.5
c	35	Copper River	Glennallen Elementary School Replacement	\$9,773.3
c	36	Lower Yukon	Pilot Station K-12 Replacement - planning	\$1,960.0
c	37	Northwest Arctic	Kiana K-12 Expansion Project	\$8,561.5
c	38	Bering Strait	Koyuk New K-12 School - planning	\$1,960.0
c	38	Lower Kuskokwim	Nightmute School Addition	\$3,390.1
c	38	Lower Yukon	Scammon Bay Master Site Plan	\$1,584.8
c	39	Lower Kuskokwim	Atmaultluak Elementary School	\$5,336.8
c	39	Lower Kuskokwim	Kilbuck School Gymnasium Addition	\$3,470.2
c	39	Lower Kuskokwim	Kwethluk School Addition	\$6,863.7
c	39	Yupiit	Consolidated District High School	\$7,785.3
c	39	Lower Kuskokwim	Quinhagak School Addition	\$6,677.4
c	7-9	Kenai	Kenai New School	\$10,000.0
FY 2004				\$76,564.9
TOTAL K-12 SCHOOL FUNDING				\$584,054.7

Building Alaska for the 21st Century

SCHOOLS K - 12

Elect Type	Dist	District Name	Project Name	Amount Appropriated
			Election District Totals	
	1		Ketchikan	\$13,904.0
	2		Petersburg, Sitka, Wrangell	\$19,319.7
	3-4		Juneau	\$1,973.8
	5		Southeast Islands	\$36,766.7
	6		Kodiak	\$2,873.5
	7-9		Kenai	\$23,815.5
	10-25		Anchorage	\$79,325.3
	26-28		Mat-Su	\$55,855.9
	29-34		Fairbanks	\$31,956.1
	35		Delta-Prince William Sound	\$19,782.0
	36		Interior	\$28,914.7
	37		Northwest Alaska	\$57,590.8
	38		Nome-Lower Yukon	\$100,487.5
	39		Bethel - Dillingham	\$103,986.8
	40		Aleutians	\$3,602.4
	99		Statewide	\$3,900.0
			Total	\$584,054.7

Building Alaska for the 21st Century

University of Alaska			
Funding for Deferred Maintenance, Renovation, Replacement and ADA Code Compliance: Project Listing by Year			
ED			Allocation Appropriation
FY99			
99	Systemwide ADA		3,750.0
	UAA - Deferred Maintenance/Code Compliance/Library		14,434.0
10-25	Anchorage Campus	CAS Building	370.0
10-25	Anchorage Campus	Library	1,450.0
10-25	Anchorage Campus	Allied Health Building	540.0
10-25	Anchorage Campus	McDonald Building	485.0
10-25	Anchorage Campus	Monserud Building	650.0
10-25	Anchorage Campus	Williamson Building	475.0
10-25	Anchorage Campus	Diplomacy Building	270.0
10-25	Anchorage Campus	Hartlieb Building	495.0
10-25	Anchorage Campus	7th & A	350.0
10-25	Anchorage Campus	Science Building	250.0
10-25	Anchorage Campus	Campus-wide Infrastructure	725.0
10-25	Anchorage Campus	Admin Building	190.0
10-25	Anchorage Campus	Campus Center	100.0
10-25	Anchorage Campus	Sports Center	1,650.0
10-25	Anchorage Campus	K Building	550.0
10-25	Anchorage Campus	Arts Building	15.0
10-25	Anchorage Campus	Aviation Complex	100.0
10-25	Anchorage Campus	UAA Library Facility	2,600.0
10-25	Anchorage Campus	Engineering Building	5.0
10-25	Anchorage Campus	Warehouse	75.0
26-28	Ma-Su College	Campus-wide	1,550.0
7-9	Kenai Peninsula College	Campus-wide	800.0
6	Kodiak College	Campus-wide	429.0
35	Prince Wm. Sound CC	Campus-wide	310.0
	UAF - Deferred Maintenance/Code Compliance		31,214.0
29-34	Fairbanks Campus	Duckering Building	3,737.8
29-34	Fairbanks Campus	Rasmuson Library	11,801.4
29-34	Fairbanks Campus	Fine Arts Building	8,473.0
29-34	Fairbanks Campus	Brooks Building	4,180.5
39	Bristol Bay Campus	Campus-wide	137.5
37	Chukchi Campus	Campus-wide	265.8
29-34	Interior Campus	Campus-wide	514.0
39	Kuskowkim Campus	Campus-wide	1,756.0
38	Northwest Campus	Campus-wide	348.0

Building Alaska for the 21st Century

University of Alaska

Funding for Deferred Maintenance, Renovation, Replacement and ADA Code Compliance: Project Listing by Year

ED			Allocation	Appropriation
	UAS - Deferred Maintenance/Code Compliance			877.3
3-4	Juneau Campus	Marine Core Building	86.6	
3-4	Juneau Campus	Soboleff Building	123.9	
3-4	Juneau Campus	Anderson Building	146.4	
3-4	Juneau Campus	Hendrickson Building	20.3	
3-4	Juneau Campus	Bill Ray Center	108.8	
3-4	Juneau Campus	Campus-wide Infrastructure	137.5	
3-4	Juneau Campus	Novatney Building	61.4	
1	Ketchikan Campus	Campus-wide	107.6	
2	Sitka Campus	Campus-wide	84.8	
	Total FY99			50,275.3
	<u>FY00</u>			
99	Systemwide ADA			3,000.0
	UAA - Deferred Maintenance/Code Compliance			18,037.5
10-25	Anchorage Campus	Sports Center	2,500.0	
10-25	Anchorage Campus	Campus Center	115.0	
10-25	Anchorage Campus	CAS Building	1,685.0	
10-25	Anchorage Campus	Science Building	90.0	
10-25	Anchorage Campus	Engineering Building	412.5	
10-25	Anchorage Campus	Admin Building	235.0	
10-25	Anchorage Campus	UAA Library Facility	13,000.0	
	UAF - Deferred Maintenance/Code Compliance			17,410.3
29-34	Fairbanks Campus	Arctic Health Building	10,400.0	
29-34	Fairbanks Campus	O'Neill Building	4,110.3	
29-34	Fairbanks Campus	Irving Building - Phase I	2,900.0	
	UAS - Deferred Maintenance/Code Compliance			286.8
3-4	Juneau Campus	Marine Core Building	94.2	
1	Ketchikan Campus	Campus-wide	192.6	
	Total FY00			38,734.6
	<u>FY01</u>			

Building Alaska for the 21st Century

University of Alaska			
Funding for Deferred Maintenance, Renovation, Replacement and ADA Code Compliance: Project Listing by Year			
ED			Allocation Appropriation
99	Systemwide ADA		3,000.0
UAA - Deferred Maintenance/Code Compliance			23,842.0
10-25	Anchorage Campus	Campus Center	220.0
10-25	Anchorage Campus	Short Building	478.0
10-25	Anchorage Campus	Science Building	35.0
10-25	Anchorage Campus	Auto/Diesel	566.0
10-25	Anchorage Campus	McDonald Building	932.0
10-25	Anchorage Campus	Arts Building	65.0
10-25	Anchorage Campus	Sports Center	125.0
10-25	Anchorage Campus	K Building	70.0
10-25	Anchorage Campus	Arts Building	67.0
10-25	Anchorage Campus	Hartlieb Building	325.0
10-25	Anchorage Campus	Allied Health Building	70.0
10-25	Anchorage Campus	Monsurud Building	419.0
10-25	Anchorage Campus	EM-1/2	150.0
10-25	Anchorage Campus	UAA Library Facility	20,000.0
6	Kodiak Campus	Campus-wide	115.0
26-28	Mat-Su College	Campus-wide	180.0
35	Prince Wm. Sound CC	Campus-wide	25.0
UAF - Deferred Maintenance/Code Compliance			11,630.2
29-34	Fairbanks Campus	Irving Building - Phase II	6,517.0
29-34	Fairbanks Campus	Gruening Building	5,113.2
UAS - Deferred Maintenance/Code Compliance			316.2
3-4	Juneau Campus	Anderson Building	117.8
3-4	Juneau Campus	Soboleff Building	20.6
3-4	Juneau Campus	Bill Ray Center	45.0
1	Ketchikan Campus	Campus-wide	132.8
Total FY01			38,788.4
FY02			
99	Systemwide ADA		2,800.0
10-25	UAA - Deferred Maintenance/Code Compliance/Library		11,900.0

Building Alaska for the 21st Century

University of Alaska		
Funding for Deferred Maintenance, Renovation, Replacement and ADA Code Compliance: Project Listing by Year		
FD	Allocation	Appropriation
29-34	UAF - Deferred Maintenance/Code Compliance	23,500.0
3-4	UAS - Deterred Maintenance/Code Compliance	550.0
Total FY02		38,750.0
<u>FY03</u>		
99	Systemwide ADA	2,800.0
10-25	UAA - Deferred Maintenance/Code Compliance/Library	9,000.0
29-34	UAF - Deferred Maintenance/Code Compliance	21,900.0
3-4	UAS - Deferred Maintenance/Code Compliance	500.0
Total FY03		34,200.0
<u>FY04</u>		
99	Systemwide ADA	2,650.0
10-25	UAA - Deferred Maintenance/Code Compliance	6,400.0
29-34	UAF - Deferred Maintenance/Code Compliance	17,800.0
3-4	UAS - Deferred Maintenance/Code Compliance	400.0
Total FY04		27,250.0
<u>Summary FY99-FY04</u>		
	Systemwide ADA	18,000.0
	UAA - Deferred Maintenance/Code Compliance/Library	83,613.5
	UAF - Deferred Maintenance/Code Compliance	123,454.5
	UAS - Deferred Maintenance/Code Compliance	2,930.3

Building Alaska for the 21st Century

University of Alaska

Funding for Deferred Maintenance, Renovation, Replacement and ADA Code Compliance: Project Listing by Year

ED	Allocation	Appropriation
Total FY99-FY04		227,998.3

Election District Summary

ED	District Name	Amount
1	Ketchikan	\$433.0
2	Sitka	\$84.8
3-4	Juneau	\$2,412.5
6	Kodiak	\$544.0
7-9	Kenai	\$800.0
10-25	Anchorage	\$80,204.5
26-28	Mat-Su	\$1,730.0
29-34	Fairbanks	\$120,947.2
35	Prince Wm Sound	\$335.0
37	Northwest Alaska	\$265.8
38	Nome	\$348.0
39	Bethel - Dillingham	\$1,893.5
99	Statewide	\$18,000.0
	Total	\$227,998.3

Building Alaska for the 21st Century

Highways and Airports									
Election District		Total Allocation	%	FY 99	FY 00	FY 01	FY 02	FY 03	FY 04
	<i>Northern Region</i>								
28-38	<i>Total</i>	\$107,085.8	41.6%	\$20,800.0	\$20,629.2	\$18,857.8	\$19,167.8	\$15,067.2	\$12,563.8
28-37	Interior Dist	\$47,203.4	18.3%	\$9,000.0	\$9,281.9	\$8,312.5	\$8,412.5	\$6,746.2	\$5,450.2
35-36	So. Central Dist	\$45,751.3	17.8%	\$9,000.0	\$8,558.8	\$8,056.8	\$8,217.5	\$6,441.8	\$5,476.4
36-38	Western Dist	\$14,131.1	5.5%	\$2,800.0	\$2,788.5	\$2,488.5	\$2,537.8	\$1,879.2	\$1,637.2
	<i>Central Region</i>								
6-28,36,39,40	<i>Total</i>	\$125,789.0	48.9%	\$33,120.0	\$24,679.6	\$20,024.8	\$20,242.2	\$15,711.1	\$12,011.4
10-25	Anchorage Dist.	\$14,725.0	5.7%	\$2,800.0	\$2,903.0	\$2,593.1	\$2,593.1	\$2,073.3	\$1,762.6
26-28	Mat-Su	\$61,017.0	23.7%	\$10,102.7	\$12,745.1	\$11,218.4	\$11,100.9	\$8,691.2	\$7,158.7
6-9	Kenai Pen. Dist	\$40,652.0	15.8%	\$18,317.3	\$7,130.5	\$4,530.5	\$4,765.4	\$3,601.4	\$2,306.9
36,39,40	Southwest Dist.	\$9,395.0	3.7%	\$1,900.0	\$1,901.0	\$1,682.8	\$1,782.8	\$1,345.2	\$783.2
	<i>Southeast Region Total</i>	\$24,500.0	9.5%	\$3,800.0	\$4,769.9	\$5,233.4	\$4,364.5	\$3,499.6	\$2,832.6
1-5		\$6,125.0	2.4%	\$950.0	\$1,192.5	\$1,308.4	\$1,091.1	\$874.9	\$708.2
1		\$6,125.0	2.4%	\$950.0	\$1,192.5	\$1,308.4	\$1,091.1	\$874.9	\$708.2
2		\$6,125.0	2.4%	\$950.0	\$1,192.5	\$1,308.4	\$1,091.1	\$874.9	\$708.2
3-4		\$6,125.0	2.4%	\$950.0	\$1,192.5	\$1,308.4	\$1,091.1	\$874.9	\$708.2
5		\$6,125.0	2.4%	\$950.0	\$1,192.5	\$1,308.4	\$1,091.1	\$874.9	\$708.2
	Total Column	\$257,374.8		\$57,720.0	\$50,078.7	\$44,116.0	\$43,774.5	\$34,277.9	\$27,407.8

The Department of Transportation and Public Facilities will prepare a work plan each year to outline specific deferred maintenance projects for roads and airports in each district consistent with designated appropriation.

Building Alaska for the 21st Century

Marine Highway				
Shore Facilities and Vessels				
ED	Project	Amount	ED	Project
FY 1999			FY 2002	
2	Petersburg	\$575.0	2	Sitka
2	Wrangell	\$57.5	5	Hoona
4	Auke Bay	\$155.3		MV Bartlett
5	Clark Bay	\$132.3		MV Matanuska
5	Hollis	\$169.1		Total
5	Kake	\$149.5		\$7,194.4
5	Metlakatla	\$71.1	FY 2003	
5	Skagway	\$1,822.3		MV LeConte
35	Cordova	\$155.3		MV Tustamena
35	Valdez	\$28.8		Total
35	Whittier	\$155.3		\$6,497.6
	Total	\$3,471.5	FY 2004	
	FY 2000			MV Aurora
1	Ketchikan	\$523.3		MV Taku
5	Haines	\$104.5		Total
5	Metlakatla	\$89.9		\$7,256.6
5	Pelican	\$201.3	Grand Total	
	Total	\$919.0		\$32,220.9
	FY 2001		Election District	Amount
5	Angeon	\$68.3	1	Ketchikan
5	Haines	\$717.8	2	Sitka, Wrangell
5	Hoona	\$75.4	4	Juneau
5	Tenakee	\$57.5	5	Southeast Islands
	MV Columbia	\$5,962.8	50	Southeast Vessels
	Total	\$6,881.8	35	Prince William Sound
			60	Southcentral Vessels
				Total
				\$32,220.9

The Department of Transportation and Public Facilities will prepare a work plan each year to outline specific work plans for each vessel and shore side facility.

Building Alaska for the 21st Century

Harbors					
FY 1999			FY 2002		
ED	Harbor	Amount	ED	Harbor	Amount
5	Port Alexander	\$388.9	1	Ketchikan	\$3,789.2
5	Tenekee harbor	\$51.3	2	Sitka	\$5,585.3
6	Kodiak (St.Paul & St. Herman & City Dock)	\$7,775.6	5	Angoon Harbor	\$27.1
6	Port Lions	\$4,057.1	5	Hydaberg Harbor	\$277.7
7-9	Halibut Cove	\$44.5	2002 Total		\$9,679.3
7-9	Homer	\$2,405.4	FY 2003		
7-9	Jakalof Bay Float	\$62.5	Allocation		\$7,746.5
7-9	Ninilchik	\$83.5	ED	Harbor	Amount
7-9	Seldovia	\$200.0	2	Baranof Float	\$188.0
7-9	Seward	\$3,134.2	2	Petersburg	\$952.9
1999 total		\$18,203.0	2	Wrangell -Floats & Harbors	\$766.3
			5	Craig Float	\$343.5
FY 2000			5	Elfin Cove Harbors	\$135.5
4	Funter Bay	\$48.1	5	Gustavis Dock & Float	\$1,012.9
5	Coffman Cove	\$9.8	Haines Harbor & Letnikof		
5	Entrance Is. Float	\$52.8	5	Cove	\$590.7
5	Skagway	\$289.6	5	Hollis Harbor	\$78.5
5	Yakutat	\$41.6	5	Hoona Harbor	\$711.8
35	Cordova	\$3,029.1	Kake dock, float, & Portage		
35	Valdez	\$1,492.3	5	Cove	\$825.3
3-4	Juneau (Auke Bay, Aurora, Harris, Douglas)	\$4,721.1	5	Mellakalla Float & Harbor	\$206.9
2000 Total		\$9,684.4	5	Pelican Harbor	\$353.4
			5	Point Baker Float	\$183.4
			2003 Total		\$6,349.1
			Grand Total		\$53,596.9
FY 2001			By Election District		
Allocation		\$9,683.1	ED	District Name	Amount
ED	Harbor	Amount	1	Ketchikan	\$4,872.4
1	Hyder	\$1,083.2	2	Sitka, Wrangell	\$7,492.5
5	Swanson Harbor	\$47.6	3-4	Juneau	\$4,769.2
35	Chenega	\$145.1	5	Southeast Islands	\$5,628.3
35	Whittier	\$8,159.5	6	Kodiak	\$11,832.7
39	Bethel	\$245.7	7-9	Kenai	\$5,930.1
2001 Total		\$9,681.1	35	Prince William Sound	\$12,826.0
			39	Bethel	\$245.7
			Total		\$53,596.9

Building Alaska for the 21st Century

ALASKA'S STATE OWNED BUILDINGS							
DEPT	DIV	BUILDING NAME	LOCATION	ELEC DIST	WORK DESCRIPTION	ESTIMATED COST	
FY 1999							
COURT	1st	LS	Ketchikan Court and office	Ketchikan	1	replace courtroom door hardware	\$4,000
COURT	1st	LS	Ketchikan Court and office	Ketchikan	1	replace deteriorated carpet and vinyl flooring	\$400,000
COURT	1st	LS	Ketchikan Court and office	Ketchikan	1	increase lighting levels in public areas	\$50,000
COURT	1st	LS	Ketchikan Court and office	Ketchikan	1	replace roofing	\$345,000
COURT	1st	LS	Sitka Court and Office	Sitka	2	replace deteriorated carpet and vinyl flooring, paint	\$300,000
COURT	1st	LS	Sitka Court and Office	Sitka	2	roof repairs	\$100,000
COURT	3rd	LS	Kodiak Court and Office	Kodiak	6	roof replacement	\$180,000
COURT	3rd	LS	Kodiak Court and Office	Kodiak	6	life safety/energy code upgrades	\$850,000
COURT	3rd	LS	Kodiak Court and Office	Kodiak	6	replace deteriorated carpet and vinyl	\$100,000
COURT	4th	LS	Delta Junction Court	Delta Jct	35	repair electrical plug-ins	\$20,000
COURT	4th	LS	Delta Junction Court	Delta Jct	35	replace worn finishes, broken windows, etc	\$85,000
COURT	3rd	LS	Valdez Court and Office	Valdez	35	replace roof	\$380,000
COURT		LS	Ft. Yukon Court and Office	Ft Yukon	36	replace deteriorated carpet and tile, subfloor damaged by water, paint	\$150,000
COURT	4th	LS	Tok Courthouse	Tok	36	roof repairs	\$40,000
COURT	4th	LS	Tok Courthouse	Tok	36	carpet replacement	\$36,000
COURT	2nd	LS	Kotzebue Courthouse	Kotzebue	37	roof replacement	\$265,000
COURT	2nd	LS	Kotzebue Courthouse	Kotzebue	37	replace deteriorated carpet	\$50,000
COURT	3rd	LS	Anchorage Administrative Office Building	Anchorage	10-25	roof replacement	\$200,000
COURT	3rd	LS	Anchorage Administrative Office Building	Anchorage	10-25	work required to meet code, 3rd floor	\$110,000
COURT	3rd	LS	Anchorage Boney Courthouse	Anchorage	10-25	replace deteriorated vinyl and carpet, 75% of building	\$750,000
COURT	3rd	LS	Anchorage Boney Courthouse	Anchorage	10-25	roof replacement	\$675,000
COURT	3rd	LS	Anchorage Boney Courthouse	Anchorage	10-25	fire/life safety/energy code upgrades	\$905,000
COURT	3rd	LS	Anchorage Boney Courthouse	Anchorage	10-25	structural/mechanical safety issues	\$140,000
COURT	3rd	LS	Anchorage Parking Garage	Anchorage	10-25	replace worn parking gates and rusted stair supports	\$15,000
COURT	3rd	LS	Anchorage Parking Garage	Anchorage	10-25	replace roof deck material	\$50,000
COURT	3rd	LS	Anchorage Parking Garage	Anchorage	10-25	repair spalling concrete, install drains, upgrade lighting	\$20,000
COURT	3rd	LS	Palmer Court Bldg	Palmer	26-28	replace worn hardware	\$40,000
COURT	1st	LS	Juneau Dimond Courthouse	Juneau	3-4	replace roof and deck	\$140,000
COURT	1st	LS	Juneau Dimond Courthouse	Juneau	3-4	replace deteriorated carpet, repair damage by leaking water	\$640,000
COURT	3rd	LS	Kenai Courthouse	Kenai	7-9	relocate combustion air intake to eliminate IAQ problems	\$40,000
COURT	3rd	LS	Seward Court and Office	Seward	7-9	replace carpet, paint	\$50,000
COURT	3rd	LS/AF	Seward Court and Office	Seward	7-9	provide adequate ventilation, soundproofing	\$100,000
DFG		LS	BUNKHOUSE	DELTA	35	REPLACE	\$60,000
DFG		LS	WAREHOUSE	GLENALLEN	35	REMOVE ASBESTOS PIPE INSULATION	\$50,000
DFG		LS	BOAT CRANE	CHIGNIK	40	REPLACE (SAFETY ITEM)	\$40,000
DFG		LS	WARM STORAGE	KING SALMON	40	WIRING REPAIRS (SAFETY)	\$10,000
DFG		LS	WARM STORAGE	KING SALMON	40	REPLACE ROTTEN PORCHES	\$15,000
DFG		LS	WATER	CHIGNIK	40	WATER TREATMENT	\$8,000
DFG		LS	OFFICE	DOUGLAS	3-4	WINDOWS (EXTREME TEMPERATURE VENTILATION)	\$10,000
DHSS	DAS	AF	VARIOUS	STATEWIDE	99	COMPUTERIZED MAINTENANCE MANAGEMENT	\$200,000
DHSS	DFYS	FI	MCLAUGHLIN YOUTH CENTER	ANCHORAGE	10-25	REPLACE 3 COTTAGES IN LIEU OF REPAIR	\$4,000,000
DHSS	DFYS	LS	FAIRBANKS YOUTH FACILITY	FAIRBANKS	29-34	REPLACE OUTDATED FIRE ALARM	\$200,000
DHSS	DFYS	LS	JOHNSON YOUTH CENTER	JUNEAU	3-4	SECURITY UPGRADES	\$30,000
DMVA	FNO	LS	STATEWIDE	STATEWIDE	99	REPAIR FIRE ALARM SYSTEMS	\$22,950
DNR	F	LS	DAO - WAREHOUSE	DELTA JUNC	35	REWIRE AND REPAIR ROOF	\$3,548
DNR	F	LS	SUPPRESSION TRAILER	TOK	36	NEW CARPET	\$5,000
DNR	F	LS	SWAD-OFFICE DISPATCH CNTR	MCGRATH	36	REPLACE WALKWAY	\$3,215
DNR	F	LS	ERFF - WAREHOUSE	EAGLE RIVER	10-25	ADD GAS STORAGE AREA	\$3,659
DNR	P	LS/AF	UPPER HUFFMAN DV LATRINE	ANCHORAGE	10-25	REPLACE BUILDING	\$25,000
DNR	A	LS	MILK HOUSE PMC	PALMER	26-28	DEMOLISH	\$4,435
DNR	A	LS	QUARTERS/CLD OFFICE PMC	PALMER	26-28	DEMOLISH OFFICE & RMVE TANK	\$4,989
DNR	P	LS/AF	ROCKY LAKE DV LATRINE	BIG LAKE	26-28	REPLACE WITH SV LATRINE	\$25,000
DNR	F	LS	AREA FORESTRY TRAILER	FAIRBANKS	29-34	RENOVATE/REPLACE HEAT ELEC & WATER	\$307,115
DNR	F	LS	BOILER BLDG/CARPENT SHOP	FAIRBANKS	29-34	TEST TANK, RPL HEAT, WATER & ELEC SYS	\$50,000
DNR	F	LS	FIRE SUPPLY #2 WAREHOUSE COLD STORAGE	FAIRBANKS	29-34	ELECTRICAL, ROOF REPAIR	\$20,000
DNR	F	LS	FIRE SUPPLY #3 POLE SHED STORAGE	FAIRBANKS	29-34	ELF ROOF REPAIRS, REPLACE FLOOR	\$15,000
DNR	F	LS	HEATED WAREHOUSE	FAIRBANKS	29-34	MAJOR RENOVATION (ROOF REPAIR, ELECTRICAL)	\$20,000

Building Alaska for the 21st Century

ALASKA'S STATE OWNED BUILDINGS

DEPT	DIV		BUILDING NAME	LOCATION	ELEC DIST	WORK DESCRIPTION	ESTIMATED COST
DNR	F	LS	C/D FORESTRY REG BLDG	FAIRBANKS	29-34	UPGRADE ELEC AND WS, INSULATION, REPAIR FLOOR	\$80,000
DNR	F	LS	SHOP	FAIRBANKS	29-34	HEATING/SIDING/ELEC/DRYWALL, AIR SYSTEM, ADA UPGRADES, HEARING PROTECTION, MEN'S & WOMEN'S RESTROOMS	\$230,613
DNR	P	LS/AF	UPPER CHATANIKA 2 LATRINES	CHATANIKA	29-34	REPLACE	\$50,000
DNR	P	LS/AF/FI	LATRINES	KENAI AREA	7-9	REPLACE ALL	\$275,000
DOA	ALP	MSC	PIONEER HOME	KETCHIKAN	1	COMPUTERIZED MAINT. MANAGEMENT SYSTEM	\$12,500
DOA	ALP	MSC	PIONEER HOME	SITKA	2	COMPUTERIZED MAINT. MANAGEMENT SYSTEM	\$14,000
DOA	ALP	LS	PIONEER HOME	SITKA	2	VENTILATION UPGRADE	\$955,300
DOA	ALP	LS	PIONEER HOME	SITKA	2	LAUNDRY CHUTE CODE REPAIRS	\$10,000
DOA	ALP	LS	PIONEER HOME	SITKA	2	FIRE RATED CODE COMPLIANCE	\$1,972,500
DOA	SS	LS	SENIOR CENTER	KOTZEBUE	37	VENTILATION SYSTEM	\$100,000
DOA	SS	LS	SENIOR CENTER	KOTZEBUE	37	EMERGENCY GENERATOR UPGRADE	\$25,000
DOA	SS	LS/FI	SENIOR CENTER	KOTZEBUE	37	BOILER REPLACEMENT & HEATING SYSTEM UPGRADE	\$60,000
DOA	SS	LS/FI	SENIOR CENTER	KOTZEBUE	37	STRUCTURAL REPAIRS	\$100,000
DOA	ALP	MSC	PIONEER HOME	ANCHORAGE	10-25	COMPUTERIZED MAINT. MANAGEMENT SYSTEM	\$17,000
DOA	ALP	LS	PIONEER HOME	ANCHORAGE	10-25	EMERGENCY POWER UPGRADE	\$46,677
DOA	ALP	LS	PIONEER HOME	ANCHORAGE	10-25	EXIT SIGNS REPLACEMENT	\$80,049
DOA	ALP	LS	PIONEER HOME	ANCHORAGE	10-25	CORRECT TO 175KW EMERG GENER	\$30,490
DOA	ALP	LS	PIONEER HOME	ANCHORAGE	10-25	MAJOR SYST CODE COMPLIANCE	\$113,422
DOA	ALP	LS	PIONEER HOME	ANCHORAGE	10-25	NURSING HUMIDIFICATION SYSTEM	\$73,508
DOA	ALP	LS	PIONEER HOME	ANCHORAGE	10-25	FIRE SAFETY REPAIR	\$173,200
DOA	ALP	LS	PIONEER HOME	ANCHORAGE	10-25	VENTILATION UPGRADE	\$64,000
DOA	ALP	MSC	PIONEER HOME	PALMER	26-28	COMPUTERIZED MAINT. MANAGEMENT SYSTEM	\$13,000
DOA	ALP	LS	PIONEER HOME	PALMER	26-28	HUMIDIFICATION SYST UPGRADE	\$36,477
DOA	ALP	LS	PIONEER HOME	PALMER	26-28	VENTILATION UPGRADE	\$100,000
DOA	ALP	MSC	PIONEER HOME	FAIRBANKS	29-34	COMPUTERIZED MAINT. MANAGEMENT SYSTEM	\$14,000
DOA	ALP	LS	PIONEER HOME	FAIRBANKS	29-34	VENTILATION UPGRADE	\$282,000
DOA	ALP	MSC	PIONEER HOME	JUNEAU	3-4	COMPUTERIZED MAINT. MANAGEMENT SYSTEM	\$13,500
DOA	ALP	LS	PIONEER HOME	JUNEAU	3-4	VENTILATION UPGRADE	\$40,400
DOA	ALP	LS	PIONEER HOME	PALMER	26-28	WANDERERS SYSTEMS UPGRADE	\$131,272
DOA	ALP	LS/FI	PIONEER HOME	PALMER	26-28	SEWER LINE REPAIRS	\$11,863
DOC	LS		YUKON KUSKO CORRECTIONAL CTR.	BETHEL	39	DUST COLLECTOR REPAIR	\$75,000
DLC	LS		ANCHORAGE JAIL	ANCHORAGE	10-25	PLANNING FOR 6TH AVE REPLACEMENT	\$5,000,000
DOC	LS		HILAND MTN. CORRECTIONAL CTR.	EAGLE RIVER	10-25	FIRE/LIFE SAFETY CODE REPAIRS	\$30,000
DOC	LS		HILAND MTN. CORRECTIONAL CTR.	EAGLE RIVER	10-25	HOBBY CRAFT DUST COLLECTOR REPAIR	\$125,000
DOC	LS		LEMON CREEK CORRECT CTR.	JUNEAU	3-4	ASBESTOS ABATEMENT - IMMEDIATE	\$25,000
DOC	LS		WILDWOOD CORRECT CTR.	KENAI	7-9	ASBESTOS ABATEMENT - PH II	\$150,000
DOC	LS		WILDWOOD CORRECT CTR.	KENAI	7-9	BLDG #10 FIRE ALARM - CODE UPGRADE/REPAIR	\$190,000
DOC	LS		WILDWOOD CORRECT CTR.	KENAI	7-9	BLDG #5 FIRE ALARM - CODE UPGRADE/REPAIR	\$190,000
DOC	LS		WILDWOOD CORRECT CTR.	KENAI	7-9	CORRECTION	\$300,000
DOT&PF	CENT	LS	BUILDINGS	KODIAK	6	CODE COMPL-BARRIER FREE ACCESS	\$150,000
DOT&PF	CENT	LS	COMBINED FACILITY	KODIAK	6	FIRE & MECHANICAL UPGRADE	\$200,000
DOT&PF	North	LS	NELCHINA STATION	NELCHINA	27	UPGRADE VEHICLE EXHAUST SYSTEM	\$75,000
DOT&PF	North	LS	HEALY SHOP	HEALY	34	CODE COMPL-NEW SEPARATOR/TANK	\$22,174
DOT&PF	North	LS	EQUIPMENT SHOP	CORDOVA	35	RENOVATE FLOOR DRAIN SYSTEM TO CODE	\$35,000
DOT&PF	North	LS	EQUIPMENT SHOP	VALDEZ	35	EXHAUST SYSTEM REPLACEMENT TO CODE	\$75,000
DOT&PF	North	LS	PAXSON STATION	PAXSON	35	REWORK EXHAUST SYSTEM TO CODE	\$75,000
DOT&PF	North	LS	THOMPSON PASS STATION	THOMPSON PASS	35	EXHAUST SYSTEM REPLACEMENT TO CODE	\$75,000
DOT&PF	North	LS	CENTRAL SHOP	CENTRAL	36	CODE COMPL-NEW SEPARATOR/TANK	\$40,000
DOT&PF	North	LS	CHANDALAR SHOP	CHANDALAR	36	REPLACE SHOP	\$3,900,000
DOT&PF	North	LS	CHITINA STATION	CHITINA	36	UPGRADE EXHAUST SYSTEM TO CODE	\$75,000
DOT&PF	North	LS	EAGLE STATION	EAGLE	36	OIL/WATER SEPARATOR SYSTEM - INSTALL	\$5,000
DOT&PF	North	LS	EAST FORK	EAST FORK	36	CONSTRUCT MAINT SHOP BLDG	\$2,500,000
DOT&PF	North	LS	EAST FORK SHOP	EAST FORK	36	CODE COMPL-NEW SEPARATOR/TANK	\$38,805
DOT&PF	North	LS	EAST FORK STATION	EAST FORK	36	UPGRADE ELECTRICAL	\$66,523
DOT&PF	North	LS	EAST FORK STATION	EAST FORK	36	UPGRADE VEHICLE EXHAUST SYSTEM	\$21,066
DOT&PF	North	LS	EAST FORK STATION	EAST FORK	36	ADD TANK/SEPARATOR/LEACH FIELD	\$42,131
DOT&PF	North	LS	GALENA STATION	GALENA	36	1" URADIC VEHICLE & SHOP EXHAUST	\$18,848
DOT&PF	North	LS	JIM RIVER CAMP	JIM RIVER	36	FIRE EQUIP FAILURE ALARM SYS	\$44,349
DOT&PF	North	LS	LIVENGOOD STATION	LIVENGOOD	36	UPGRADE SHOP EXHAUST SYSTEM	\$8,315
DOT&PF	North	LS	MANLEY SHOP	MANLEY	36	CODE COMPL-NEW SEPARATOR/TANK	\$44,000
DOT&PF	North	LS	MANLEY SHOP	MANLEY	36	UPGRADE VEHICLE EXHAUST	\$6,652
DOT&PF	North	LS	SLANA STATION	SLANA	36	UPGRADE EXHAUST SYSTEM	\$75,000
DOT&PF	North	LS	SOUTH FORK STATION	SOUTH FORK	36	OIL/WATER SEPARATOR SYSTEM	\$5,000
DOT&PF	North	LS	TOK OFFICE BUILDING	TOK	36	TANK LEAK ASSESSMENT & CLEANUP	\$10,000
DOT&PF	North	LS	TOK STATION EQUIPMENT SHOP	TOK	36	OIL/WATER SEPARATOR SYSTEM	\$5,000
DOT&PF	North	LS	AIRPORT SHOP	KOTZEBUE	37	LEAKING UNDERGROUND STORAGE TANK	\$60,000
DOT&PF	North	LS	DEADHORSE SHOP/WARM STORAGE	DEADHORSE	37	REMEDIAL CONTAMINATED GRAVEL	\$1,108,718
DOT&PF	North	LS	LEADHORSE STATION	DEADHORSE	37	FIRE ALARM SYSTEM	\$33,262
DOT&PF	North	LS	GAMBELL AIRPORT	GAMBELL	38	OLD EQUIPMENT BLDG CLEANUP	\$40,000

Building Alaska for the 21st Century

ALASKA'S STATE OWNED BUILDINGS

DEPT	DIV	BUILDING NAME	LOCATION	ELEC DIST	WORK DESCRIPTION	ESTIMATED COST
DOT&PF	CENT	LS	MAINTENANCE SHOPS	REGION WIDE	60 ENCAPSULATE ASBESTOS	\$110,872
DOT&PF	CENT	LS	REMOTE EQUIP STORAGE BLDG	REGION WIDE	60 STRUCTURAL REPAIRS & O/H DR RPL	\$332,615
DOT&PF	North	LS	CENTRAL STATION	CENTRAL	70 UPGRADE SHOP EXHAUST	\$9,315
DOT&PF	North	LS	EMERGENCY LIGHT REPLACEMENT	SC DISTRICT	70 REPLACE EMERGENCY LIGHTS AT ALL BLDGS.	\$40,000
DOT&PF	CENT	LS	AVIATION BUILDING	ANCHORAGE	10-25 UPDATE FIRE & MECHANICAL CODES	\$300,000
DOT&PF	CENT	LS	AVIATION BUILDING	ANCHORAGE	10-25 CODE COMPL-BARRIER FREE ACCESS	\$100,000
DOT&PF	CENT	LS	AVIATION BUILDING	ANCHORAGE	10-25 FIRE ALARM & SPRINKLER UPGRADE	\$150,000
DOT&PF	CENT	LS	COMMUNICATIONS BUILDING	ANCHORAGE	10-25 REPAIR HYDRANT	\$12,000
DOT&PF	CENT	LS	PUBLIC SAFETY BUILDING	ANCHORAGE	10-25 CODE COMPL-BARRIER FREE ACCESS	\$50,000
DOT&PF	CENT	LS	PUBLIC SAFETY BUILDING	ANCHORAGE	10-25 UPDATE FIRE & MECHANICAL CODES	\$190,000
DOT&PF	CENT	LS	TUDOR ROAD COMPLEX	ANCHORAGE	10-25 UPGRADE OUTDATED UNDERGROUND PRIMARY ELECTRICAL SERVICE	\$850,000
DOT&PF	North	LS	MONTANA CREEK SHOP	MONTANA CRK	26-28 CODE COMPL-NEW SEPARATOR/TANK	\$56,000
DOT&PF	North	LS	BIRCH LAKE SHOP	BIRCH LAKE	29-34 UPGRADE VEHICLE EXHAUST	\$11,087
DOT&PF	North	LS	BIRCH LAKE SHOP	BIRCH LAKE	29-34 CODE COMPL-NEW SEPARATOR/TANK	\$41,000
DOT&PF	North	LS	BIRCH LAKE SHOP	BIRCH LAKE	29-34 NEW LEACH FIELD & TANK	\$12,196
DOT&PF	North	LS	CANTWELL SHOP	CANTWELL	29-34 CODE COMPL-NEW OIL SEPARATOR	\$45,000
DOT&PF	North	LS	CANTWELL STATION	CANTWELL	29-34 UPGRADE VEHICLE EXHAUST	\$16,631
DOT&PF	North	LS	FAIRBANKS PARKING STRUCTURE	FAIRBANKS	29-34 REPAIR CO REMOVAL SYSTEM	\$38,807
DOT&PF	North	LS	FAIRBANKS PARKING STRUCTURE	FAIRBANKS	29-34 ASBESTOS MANAGEMENT PLAN	\$13,305
DOT&PF	North	LS	FAIRBANKS REG OFF BLDG	FAIRBANKS	29-34 ASBESTOS MANAGEMENT PLAN	\$25,000
DOT&PF	North	LS	FAIRBANKS REG OFF BLDG	FAIRBANKS	29-34 ASBESTOS MANAGEMENT PLAN	\$27,718
DOT&PF	North	LS	PEGER COMPLEX	FAIRBANKS	29-34 REMOVE OLD ASPHALT PLANT & CONT	\$50,000
DOT&PF	North	LS	PEGER COMPLEX	FAIRBANKS	29-34 HAZ MAT CLEANUP	\$500,000
DOT&PF	North	LS	PEGER COMPLEX	FAIRBANKS	29-34 ASBESTOS MANAGEMENT PLAN	\$27,718
DOT&PF	North	LS	PEGER COMPLEX/LG WARM STOR	FAIRBANKS	29-34 NEW OIL SEPARATOR/TANK	\$11,087
DOT&PF	North	LS	PEGER COMPLEX/LG WARM STOR	FAIRBANKS	29-34 UPGRADE VEHICLE EXHAUST	\$16,631
DOT&PF	North	LS	PEGER COMPLEX/MAINT BLDG	FAIRBANKS	29-34 HVAC & UPGRADE TO MEET CODE	\$240,000
DOT&PF	North	LS	PEGER COMPLEX/SEF	FAIRBANKS	29-34 REBUILD BATTERY ROOM TO CODE	\$15,000
DOT&PF	North	LS	PEGER COMPLEX/SEF	FAIRBANKS	29-34 REMODEL ACID TANK ROOM	\$12,000
DOT&PF	North	LS	PEGER COMPLEX/SEF	FAIRBANKS	29-34 NEW EXHAUST IN LT DUTY SHOP	\$12,196
DOT&PF	North	LS	PEGER COMPLEX/SUPPLY	FAIRBANKS	29-34 HVAC SYSTEM	\$300,000
DOT&PF	North	LS	SEF REPAIR SHOP	FAIRBANKS	29-34 TANK LEAK ASSESSMENT & CLEANUP	\$80,000
DOT&PF	SE	LS	STATE OFFICE BUILDING	JUNEAU	3-4 PROVIDE FIRE SPRINKLER SYSTEM FOR FLOORS 9, 10, 11 PER UBC	\$900,000
DOT&PF	SE	LS	STATE OFFICE BUILDING	JUNEAU	3-4 ADD SEISMIC RETROFITS TO SIX ELEVATORS	\$90,000
DOT&PF	North	LS	DELTA STATION	DELTA	35-36 OIL/WATER SEPARATOR SYSTEM	\$5,000
DOT&PF	North	LS	DELTA STATION	DELTA	35-36 FUEL TANK LEAK-ASSESSMENT AND CLEANUP	\$10,000
LAA	FI	LS	Capitol Building	Juneau	3-4 Asbestos Abatement	\$321,528
FY 1999 Total						\$37,449,831
FY 2000						
DHSS	DPH	FI	GRIFFIN BUILDING	KODIAK	6 REPLACE IN LIEU OF REPAIR*	\$1,200,000
DHSS	DFYS	FI	NOME YOUTH FACILITY	NOME	38 REPAIR ROOF	\$50,000
DHSS	DFYS	FI	BETHEL YOUTH FACILITY	BETHEL	39 ROOF REPAIRS	\$10,000
DHSS	DFYS	FI	BETHEL YOUTH FACILITY	BETHEL	39 REPLACE EXTERIOR SIDING	\$35,000
DHSS	DAS	FI	VARIOUS	STATEWIDE	99 ROOF AND BUILDING CONDITION AUDITS	\$100,000
DHSS	DMHDD	LS	ALASKA PSYCHIATRIC INSTITUTE	ANCHORAGE	10-25 FIRE CODE COMPLIANCE	\$500,000
DHSS	DFYS	FI	MCLAUGHLIN YOUTH CENTER	ANCHORAGE	10-25 EXTERIOR PAINTING BUILDINGS B, C, GYM	\$60,000
DHSS	DFYS	FI	MCLAUGHLIN YOUTH CENTER	ANCHORAGE	10-25 REPLACE 3 COTTAGES IN LIEU OF REPAIR*	\$3,865,000
DHSS	DMHDD	FI	FAHRENKAMP CENTER	FAIRBANKS	29-34 FAHRENKAMP ROOF REPAIR	\$35,000
DHSS	DMHDD	FI	FAHRENKAMP CENTER	FAIRBANKS	29-34 FAHRENKAMP EXTERIOR PAINTING/REPAIR	\$70,000
DHSS	DPH	FI	JUNEAU HEALTH CENTER	JUNEAU	3-4 ROOF REPAIRS	\$30,000
DNR	P	LS/AF/FI	LATRINES - CHILKAT SP	HAINES	5 REPLACE LEAKY VAULTS (5)	\$138,590
DNR	P	LS/AF	MOBILE SHOP	HAINES	5 UPGRADE PLUMBING AND HEATING	\$16,631
DNR	P	LS/AF/FI	LIBERTY FALLS LATRINE	COPPER BASIN	35 REPLACE	\$25,000
DNR	P	LS/AF/FI	PORCUPINE CREEK 4 PIT LATRINES	COPPER BASIN	35 REPLACE WITH 1 DV	\$25,000
DNR	P	LS/AF/FI	GENERATOR HOUSE	CHEENA REC	36 FIRE/ROOF INTERIOR WALLS	\$2,772
DNR	P	LS/AF/FI	LITTLE NELCHINA 2 PIT LATRINES	COPPER BASIN	36 REPLACE WITH 2 DV	\$50,000
DNR	P	LS/AF/FI	LITTLE TONSINA PIT LATRINE	COPPER BASIN	36 REPLACE	\$25,000
DNR	P	LS/AF/FI	AGULUKPAK RIVER CABIN	DILLINGHAM	39 SIDING, WINDOWS & WALLS	\$13,859
DNR	P	LS/AF/FI	WTSP STORAGE GARAGES	DILLINGHAM	39 REPLACE WITH NEW SHED	\$20,000
DNR	P	LS/AF/FI	EAGLE RIV MAINTENANCE FACILITY	EAGLE RIVER	10-25 PAINT DOORS, TOILET, INSULATION, HEATERS EXTERIOR WINDOW REPLACEMENT & WALL REPAIRS	\$45,000
DOA	ALP	FI	PIONEER HOME	KETCHIKAN	1 REPAIRS	\$203,000
DOA	ALP	FI/MISC	PIONEER HOME	KETCHIKAN	1 MAJOR SYSTEMS REPLACEMENT	\$189,702
DOA	ALP	FI/MISC	PIONEER HOME	KETCHIKAN	1 MAJOR SYSTEMS REPAIRS	\$44,349
DOA	ALP	FI	PIONEER HOME	SITKA	2 EXTERIOR ENVELOPE REPAIR	\$232,831
DOA	ALP	FI/MISC	PIONEER HOME	SITKA	2 MISC. MAJOR SYSTEMS UPGRADE	\$372,418
DOA	SS	FI	SENIOR CENTER	KOTZEBUE	37 EXTERIOR SIDING & BUILDING INSULATION	\$100,000
DOA	ALP	FI	PIONEER HOME	ANCHORAGE	10-25 NURSING WING PLANTER LEAK REPAIRS	\$83,708

Building Alaska for the 21st Century

ALASKA'S STATE OWNED BUILDINGS

DEPT	DIV		BUILDING NAME	LOCATION	ELEC DIST	WORK DESCRIPTION	ESTIMATED COST
DOA	ALP	FI	PIONEER HOME	ANCHORAGE	10-25	RESIDENTIAL ROOF REPLACEMENT	\$257,888
DOA	ALP	F/MISC	PIONEER HOME	ANCHORAGE	10-25	MAJOR SYSTEMS UPGRADES	\$1,448,318
DOA	ALP	FI	PIONEER HOME	PALMER	26-28	EXTERIOR PAINTING	\$12,800
DOA	ALP	F/MISC	PIONEER HOME	PALMER	26-28	MAJOR SYSTEMS UPGRADE	\$350,022
DOA	ALP	FI	PIONEER HOME	FAIRBANKS	29-34	CONCRETE PANELS REPAINTING	\$101,226
DOA	ALP	FI	PIONEER HOME	FAIRBANKS	29-34	ROOF DRAINING & ICING REPAIRS	\$526,000
DOA	ALP	F/MISC	PIONEER HOME	FAIRBANKS	29-34	EXTERIOR DOORS REPLACEMENT	\$74,617
DOA	ALP	F/MISC	PIONEER HOME	FAIRBANKS	29-34	EXTERIOR WINDOWS REPLACEMENT	\$502,027
DOA	ALP	F/MISC	PIONEER HOME	FAIRBANKS	29-34	MAJOR SYSTEMS REPLACEMENT	\$2,099,025
DOA	ALP	FI	PIONEER HOME	JUNEAU	3-4	EXTERIOR WALL MAINTENANCE	\$58,429
DOA	ALP	F/MISC	PIONEER HOME	JUNEAU	3-4	BUILDING SYST MODIFICATIONS	\$181,941
DOA	ALP	F/MISC	PIONEER HOME	JUNEAU	3-4	EXTERIOR WINDOW REPLACEMENT	\$51,666
DOA	ALP	FI	PIONEER HOME	PALMER	26-28	CLERESTORY WINDOW REPL	\$113,200
DOA	ALP	FI	PIONEER HOME	PALMER	26-28	RESIDENT WINDOW REPLACEMENT	\$59,982
DOC	LS/AF		KETCHIKAN CORRECTIONAL CENTER	KETCHIKAN	1	SECURITY CONTROLS REPAIR	\$175,000
DOC	LS/AF		KETCHIKAN CORRECTIONAL CENTER	KETCHIKAN	1	VENTILATION CORRECTION-TB ISOLATION CELL	\$75,000
DOC	LS/AF		KETCHIKAN CORRECTIONAL CENTER	KETCHIKAN	1	ROCK STABILIZATION & PROPERTY FENCE REPAIRS	\$135,000
DOC	LS/AF		YUKON-KUSKO CORRECTIONAL CTR	BETHEL	39	CODE UPGRADE ADD FIRE/SMOKE ALARMS	\$45,000
DOC	LS/AF		ANCHORAGE JAIL	ANCHORAGE	10-25	REPLACE 6TH AVE JAIL	\$17,000,000
DOC	LS/AF		HILAND MTN. CORRECTIONAL CTR.	EAGLE RIVER	10-25	VENTILATION CORRECTION - TB ISOLATION CELL	\$100,000
DOC	LS/AF		MAT-SU PRETRIAL	PALMER	26-28	VENTILATION CORRECTION TB ISOLATION CELL	\$50,000
DOC	LS/AF		PALMER CORRECTIONAL CTR	PALMER	26-28	WATER SYSTEM CORRECTIONS	\$2,000,000
DOC	LS/AF		FAIRBANKS CORRECT CTR	FAIRBANKS	29-34	VENTILATION CORRECTION - TB ISOLATION CELL	\$75,000
DOC	LS/AF		LEMON CREEK CORRECT CTR	JUNEAU	3-4	VENTILATION CORRECTION - TB ISOLATION CELL	\$100,000
DOT&PF	North	LS	VALDEZ STATION	VALDEZ	35	EXHAUST SYSTEM REPLACEMENT TO CODE	\$75,000
DOT&PF	CENT	LS/AF	MAINTENANCE SHOPS	REGION WIDE	60	UPGRADE WELDING EXHAUST SYSTEMS	\$27,718
DOT&PF	CENT	LS/AF	MAINTENANCE SHOPS	REGION WIDE	60	OVERHEAD HOIST REPLACEMENT	\$200,000
DOT&PF	CENT	LS/AF	MAINTENANCE SHOPS	REGION WIDE	60	WATER FILTRATION/TREATMENT	\$60,000
DOT&PF	CENT	LS/AF	ANNEX BUILDING	ANCHORAGE	10-25	REPLACE ROOF	\$500,000
DOT&PF	CENT	LS/AF	BUILDING MAINTENANCE	ANCHORAGE	10-25	UPGRADED TO MEET FIRE CODE	\$24,000
DOT&PF	CENT	LS/AF	COMMUNICATIONS BUILDING	ANCHORAGE	10-25	UPDATE FIRE & MECHANICAL CODES	\$250,000
DOT&PF	CENT	LS/AF	MATERIALS LAB	ANCHORAGE	10-25	RELOCATE/UPGRADE TRANSFORMER	\$145,000
DOT&PF	CENT	LS/AF/FI	PUBLIC SAFETY BUILDING	ANCHORAGE	10-25	INSTL SIESMIC BRACNG/SUS CEILING	\$20,000
DOT&PF	North	LS/FI	PEGER COMPLEX MATERIALS	FAIRBANKS	29-34	UPGRADE VENTILATION	\$725,000
LAA		FI	CAPITOL BUILDING	JUNEAU	3-4	HEATING SYSTEM REPLACEMENT	\$2,215,000
TOTAL FY 2000							\$37,579,718
FY 2001							
Court	1st	FI	Ketchikan Court and office	Ketchikan	1	repair cooling system	\$80,000
Court	1st	FI/AF	Sitka Court and Office	Sitka	2	replace HVAC controls and make repairs to ventilation system	\$250,000
Court	4th	FI/AF	Tok Courthouse	Tok	36	repair and replacement of HVAC equipment	\$35,000
Court	2nd	FI	Kotzebue Courthouse	Kotzebue	37	install HVAC controls to conserve energy	\$150,000
Court	3rd	FI	Palmer Court Bldg	Palmer	26-28	install HVAC controls to conserve energy	\$45,000
DFG		FI	HOUSEBOAT	WRANGELL	2	PAINT EXTERIOR	\$4,000
DFG		FI	HOUSEBOAT	WRANGELL	2	REPAIR FLOTATION	\$21,000
DFG		FI	BUNKHOUSE	YAKUTAT	5	REBUILD (SAFETY, STRUCTURAL ENERGY)	\$150,000
DFG	OF	FI	OFFICE	CORDOVA	35	REPAIR ROOF	\$68,851
DFG		FI	WAREHOUSE	CORDOVA	35	REMOVE RUST AND PAINT BACK WALL AND DOOR	\$10,000
DFG	OF	FI	WAREHOUSE	CORDOVA	35	REPAIR ROOF	\$22,950
DFG		FI	BUNKHOUSE	TOK	36	REPAIR ROOF	\$25,000
DFG		FI	BUNKHOUSE	TOK	36	REPAIR	\$5,000
DFG		FI	BUNKHOUSE	KING SALMON	40	ARC TIC ENTRY/INSULATE FOUNDATION	\$27,000
DFG		FI	HOUSING	KING SALMON	40	REPLACE ROOF ON WANAGAN	\$5,000
DFG	FFED	FI	ELMENDORF HATCHERY	ELMENDORF	10-25	VISITOR CENTER REPAIR	\$73,441
DFG	FFED	FI	FT. RICHARDSON HATCHERY	FT. RICH	10-25	REPLACE PUMPS	\$114,752
DFG	FFED	FI	FT. RICHARDSON HATCHERY	FT. RICH	10-25	REPAIR RACEWAY	\$57,376
DFG		FI	BARN/DAIRY	FAIRBANKS	29-34	ROOF FLASHING/ STRUCTURE	\$50,000
DFG		FI	BUNKHOUSE	FAIRBANKS	29-34	PAINT EXTERIOR/REINFORCE FLOOR	\$30,000
DFG	WC	FI	FAIRBANKS G	FAIRBANKS	29-34	REPAIR ROOF	\$28,688
DFG	WC	FI	FAIRBANKS BARN 3	FAIRBANKS	29-34	REPAIR ROOF	\$40,163
DFG	WC	FI	FAIRBANKS BARN 4	FAIRBANKS	29-34	REPAIR ROOF	\$40,163
DFG		FI	OFFICE	DOUGLAS	3-4	SEAL WALL PANELS	\$150,000
DMVA	FMD	FI	ORGANIZATION MAINTENANCE SHOP	NOME	38	REPAIR SIDING	\$6,250
DMVA	FMD	FI	FLIGHT OPERATIONS (BRYANT AIRFIELD)	ANCHORAGE	10-25	REPAIR/REPLACE ROOF	\$11,250
DMVA	FMD	FI	U.S.P.F.O	FT. RICH	10-25	REPAIR ROOF (R/R)	\$19,126
DMVA	FMD	FI	ARMORY	FAIRBANKS	29-34	REPAIR PARKING AREA	\$114,752
DMVA	FMD	FI	JUNEAU OMS	JUNEAU	3-4	REPAIR PARKING AREAS	\$19,126
DMVA	FMD	FI	ARMORY	KENAI	7-9	REPAIR PARKING AREA (R/R)	\$11,475
DNF	P	FI/AF	HALIBUT PT PICNIC SHELTER 2	SITKA	2	REPAIR ROOF	\$10,000

Building Alaska for the 21st Century

ALASKA'S STATE OWNED BUILDINGS							
DEPT	DIV		BUILDING NAME	LOCATION	ELEC DIST	WORK DESCRIPTION	ESTIMATED COST
DNR	P	F/AF	MAINTENANCE SHOP BUNKER	KODIAK	6	REPAIR ELEC, ROOF & VENT.	\$22,174
DNR	P	F/AF	PUC-KARRY INLET CABIN	KODIAK	6	REPAIR ROOF, SIDING & EXTERIOR TREATMENT	\$4,435
DNR	P	F/AF	PUC-NEKETA BAY CABIN	KODIAK	6	REPAIR ROOF, SIDING & EXTERIOR TREATMENT	\$4,435
DNR	P	F/AF	RANGER HOUSE FT. ABERCROMBIE	KODIAK	6	UPGRADE WATER, INTERIOR REPAIRS, PAINTING, PARKING	\$25,000
DNR	P	F/AF	CLEARWATER LATRINE	DELTA JUNC	35	REPLACE	\$20,000
DNR	P	F/AF	DELTA SRS 2 LATRINES	DELTA JUNC	35	REPLACE	\$40,000
DNR	P	F/AF	FERRYMAN'S CABIN	DELTA JUNC	35	OIL LOGS AND PEST CONTROL	\$3,326
DNR	P	F/AF	COMPLEX (TRAILER-ATCO)	FAIRBANKS	36	UPGRADE WATER AND PATCH ROOF	\$2,772
DNR	P	F/AF	STAFF CABIN - 348	CHEENA REC	36	SIDING AND EXTERIOR PAINT	\$1,663
DNR	P	F/AF	STAFF CABIN - 349	CHEENA REC	36	SIDING AND EXTERIOR PAINT	\$1,663
DNR	P	F/AF	STAFF CABIN - 352	CHEENA REC	36	SIDING AND EXTERIOR PAINT	\$1,663
DNR	P	F/AF	STAFF CABIN - 354	CHEENA REC	36	SIDING AND EXTERIOR PAINT	\$1,663
DNR	P	F/AF	STAFF CABIN - 358	CHEENA REC	36	SIDING AND EXTERIOR PAINT	\$1,663
DNR	P	F/AF	STORAGE CABIN	CHEENA REC	36	TREAT LOGS	\$554
DNR	P	F/AF	ASHA-DUPLEX/TICKCHIK OFFICE	DILLINGHAM	39	REPAIR PLUMBING & PAINT INT	\$6,652
DNR	P	F/AF	INTERP. KIOSK-BELUC PT	TURNAGAIN ARM	10-25	REPLACE PANELS SHOT UP	\$1,109
DNR	P	F/AF	POTTER SECTION HOUSE	ANCHORAGE	10-25	EXTERIOR PAINT, WEATHERSTRIP WINDOWS PAINT AND RESIDE & RETRIM EXTERIOR, RE-SIDE ROOF, REPLACE WALL & FLOOR COVERINGS	\$15,000
DNR	P	F/AF	VOLUNTEER HOUSING TRAILER	ANCHORAGE	10-25	REPLACE WALL & FLOOR COVERINGS	\$5,000
DNR	P	F/AF	2 BUNKHOUSES IMSHIP HISTORICAL BLDGS.	MINE	26-28	FOUNDATION, REPAIRS STRUCTURAL	\$150,000
DNR	P	F/AF	BIG LAKE NORTH SRS. 3 DV LATRI	E	26-28	PAINT, DOOR KNOB REPAIRS	\$1,000
DNR	P	F/AF	BIG LAKE SRS. DV LATRINE	E	26-28	PAINT, MINOR REPAIRS	\$100
DNR	P	F/AF	DENALI VETERANS MEMORIAL, LOWE 2 PICNIC SHELTERS	FLY CREEK	26-28	REPAIR SNOW LOAD DAMAGE	\$3,000
DNR	P	F/AF	GOLD MINT TRAILHEAD SV LATRINE	INDEP. MINE	26-28	PAINT	\$200
DNR	A	F/AF	GRANARY PMC	PALMER	26-28	REPAIR SIDING AND ROOF	\$3,326
DNR	A	F/AF	GREENHOUSE COMPLEX PMC-3 EA	PALMER	26-28	REPLACE GLASS	\$22,174
DNR	P	F/AF	HANSON HOUSE	WASILLA/FL	26-28	WEATHERIZE, INS. HEAT & PLUMB	\$22,174
DNR	P	F/AF	LOG CABIN/STORAGE	WASILLA/FL	26-28	TREAT EXT. ROOF & INS CEILING	\$16,631
DNR	P	F/AF	LOG OFFICE	WASILLA/FL	26-28	REFINISH EXT & RPR BASEMENT	\$27,718
DNR	A	F/AF	PMC SEED STORAGE & SHOP	PALMER	26-28	SEAL ROOF WITH WATERPROOF SEALER	\$12,000
DNR	A	F/AF	SEED CLEANING SEED HSE PMC	PALMER	26-28	MISC HEATING ELEC & HEATING	\$9,978
DNR	P	F/AF	LOWER CHATANIKA - WHITEFISH 1 LATRINE	CHATANIKA	29-34	REPLACE	\$25,000
DNR	P	F/AF	CAPT. COOK 2 PICNIC SHELTERS	KENAI AREA	7-9	PAINT, GRAVEL REPLACEMENT	\$1,500
DNR	P	F/AF	KENAI HDOTRS-MORGAN'S LND	KENAI AREA	7-9	REPLACE ELECTRICAL AND FLOOR	\$47,000
DNR	F	F/AF	KKAO - OFFICE BUNKHOUSE	SOLDOTNA	7-9	MAJOR RENOVATION	\$30,268
DNR	P	F/AF	VOLUNTEER HOUSING TRAILER	ANCHOR POINT	7-9	PAINT AND/OR RESIDE & RETRIM EXTERIOR, RESEAL ROOF, REPLACE INT. & EXT. COVERINGS	\$5,000
DNR	P	F/AF	VOLUNTEER HOUSING TRAILER	NIKISKI	7-9	REPLACE WALL & FLOOR COVERINGS, RE-SIDING, PAINT RESEAL ROOF	\$5,000
DNR	P	F/AF	VOLUNTEER HOUSING 2 TRAILERS	SOLDOTNA	7-9	WALL COVERING, FURNACE REPLACEMENT, RESIDING, PAINT, RESEAL ROOF	\$3,000
DOC		F	ANCHORAGE JAIL	ANCHORAGE	10-25	REPLACE 6TH AVE JAIL	\$17,000,000
DOC		LS/AF	COOK INLET PRE-TRIAL	ANCHORAGE	10-25	CENTRAL CONTROL SYSTEM-REPAIR	\$1,000,000
DOE	Museum: F		Sheldon Jackson Museum	Sitka	2	Interior Renovation (Carpet, painting, etc.)	\$55,000
DOE	Museum: F		Sheldon Jackson Museum	Sitka	2	Exterior Renovation & Roof repair	\$40,000
DOE	Museum: F		Sheldon Jackson Museum	Sitka	2	HVAC Repairs	\$20,000
DOE	Museum: F		Sheldon Jackson Museum	Sitka	2	Replace Halon System	\$195,000
DOE	Lib & Art: F		Library	Juneau	3-4	Upgrade Security Systems & Fire systems	\$156,195
DOE	Lib & Art: F		Library	Juneau	3-4	Re-carpet Facility	\$131,667
DOE	Museum: F		State Museum	Juneau	3-4	Upgrade HVAC & Boiler System	\$477,000
DOE	Museum: F		State Museum	Juneau	3-4	Annex Floor & Foundation Repairs	\$10,000
DOE	Museum: F		State Museum	Juneau	3-4	Carpet Replacement	\$30,000
DOE	Museum: F		State Museum	Juneau	3-4	Security, Fire System Upgrades	\$140,000
DOE	Museum: F		State Museum	Juneau	3-4	Replace Halon System	\$130,000
DOT&PF	North: F		COLDFOOT CAMP	COLDFOOT	36	REBUILD GENERATORS	\$70,000
DOT&PF	North: F		O'BRIEN CREEK BUNKHOUSE	O'BRIEN CRK	36	RENOVATE BUNKHOUSE	\$138,530
DOT&PF	North: F		O'BRIEN CRK MAINTENANCE STATION	O'BRIEN CRK	36	INSULATE AND RECOVER THE WARM STORAGE	\$50,000
DOT&PF	North: F		O'BRIEN CRK MAINTENANCE STATION	O'BRIEN CRK	36	PURCHASE AND INSTALL NEW GENERATOR	\$40,000
DOT&PF	North: F		SOUTH FORK BUNKHOUSE	SOUTH FORK	36	RENOVATE BUNKHOUSE	\$138,590
DOT&PF	North: F		BUNKHOUSE	SAG RIVER	37	REPLACE ROOF	\$150,000
DOT&PF	North: F		NOME BUILDINGS	NOME	38	PAINT NOME BUILDINGS	\$15,000
DOT&PF	North: F		STATE OFFICE BUILDING	NOME	38	COVER EXTERIOR WALL SURFACES & INSULATE	\$600,000
DOT&PF	CENT: F/AF		EQUIPMENT STORAGE	AKIACHAK	39	REPLACEMENT	\$221,744
DOT&PF	CENT: F		HOUSING COMPLEX	COLD BAY	40	REPLACE EXT INSUL & SIDING	\$55,436
DOT&PF	CENT: F		HOUSING COMPLEX	COLD BAY	40	REPLACE WINDOWS	\$49,892
DOT&PF	CENT: F/MISC		MAINTENANCE SHOPS	REGION WIDE	60	REPAIR FENCE	\$55,436
DOT&PF	CENT: F/AF		ANNEX BUILDING	ANCHORAGE	10-25	INSTALL PERIMETER DRAINAGE SYSTEM	\$200,000
DOT&PF	CENT: F/AF		AVIATION BUILDING	ANCHORAGE	10-25	REBUILD GAS LINE	\$27,718
DOT&PF	CENT: F/AF		AVIATION BUILDING	ANCHORAGE	10-25	REPLACE AC & VENTING SYSTEMS	\$500,000

Building Alaska for the 21st Century

ALASKA'S STATE OWNED BUILDINGS

DEPT	DIV	BUILDING NAME	LOCATION	ELEC DIST	WORK DESCRIPTION	ESTIMATED COST	
DOT&PF	CENT	FII/AF	COMMUNICATIONS BUILDING	ANCHORAGE	10-25	REPLACE AIR CONDITIONING UNIT	\$100,000
DOT&PF	CENT	FII/AF	MATERIALS LAB	ANCHORAGE	10-25	REPLACE PIPELINES WITH COPPER	\$15,000
DOT&PF	CENT	FII/AF	PUBLIC SAFETY BUILDING	ANCHORAGE	10-25	REPLACE PIPELINES WITH COPPER	\$70,000
DOT&PF	CENT	FII/AF	PUBLIC SAFETY BUILDING	ANCHORAGE	10-25	UPGRADE A/C & VENTING SYSTEMS	\$300,000
DOT&PF	CENT	FII/AF	SEF BUILDING	ANCHORAGE	10-25	REPLACE UNIT HEATER	\$12,000
DOT&PF	CENT	FII/MISC	TUDOR ROAD COMPLEX	ANCHORAGE	10-25	REPLACE PLYWOOD FACE & PAINT	\$12,000
DOT&PF	CENT	FII/MISC	TUDOR ROAD COMPLEX	ANCHORAGE	10-25	REPAIR DAMAGED FENCE	\$11,000
DOT&PF	North	FII/AF	NELCHINA	NELCHINA	26-28	OVERHEAD DOORS	\$24,000
DOT&PF	North	FII/AF	NELCHINA STATION	NELCHINA	26-28	REPLACE DETERIORATED ROOF	\$50,000
DOT&PF	SE	FI	1591 GLACIER AVE. BLDG.	JUNEAU	3-4	REPLACE DETERIORATED ROOF	\$250,000
DOT&PF	SE	FII/AF	ALASKA OFFICE BUILDING	JUNEAU	3-4	MEMBRANE/INSULATION, NORTH SIDE	\$40,600
DOT&PF	SE	FII/MISC	ALASKA OFFICE BUILDING	JUNEAU	3-4	PREPARE/REPAINT BUILDING EXTERIOR	
DOT&PF	SE	FII/MISC	ALASKA OFFICE BUILDING	JUNEAU	3-4	REPLACE WORN DOOR OPERATORS ON TWO ELEVATORS	\$40,000
DOT&PF	SE	FII/AF	ALASKA OFFICE BUILDING	JUNEAU	3-4	REPLACE DETERIORATED OFFICE LIGHTING FIXTURES AND WIRING	\$240,000
DOT&PF	SE	FI	ALASKA STATE MUSEUM	JUNEAU	3-4	PRESSURE WASH BUILDING EXTERIOR; RECALK PANEL JOINTS	\$35,000
DOT&PF	SE	MISC	ALASKA STATE MUSEUM	JUNEAU	3-4	REPLACE SIDEWALKS, ROCK WALL AND STAIRWAY AT BUILDING ENTRY	\$80,000
DOT&PF	SE	MISC	ALASKA STATE MUSEUM	JUNEAU	3-4	ABATE "SPECIAL CASE" ASBESTOS MATERIALS IN CRITICAL AREAS	\$250,000
DOT&PF	SE	FI	ARCHIVES & RECORDS CENTER	JUNEAU	3-4	PROVIDE MAJOR STRUCTURAL REPAIRS TO WEST PART OF BUILDING	\$420,000
DOT&PF	SE	FI	ARCHIVES & RECORDS CENTER	JUNEAU	3-4	REPLACE DETERIORATED ROOF	
DOT&PF	SE	FI	ARCHIVES & RECORDS CENTER	JUNEAU	3-4	MEMBRANE/INSULATION	\$130,000
DOT&PF	SE	FI	ARCHIVES & RECORDS CENTER	JUNEAU	3-4	TUCK POINT AND REPAINT CONCRETE MASONRY EXTERIOR WALLS	\$50,000
DOT&PF	SE	FI	COURT PLAZA BUILDING (PARKING STRUCTURE)	JUNEAU	3-4	RESURFACE TOP PARKING DECK, REPAIR/REPLACE AREA LIGHTING	\$100,000
DOT&PF	SE	FI	DOT&PF SOUTHEAST REGIONAL COMPLEX	JUNEAU	3-4	REPLACE DETERIORATED ROOF	
DOT&PF	SE	FI	DOUGLAS ISLAND CENTER BLDG	JUNEAU	3-4	MEMBRANE/INSULATION	\$430,000
DOT&PF	SE	FI	STATE OFFICE BUILDING	JUNEAU	3-4	REPLACE CURTAINWALL/WINDOW SYSTEM	\$580,000
DOT&PF	SE	FI	STATE OFFICE BUILDING	JUNEAU	3-4	REMOVE WINDOW-WASHING TRACK, REPAIR ROOF	\$300,000
DOT&PF	SE	FI	STATE OFFICE BUILDING	JUNEAU	3-4	REPLACE DETERIORATED 8TH LEVEL PAVERS W/ PATTERNED CONCRETE	\$500,000
DOT&PF	SE	FI	STATE OFFICE BUILDING	JUNEAU	3-4	REPLACE GALVANIZED STEEL DOMESTIC WATER PIPING WITH COPPER	\$800,000
DOT&PF	SE	FI	STATE OFFICE BUILDING	JUNEAU	3-4	PROVIDE DIRECT DIGITAL HVAC CONTROLS	\$200,000
DOT&PF	SE	FI	STATE OFFICE BUILDING (PARKING STRUCTURE)	JUNEAU	3-4	REPAIR SPALLED CONCRETE DECKS, CORRECT LEAKS INSIDE STRUCTURE	\$300,000
DOT&PF	CENT	FII/AF	EQUIPMENT STORAGE	HOMER	7-9	REFURBISH	\$886,974
DPS	FWP	FI	ENFORCE SHEDS & CABINS	STATEWIDE	99	REPAIR FLR/HEAT/ ROOF/FIRE CODE	\$51,001
DPS	FWP	FI	FWP AIRCRAFT HANGARS	STATEWIDE	99	REPAIR FLR/DRS/ MECH/ROOF/TANKS	\$165,199
DPS	AST	FI	RURAL TROOPER HOUSING	STATEWIDE	99	FLR/ROOF/MECH/ TANK REPAIRS	\$67,632
DPS	AST	FI	TROOPERS RURAL OFFICES	STATEWIDE	99	FLR/ROOF/MECH/FIRE CODE REPAIR	\$71,956
DPS	DPS	FI	CRIME LABORATORY	ANCHORAGE	10-25	REPAIR HVAC/FLR/ ROOF/HANDICAP	\$64,527
DPS	DPS	FI	HEADQUARTERS BLDG	ANCHORAGE	10-25	REPAIR HVAC/FLR/ ROOF/HANDICAP	\$566,300
DPS	AST	FI	PUBLIC SAFETY OFFICES	FAIRBANKS	29-34	ROOF	\$819,900
TOTAL 2001						\$31,948,965	

FY 2002

Court	1st	AF	Ketchikan Court and office	Ketchikan	1	provide interior signs to comply with ADA	\$12,000
Court	1st	AF	Ketchikan Court and office	Ketchikan	1	paint interior	\$100,000
Court	1st	AF	Ketchikan Court and office	Ketchikan	1	provide sound control in Clerk of Court area	\$10,000
DFG		FI	DOCK	PETERSBURG	2	REPAIR DOCK	\$50,000
DFG		FI	OFFICE	KODIAK	6	PAINT EXTERIOR (STRUCTURAL, APPEARANCE)	\$10,000
DFG	WC	FI	FUEL TANK REPLACEMENT	TOK	36	REPLACE HEATING FUEL TANK	\$34,426
DFG	WC	FI	MCGRATH WAREHOUSE	MCGRATH	36	REPAIR ROOF & WALLS	\$57,376
DFG	CF	FI	FUEL TANK REPLACEMENT	UMIAT	37	REPLACE HEATING FUEL TANK	\$34,426
DFG	CF	FI	FUEL TANK REPLACEMENT	UNALAKLEET	38	REPLACE HEATING FUEL TANK	\$34,426
DFG		FI	WAREHOUSE	UNALAKLEET	38	LEVEL FOUNDATION; NEW FLOOR/POWER	\$15,000
DFG		FI	CABIN	ROUND ISLAND	40	REPAIRS	\$66,000
DFG		FI	OFFICE	SAND POINT	40	INSULATION & REPLACE EXTERIOR DOOR	\$12,000
DFG		FI	WAREHOUSE	KING SALMON	40	GRADING/GUTTER; DOWN SPOUT (FLOODING STRUCTURE)	\$40,000
DFG		FI	WAREHOUSE	KING SALMON	40	REPAIR OVERHEAD DOORS	\$12,000
DFG		FI	WARM STORAGE	KING SALMON	40	ROOF (STRUCTURAL PROTECTION)	\$35,000
DFG	SF	FI	MISC SMALL CABINS	STATEWIDE	99	REROOF/PAINT/ INSULATE HEATING	\$114,752
DFG		FI	ROOF REPAIRS	STATEWIDE	99	REPAIR	\$50,000
DHS	DAS	AF	VARIOUS	STATEWIDE	99	REPLACE OUTDATED CONTROL SYSTEMS	\$500,000

Building Alaska for the 21st Century

ALASKA'S STATE OWNED BUILDINGS							
DEPT	DIV	BUILDING NAME	LOCATION	ELEC DIST	WORK DESCRIPTION	ESTIMATED COST	
DHSS	DMHDD	FI	ALASKA PSYCHIATRIC INSTITUTE	ANCHORAGE	10-25	STOPGAP/INTERIM REPAIRS	\$250,000
DHSS	DFYS	AF	MCLAUGHLIN YOUTH CENTER	ANCHORAGE	10-25	HVAC CONTROL SYSTEM UPGRADE	\$450,000
DHSS	DFYS	AF	FAIRBANKS YOUTH FACILITY	FAIRBANKS	29-34	RENOVATE/RECONFIG. FOR EDUC STANDARDS**	\$1,985,452
DHSS	DAS	AF	ALASKA OFFICE BUILDING	JUNEAU	3-4	LAN WIRING PLANT REPLACEMENT	\$190,000
DMVA	FMD	AF	ARMORY	KETCHIKAN	1	REPAIR/REPLACE KITCHEN AREA (R/R)	\$172,128
DMVA	FMD	AF	U.S.P.F.O.	FT. RICH	23	UPGRADE ELECTRICAL (R/R)	\$15,300
DMVA	AGFM	FI	168TH AREFG EIELSON AFB	EIELSON AFB	34	REPL WEATHER SEALS ON DOORS	\$574
DMVA	AGFM	FI	168TH AREFG EIELSON AFB	EIELSON AFB	34	REPL EMERGENCY LIGHTS	\$1,434
DMVA	AGFM	FI	ACFT MAINTENANCE DOCK	EIELSON AFB	34	SECURE EQUIPMENT TO FLOOR	\$717
DMVA	AGFM	FI	ACFT MAINTENANCE HANGAR	EIELSON AFB	34	REPLACE HPS LIGHTS	\$2,889
DMVA	AGFM	FI	ACFT MAINTENANCE HANGAR	EIELSON AFB	34	RE-AIR DETERGENT PUMP	\$1,434
DMVA	AGFM	FI	ACFT MAINTENANCE HANGAR	EIELSON AFB	34	REPAIR CONCRETE JACKING PADS	\$4,303
DMVA	AGFM	FI	ACFT MAINTENANCE HANGAR	EIELSON AFB	34	CODE COMPL-INST GRND PTS RAMP AREA	\$10,041
DMVA	AGFM	FI	ACFT MAINTENANCE HANGAR	EIELSON AFB	34	REPAIR AIR COMPRESSOR	\$717
DMVA	AGFM	FI	ACFT MAINTENANCE HANGAR	EIELSON AFB	34	REPAIR FIRE DETECTION SYSTEM	\$1,434
DMVA	AGFM	FI	ACFT MAINTENANCE HANGAR	EIELSON AFB	34	REPAIR DOOR JAMBS O/H	\$1,434
DMVA	AGFM	FI	COMPUTER OPERATIONS	EIELSON AFB	34	CODE COMPL-INSTALL EMERG LITES	\$430
DMVA	AGFM	FI	COMPUTER OPERATIONS FAC	EIELSON AFB	34	REPAIR ELECTRICAL SERVICE	\$1,434
DMVA	AGFM	FI	GROUP HEADQUARTERS BLDG	EIELSON AFB	34	REPAIR SINK 1ST FLR WMNS LAV	\$717
DMVA	AGFM	FI	SQUADRON OPS BLDG	EIELSON AFB	34	REPAIR ROOF LEAKS	\$4,303
DMVA	AGFM	FI	SQUADRON OPS BLDG	EIELSON AFB	34	REPLACE ENTRYWAY CEILING	\$574
DMVA	FMD	AF	COMBINED MAINT SHOP	ANCHORAGE	10-25	INCREASE ELEC SRVCE CAPACITY (R/R)	\$5,738
DMVA	FMD	AF	FLIGHT OPERATIONS (BRYANT AIRFIELD)	ANCHORAGE	10-25	REPAIR LIGHTING	\$4,752
DMVA	FMD	AF	FLIGHT OPERATIONS (BRYANT AIRFIELD)	ANCHORAGE	10-25	REPAIR PLUMBING	\$3,327
DMVA	FMD	AF	GROUND (BRYANT AIRFIELD)	ANCHORAGE	10-25	REPAIR LEAKING WATER LINE	\$20,000
DMVA	FMD	AF	TAXIWAY (BRYANT AIRFIELD)	ANCHORAGE	10-25	REPAIR TAXIWAY LITES	\$25,000
DMVA	FMD	AF	ARMORY	KENAI	7-9	REPAIR KITCHEN AREA (R/R)	\$28,688
DNR	P	FI/AF	BLUEBERRY LAKE LATRINE	COPPER BASIN	35	REPLACE	\$50,000
DNR	P	FI/AF	BLUEBERRY LAKE, 4 PICNIC SHELTERS	COPPER BASIN	35	REPLACE 2	\$30,000
DNR	F	FI	CRAO - OFFICE	TAZLINA	35	REPAIR HEATING & FLOORING	\$15,000
DNR	F	FI	DAO - MAIN OFFICE BLDG	DELTA JUNC	35	REPLACE ROOF & WINDOWS, REPAIR INTERIOR, ELECTRICAL	\$27,718
DNR	P	FI/AF	LAKE LOUISE - PICNIC SHELTER	COPPER BASIN	35	REPAIR ROOF	\$2,217
DNR	F	FI	SUPPRESSION TRAILER	DELTA JUNC	35	ROOF, FLOORING	\$12,000
DNR	F	FI	TECH TRAILER, CRAO TRAILER	TAZLINA	35	INSULATE WATER LINES, REBUILD ROOF	\$10,000
DNR	F	FI	BOAT HOUSE, STORAGE BLDG	TOK	36	REPLACE TIN ROOF	\$1,000
DNR	P	FI/AF	CABIN (COLORADO CREEK)	CHENA REC	36	CHINK & TREAT LOGS & NEW FLR	\$1,663
DNR	P	FI/AF	CHENA REC SHOWER/LAUNDRY	CHENA REC	36	REPLACE SIDING, REPAIR INTERIOR WALLS	\$1,000
DNR	P	FI/AF	LOG CABIN (N. FORK)	CHENA REC	36	TREAT LOGS & PEST CONTROL	\$1,663
DNR	F	FI	MAIN OFFICE/ DISPATCH TAO BLDG	TOK	36	DOORS, WINDOWS, LIGHTS, CARPETS, PAINT	\$10,000
DNR	P	FI/AF	SHOWER/LAUNDRY	CHENA REC	36	REPLACE PLUMBING & SIDING	\$3,548
DNR	P	FI/AF	SHOWER/LAUNDRY AREA	CHENA REC	36	REPLACE SIDING & INTERIOR WALLS	\$1,109
DNR	P	FI/AF	SHOWER/PANTRY	CHENA REC	36	REPLACE PLUMBING & SIDING	\$2,772
DNR	P	FI	WELLHOUSE	CHENA REC	36	CONCRETE FLOOR	\$1,109
DNR	F	FI	ERFF - SHOP COMPLEX	EAGLE RIVER	10-25	REPLACE CIRCULATING PUMPS	\$2,550
DNR	P	FI/AF	GARAGE	CHUGIAK	10-25	REPAIR ROOF, DOORS, FLR, RMV TANK, ALARM	\$8,870
DNR	P	FI	STORAGE SHED	ANCHORAGE	10-25	UPGRADE FOR PAINT STORAGE	\$2,217
DNR	F	FI	AMAO - OFFICE	BIG LAKE	26-28	REPAIR SEPTIC, WATER & HEATING	\$22,174
DNR	A	FI	GARAGE/BARN P/MC	PALMER	26-28	REPAIR ROOF AND SIDING	\$7,207
DNR	A	FI	MCKINLEY MEAT & SAUSAGE PLNT	PALMER	26-28	CONVERT HEATING SYSTEM	\$34,000
DNR	A	FI	QUARTERS/NEW OFFICE P/MC	PALMER	26-28	REPR ROOF, GUTTER & SIDEWALK	\$3,326
DNR	F	FI	CARPENTRY SHOP/WAREHOUSE	FAIRBANKS	29-34	REPAIR ROOF, INSULATION, SIDING, WINDOWS, HEAT, ELEC	\$20,000
DNR	F	FI	PILOTS/TRAILER/A/S	FAIRBANKS	29-34	ROOF AND FLOOR REPAIRS	\$15,000
DOA	ALP	AF	PIONEER HOME	KETCHIKAN	1	FLOORING REPLACEMENT	\$57,321
DOA	ALP	AF	PIONEER HOME	KETCHIKAN	1	LIGHTING IMPROVEMENTS	\$179,945
DOA	ALP	AF	PIONEER HOME	KETCHIKAN	1	KITCHEN EQUIPMENT INSTALLATION	\$28,938
DOA	ALP	AF	PIONEER HOME	KETCHIKAN	1	LIGHTING REPAIRS & UPGRADE	\$38,000
DOA	ALP	AF	PIONEER HOME	SITKA	2	KITCHEN EQUIPMENT REPL	\$211,322
DOA	ALP	AF	PIONEER HOME	SITKA	2	LIGHTING REPAIRS & UPGRADE	\$78,000
DOA	SS	AF	SENIOR CENTER	KOTZEBUE	37	LIGHTING UPGRADES	\$25,000
DOA	SS	AF	SENIOR CENTER	KOTZEBUE	37	INTERIOR FINISHES	\$50,000
DOA	ALP	AF	PIONEER HOME	ANCHORAGE	10-25	LIGHT & ELEC OUTLET IMPROV	\$257,444
DOA	ALP	AF	PIONEER HOME	ANCHORAGE	10-25	NURSING FLOORING REPL	\$321,417
DOA	ALP	AF	PIONEER HOME	ANCHORAGE	10-25	NURSING ROOF TERRACE IMPROV	\$232,609
DOA	ALP	AF	PIONEER HOME	PALMER	26-28	INTER FINISHES REPLACEMENT	\$163,979
DOA	ALP	AF	PIONEER HOME	PALMER	26-28	LIGHTING REPAIRS & UPGRADE	\$174,900
DOA	ALP	AF	PIONEER HOME	FAIRBANKS	29-34	INTERIOR FINISHES REPLACEMENT	\$190,367
DOA	ALP	AF	PIONEER HOME	JUNEAU	3-4	DINING ROOM FURNISHINGS REPL	\$34,814
DOC		FI	KETCHIKAN CORRECTIONAL CENTER	KETCHIKAN	1	HVAC CONTROLS/BALANCING	\$10,000

Building Alaska for the 21st Century

ALASKA'S STATE OWNED BUILDINGS

DEPT	DIV	BUILDING NAME	LOCATION	ELEC DIST	WORK DESCRIPTION	ESTIMATED COST	
DOC	FI	KETCHIKAN CORRECTIONAL CENTER	KETCHIKAN	1	HVAC ANALYSIS/CODE ROMTS	\$25,000	
DOC	FI	KETCHIKAN CORRECTIONAL CENTER	KETCHIKAN	1	CORRECT DISHWASHER VENTILATION/CODE	\$70,000	
DOC	FI	ANVIL MNTAIN CORRECT CTR	NOME	38	HVAC REPAIRS	\$100,000	
DOC	FI	ANVIL MNTAIN CORRECT CTR.	NOME	38	EXTERIOR REPAIR	\$150,000	
DOC	FI	YUKON-KUSKO CORRECTIONAL CTR.	BETHEL	39	HVAC CONTROLS/DESIGN/BALANCING	\$10,000	
DOC	FI	YUKON-KUSKO CORRECTIONAL CTR.	BETHEL	39	ROOF EVALUATION	\$5,000	
DOC	FI	YUKON-KUSKO CORRECTIONAL CTR.	BETHEL	39	HEATING OIL TANK REPLACEMENT	\$100,000	
DOC	FI/AF	YUKON-KUSKO CORRECTIONAL CTR.	BETHEL	39	HVAC CONTROLS REPAIRS	\$60,000	
DOC	FI/AF	STATEWIDE	STATEWIDE	99	UTILITY SYSTEM ANALYSIS & REPAIRS	\$2,700,000	
DOC	FI	HILAND MTN. CORRECTIONAL CTR.	EAGLE RIVER	10-25	SLOPED ROOFS & SIDING REPAIR	\$600,000	
DOC	FI	HILAND MTN. CORRECTIONAL CTR.	EAGLE RIVER	10-25	HMMC COMPLEX M/E HVAC EVAL	\$50,000	
DOC	FI	HILAND MTN. CORRECTIONAL CTR.	EAGLE RIVER	10-25	REPLACE MCCC HEATING TANK AND PIPING	\$60,000	
DOC	FI/AF	HILAND MTN. CORRECTIONAL CTR.	EAGLE RIVER	10-25	SEWER PLANT REPAIRS	\$75,000	
DOC	FI/AF	HILAND MTN. CORRECTIONAL CTR.	EAGLE RIVER	10-25	MECHANICAL & ELECTRICAL REPAIRS	\$1,000,000	
DOC	FI	PALMER CORRECTIONAL CTR	PALMER	26-28	ADMIN BLDG. REPAIRS	\$25,000	
DOC	FI	PALMER CORRECTIONAL CTR	PALMER	26-28	U/G FUEL TANKS (HTG/GEN) REPAIRS	\$150,000	
DOC	FI	PALMER CORRECTIONAL CTR	PALMER	26-28	MED. HVAC REPAIRS	\$500,000	
DOC	FI	PALMER CORRECTIONAL CTR	PALMER	26-28	MAINTENANCE SHOP REPAIRS	\$70,000	
DOC	FI	PALMER CORRECTIONAL CTR	PALMER	26-28	ADMIN. ROOF REPLACEMENT	\$30,000	
DOC	FI	PALMER CORRECTIONAL CTR.	PALMER	26-28	ELEC DSTRB REPAIR	\$1,800,000	
DOC	FI	PALMER CORRECTIONAL CTR.	PALMER	26-28	FUEL OIL DAY TANK REPLACEMENT	\$150,000	
DOC	FI/AF	PALMER CORRECTIONAL CTR.	PALMER	26-28	VRC ELECTRICAL & MECHANICAL REPAIR	\$35,000	
DOC	LS/AF	P. PALMER CORRECTIONAL CTR.	PALMER	26-28	WATER SYSTEM CORRECTIONS	\$1,000,000	
DOC	FI/AF	P. PALMER CORRECTIONAL CTR.	PALMER	26-28	SEWER MAIN EXTENSION	\$600,000	
DOC	FI	FAIRBANKS CORRECT CTR	FAIRBANKS	29-34	HEATING OIL TANK REPLACEMENT	\$80,000	
DOC	FI	FAIRBANKS CORRECT CTR.	FAIRBANKS	29-34	UNIT #3 CEILING REPAIR	\$1,000	
DOC	FI	SPRING CREEK CORRECT CTR	SEWARD	7-9	EXTERIOR REPAIR PHASE II	\$100,000	
DOC	FI/AF	SPRING CREEK CORRECT CTR	SEWARD	7-9	SITE DRAINAGE CORRECTION	\$600,000	
DOC	FI/AF	SPRING CREEK CORRECT CTR	SEWARD	7-9	HOT WATER HEATERS, HS II & III REPLACEMENT	\$250,000	
DOC	FI/AF	SPRING CREEK CORRECT CTR	SEWARD	7-9	HVAC CONTROLS REPAIR	\$20,000	
DOC	FI/AF	SPRING CREEK CORRECT CTR	SEWARD	7-9	WATER LINE REPLACEMENT/TREATMENT	\$100,000	
DOC	FI	WILDWOOD CORRECT CTR	KENAI	7-9	ROOF REPAIRS - PH III	\$250,000	
DOC	FI	WILDWOOD CORRECT CTR	KENAI	7-9	ROOF REPAIRS - PH IV	\$800,000	
DOC	FI/AF	WILDWOOD CORRECT CTR	KENAI	7-9	HVAC - BLDG #10 BOILER REPLACEMENT	\$500,000	
DOC	FI/AF	WILDWOOD CORRECT CTR	KENAI	7-9	HVAC - BLDG #1 HEATING REPAIRS	\$40,000	
DOC	FI/AF	WILDWOOD CORRECT CTR.	KENAI	7-9	HVAC - BLDG # B/15/11/14/13 REPAIRS	\$135,000	
DOC	FI/AF	WILDWOOD CORRECT CTR	KENAI	7-9	HVAC - BLDG #10 HVAC CONTROL REPAIRS	\$150,000	
DOC	FI/AF	WILDWOOD CORRECT CTR	KENAI	7-9	HVAC - BLDG #10 VENTILATION REPAIRS	\$250,000	
DOT&PF	CENT	FI	FISH & GAME BUILDING	KODIAK	6	REPLACE SIDING & REPAIR ROOF	\$200,000
DOT&PF	CENT	FI	HWY SHOP	KODIAK	6	REPAIR ROOF	\$184,000
DOT&PF	CENT	FI/AF	NEW SHOP	MOOSE PASS	8	REPLACEMENT	\$665,231
DOT&PF	North	AF	NELCHINA STATION	NELCHINA	27	FLOOR DRAIN RENOVATION	\$35,000
DOT&PF	North	FI	HEALY CAMP	HEALY	34	PAINT EXTERIOR OF BLDG	\$27,718
DOT&PF	North	FI	HEALY STATION	HEALY	34	RECOAT ROOF	\$30,000
DOT&PF	North	FI	CORDOVA AIRPORT FIREFIGHTING BLDG	CORDOVA	35	REPAIR METAL ROOF ON CRASH STATION	\$75,000
DOT&PF	North	FI	CORDOVA MAINTENANCE STATION	CORDOVA	35	SALT SHED ROOF REPAIR	\$10,000
DOT&PF	North	FI	CORDOVA MAINTENANCE STATION	CORDOVA	35	SAND SHED ROOF REPAIRS/ REPLACEMENT	\$75,000
DOT&PF	North	FI	CORDOVA STATION	CORDOVA	35	EXTERIOR REPAIRS	\$44,000
DOT&PF	North	FI	EQUIPMENT SHOP	CORDOVA	35	ROOF REPAIRS	\$75,000
DOT&PF	North	FI/AF	PAXSON MAINTENANCE STATION	PAXSON	35	OVERHEAD DOORS AT DOT MAINTENANCE	\$24,000
DOT&PF	North	FI/AF	PAXSON STATION	PAXSON	35	REPLACE ROOF	\$50,000
DOT&PF	North	FI	SOILS LAB	VALDEZ	35	REPLACE ROOF ON SOILS LAB BUILDING	\$35,000
DOT&PF	CENT	FI/AF	STATION SHOPS	CASCADE	35	REFURBISH	\$500,000
DOT&PF	North	FI	TAZLINA STATION	TAZLINA	35	EXTERIOR REPAIRS	\$49,500
DOT&PF	North	FI/AF	TAZLINA STATION	TAZLINA	35	REPLACE THE HEATING FUEL TANK	\$45,000
DOT&PF	North	FI/AF	THOMPSON PASS MAINTENANCE STATION	THOMPSON PASS	35	ROOF REPAIRS/ REPLACEMENT	\$75,000
DOT&PF	North	FI	THOMPSON PASS STATION	THOMPSON PASS	35	REPLACE DAMAGED SIDING ON SHOP	\$35,000
DOT&PF	North	FI	THOMPSON PASS STATION	THOMPSON PASS	35	REPLACE METAL ROOFING ON SHOP	\$75,000
DOT&PF	North	FI/AF	THOMPSON PASS STATION	THOMPSON PASS	35	HEAT	\$60,000
DOT&PF	North	FI/AF	TRIMS GENERATOR BUILDING	TRIMS	35	REPLACE TRIMS GENERATOR	\$55,436
DOT&PF	North	FI/AF	VALDEZ AIRPORT SHOP ROOF	VALDEZ	35	REPLACE ROOFING	\$25,000
DOT&PF	North	FI	VALDEZ COMBINED FACILITIES	VALDEZ	35	EXTERIOR PAINTING	\$10,000
DOT&PF	North	FI/AF	VALDEZ COMBINED FACILITIES	VALDEZ	35	NEW ROOF	\$250,000
DOT&PF	North	FI/AF	VALDEZ COMBINED FACILITIES	VALDEZ	35	HEATING OIL TANK REPLACEMENT	\$50,000
DOT&PF	North	FI	VALDEZ STATION	VALDEZ	35	ROOF RENOVATION	\$60,000
DOT&PF	North	FI/AF	VALDEZ STATION	VALDEZ	35	ROOF REPAIRS/REPLACEMENT	\$75,000
DOT&PF	North	FI	CHANDALAR CAMP	CHANDALAR	36	FUEL STORE & DISPENSE SYSTEM	\$255,005
DOT&PF	North	FI	CHANDALAR STATION	CHANDALAR	36	FENCING REPAIR/ REPLACEMENT	\$15,000
DOT&PF	North	FI	CHANDALAR STATION	CHANDALAR	36	SHOP ROOF REPAIRS	\$60,000
DOT&PF	North	FI/AF	CHITINA STATION	CHITINA	36	REPLACE HEATING AND GENERATOR FUEL SYSTEMS	\$30,000
DOT&PF	North	FI	EAST FORK CAMP	EAST FORK	36	INSULATE & INSTL CONCRETE FLR	\$94,241

Building Alaska for the 21st Century

ALASKA'S STATE OWNED BUILDINGS							
DEPT	DIV	BUILDING NAME	LOCATION	ELEC DIST	WORK DESCRIPTION	ESTIMATED COST	
DOT&PF	North	FI	EAST FORK STATION	EAST FORK	36	REPLACE FOOTINGS/FLOOR/DRAINS	\$94,241
DOT&PF	North	FI/AF	EAST FORK STATION	EAST FORK	36	REPLACE FOOTINGS/LIFT BLDG J'	\$35,479
DOT&PF	CENT	FI/AF	EQUIPMENT STORAGE	ILLIAMNA	36	REPAIR ROOF	\$277,179
DOT&PF	North	FI	ERNESTINE STATION	ERNESTINE	36	EXTERIOR REMODEL	\$15,500
DOT&PF	North	FI	ERNESTINE STATION	ERNESTINE	36	EXTERIOR PAINTING	\$10,000
DOT&PF	North	FI/AF	ERNESTINE STATION	ERNESTINE	36	REPLACE HEATING FUEL TANK	\$35,000
DOT&PF	North	FI	FT. YUKON COMBINED FACILITY	FT. YUKON	36	ROOF REPLACEMENT/ENERGY SAVINGS	\$130,000
DOT&PF	North	FI	GALENA STATION	GALENA	36	UPGRADE ELECTRICAL	\$18,848
DOT&PF	North	FI	GALENA STATION	GALENA	36	REINSULATE SHOP	\$82,045
DOT&PF	North	FI	GALENA STATION	GALENA	36	REPAINT EXTERIOR BUTLER BLDG	\$32,153
DOT&PF	North	FI	GALENA STATION	GALENA	36	REPLACE 2 MAN DOORS	\$3,881
DOT&PF	North	FI	JIM RIVER CAMP	JIM RIVER	36	REPAIR SHOP FOUNDATION SINKING IN PERMAFROST	\$400,000
DOT&PF	North	FI	JIM RIVER CAMP	JIM RIVER	36	REPAIR INCINERATOR	\$33,262
DOT&PF	North	FI	JIM RIVER CAMP	JIM RIVER	36	FENCING	\$105,328
DOT&PF	North	FI	LIVENGOOD STATION	LIVENGOOD	36	REMOVE OLD AND INSTALL TWO NEW DOORS	\$22,000
DOT&PF	North	FI	LIVENGOOD STATION	LIVENGOOD	36	FUR OUT AND FINISH INSULATING OLD SHOP	\$60,000
DOT&PF	CENT	FI/AF	MAINTENANCE SHOP	ANIAK	36	REPAIR ROOF	\$30,000
DOT&PF	North	FI	MANLEY SHOP	MANLEY	36	PRIME & PAINT EXTERIOR	\$19,403
DOT&PF	North	FI	MANLEY SHOP	MANLEY	36	RECOAT URETHANE ROOF	\$27,718
DOT&PF	North	FI	NORTHWAY MAINTENANCE STATION	NORTHWAY	36	REPLACE OVERHEAD DOORS	\$15,000
DOT&PF	North	FI/AF	SLANA STATION	SLANA	36	REPLACE HEATING FUEL TANK	\$30,000
DOT&PF	North	FI/AF	SLANA STATION	SLANA	36	REPLACE GENERATOR FUEL TANK	\$30,000
DOT&PF	North	FI/AF	SOUTH FORK MAINTENANCE STATION	SOUTH FORK	36	PURCHASE NEW GENERATORS	\$40,000
DOT&PF	CENT	FI	STORAGE BLDG	TJLUKSAK	36	REPLACEMENT	\$221,744
DOT&PF	North	FI	TOK MAINTENANCE STATION	TOK	36	PAINT EXTERIOR AND INTERIOR OF TOK STATION	\$25,000
DOT&PF	North	FI	TOK STATION	TOK	36	ENERGY RETROFIT	\$200,000
DOT&PF	North	FI	TOK STATION	TOK	36	EXTERIOR PAINT AND REPAIR	\$8,000
DOT&PF	North	FI	SAG RIVER LIFE SUPPORT BLDG	SAG RIVER	37	REPAIR SEWER/WATER TREATMENT SYS	\$99,785
DOT&PF	North	FI	SAG RIVER STATION LIFE SUPP BLDG	SAG RIVER	37	SEWER & WATER TREATMENT PLANTS REPAIRS	\$100,000
DOT&PF	North	FI	DOT&PF QUONSET HUTS	NOME	38	ROOF REPAIR QUONSET HUT ROOFS IN DEPOT AREA AND URETHANE SEAL WITH POLYSHIELD	\$30,000
DOT&PF	North	FI	DOT&PF QUONSET HUTS	NOME	38	HOOK UP SEF SHOP, MATERIALS LAB, BUILDING MAINTENANCE SHOP TO CITY WATER LINE	\$85,000
DOT&PF	North	AF	NOME AIRPORT OFFICE BLDG	NOME	38	REPAIRS TO AIRPORT OFFICE BLDG	\$80,000
DOT&PF	North	AF	NOME AIRPORT SHOP	NOME	38	REPLACE EQUIPMENT WARM STORAGE	\$2,000,000
DOT&PF	North	AF	NOME HWY AIRPORT SHOP	NOME	38	SHOP BUILDINGS UPGRADE	\$250,000
DOT&PF	North	AF	SEF BLDG OLD BLACKSMITH SHOP	NOME	38	RENOVATE OLD BLACKSMITH SHOP INTO HYDRAULIC ROOM	\$38,000
DOT&PF	North	AF	STATE OFFICE BUILDING	NOME	38	INSTALL (2) NEW HOT WATER BOILERS	\$50,000
DOT&PF	North	AF	STATE OFFICE BUILDING	NOME	38	INSTALL NEW INSULATED ENTRY WAY DOORS, HARDWARE, CLOSERS, WEATHERSTRIPPING	\$5,000
DOT&PF	CENT	FI/AF	COMBINED FACILITY	BETHEL	39	REPLACE BOILER	\$11,000
DOT&PF	CENT	FI/AF	MAINTENANCE SHOP	DILLINGHAM	39	REPAIR DOOR/ROD/Y LINE/SERV PIT	\$55,436
DOT&PF	CENT	FI	EQUIPMENT STORAGE	UNALASKA	40	REPLACE ROOF	\$120,000
DOT&PF	SE	FI	ALL FACILITIES	SE REGION	50	REPLACE FAILING UNREGULATED UNDERGROUND STORAGE TANKS (ESTIMATE 3 EACH)	\$120,000
DOT&PF	CENT	FI	MAINTENANCE SHOPS	REGION WIDE	60	REPAIR ROOF	\$221,744
DOT&PF	CENT	FI	MAINTENANCE SHOPS	REGION WIDE	60	REPAIR WINDOWS	\$22,174
DOT&PF	CENT	FI	MAINTENANCE SHOPS	REGION WIDE	60	REINSULATE FACILITY	\$150,000
DOT&PF	CENT	FI	BUILDING MAINTENANCE	ANCHORAGE	10-25	REPLACE EXISTING FURNACES (2)	\$11,000
DOT&PF	CENT	AF	COURTHOUSE	ANCHORAGE	10-25	REPAIR BOILER	\$20,000
DOT&PF	CENT	AF	PUBLIC SAFETY BUILDING	ANCHORAGE	10-25	REMOVE & REPLACE BOILER	\$38,800
DOT&PF	CENT	AF	PUBLIC SAFETY BUILDING	ANCHORAGE	10-25	HVAC CONTROLS UPGRADE	\$100,000
DOT&PF	CENT	FI	STATION BUILDING	GIRDWOOD	10-25	REPAIR ROOF	\$11,000
DOT&PF	CENT	FI	EQUIPMENT STORAGE	WILLOW	26-28	REPLACEMENT	\$500,000
DOT&PF	North	FI	MELCHINA STATION	MELCHINA	26-28	REPLACE FURNACE	\$15,000
DOT&PF	North	FI	BIRCH LAKE SHOP	BIRCH LAKE	29-34	NEW ROOF	\$50,000
DOT&PF	North	FI	BIRCH LAKE SHOP	BIRCH LAKE	29-34	RESIDE OLD SHOP	\$49,892
DOT&PF	North	FI	CANTWELL STATION	CANTWELL	29-34	RECOAT ROOF	\$30,000
DOT&PF	North	FI	CANTWELL STATION	CANTWELL	29-34	RESURFACE CONCRETE FLOOR	\$30,000
DOT&PF	North	FI	FAIRBANKS PARKING STRUCTURE	FAIRBANKS	29-34	HVAC CONTROL REPAIR	\$44,349
DOT&PF	North	FI	FAIRBANKS REG OFF BLDG	FAIRBANKS	29-34	REPLACE FLOOR TILE AND STAIR TREAD	\$70,000
DOT&PF	North	FI	FAIRBANKS REG OFF BLDG	FAIRBANKS	29-34	REGLAZE WINDOW	\$160,000
DOT&PF	North	FI	FAIRBANKS REG OFF BLDG	FAIRBANKS	29-34	CARPET REPLACEMENT	\$300,000
DOT&PF	North	FI	PEGER COMPLEX ADMIN BLDG	FAIRBANKS	25-34	REPLACE CARPET & WALL COVERING	\$75,000
DOT&PF	North	FI	PEGER COMPLEX LG VEHICLE STORAGE	FAIRBANKS	29-34	REPAIR EXTERIOR	\$11,087
DOT&PF	North	FI	PEGER COMPLEX SEF	FAIRBANKS	29-34	REINSULATE HEAVY DUTY SHOP	\$15,000
DOT&PF	North	FI	PUMP HOUSE	FAIRBANKS	29-34	RECOAT PUMP HOUSE ROOF	\$15,000
DOT&PF	North	FI	SEF SHOP	FAIRBANKS	29-34	NEW ROOF FOR SEF SHOP/OFFICES	\$230,000
DOT&PF	SE	FI	GOVERNORS HOUSE	JUNEAU	3-4	REPLACE EXTERIOR STUCCO, REPAIR ENTIRE EXTERIOR	\$300,000
DOT&PF	SE	FI	GOVERNORS HOUSE	JUNEAU	3-4	REPLACE EXTERIOR WINDOWS	\$70,000

Building Alaska for the 21st Century

ALASKA'S STATE OWNED BUILDINGS							
DEPT	DIV	BUILDING NAME	LOCATION	ELEC DIST	WORK DESCRIPTION	ESTIMATED COST	
FY 2002 TOTAL						\$30,286,584	
FY 2003							
DFG	AF	OFFICE	KODIAK	6	HVAC CONTROL UPGRADE	\$75,000	
DFG	MISC	MOOSE RESEARCH CENTER	KENAI	9	FENCE REPAIRS	\$35,000	
DFG	AF	BOAT SHED	CORDOVA	35	EXPANSION	\$100,000	
DFG	AF	DOCK	CORDOVA	35	REPLACE RAMP/BULKHEAD/ACCESS	\$150,000	
DFG	AF	OFFICE	CORDOVA	35	REPLACE ARCTIC ENTRY	\$30,000	
DFG	AF	OFFICE	DELTA	35	REPLACE BURIED FUEL TANK	\$10,000	
DFG	AF	OFFICE	GLENALLEN	35	REPLACE NON-THERMAL WINDOWS	\$5,000	
DFG	AF	WAREHOUSE	GLENALLEN	35	REHABILITATE BUILDING/ CONTENTS SECURITY	\$100,000	
DFG	AF	OFFICE	TOK	36	REPAINT	\$5,000	
DFG	AF	STORAGE/SHOP	MCGRATH	36	REPLACE	\$105,000	
DFG	AF	YARD	TOK	36	UST POLLUTION ASSESSMENT	\$35,000	
DFG	WC	MISC	BUNKHOUSE & SHOP	NOME	38	PAINT EXTERIOR	\$9,180
DFG	AF	OFFICE	EMMONAK	38	REPLACE	\$240,000	
DFG	AF	QUONSET HUTS	NOME	38	REHABILITATE AND WIRE FOR ELECTRICITY	\$50,000	
DFG	AF	OFFICE	DILLINGHAM	39	PARKING/YARD	\$37,000	
DFG	AF	OFFICE	DILLINGHAM	39	HEATING FUEL TANK REPLACEMENT	\$8,000	
DFG	OF	AF	WAREHOUSE	DILLINGHAM	39	REPAIR ROOF	\$22,950
DFG	MISC	WAREHOUSE	BETHEL	39	REPLACEMENT	\$75,000	
DFG	AF	BOAT LAUNCH RAMP	KING SALMON	40	REPAIR/EXTEND	\$10,000	
DFG	AF	BUNKHOUSE/OFFICE	KING SALMON	40	HEATING SYSTEM ZONE CONTROL MODIFICATION	\$75,000	
DFG	AF	DOCK	KING SALMON	40	RECONSTRUCTION	\$75,000	
DFG	AF	TRAILER	COLD BAY	40	REPLACEMENT	\$100,000	
DFG	AF	R/V Media	Statewide	99	Replace anchor winch & rollers	\$5,000	
DFG	AF	R/V Resolution	Statewide	99	Navigation & Communication System	\$28,000	
DFG	AF	R/V Sundance	Statewide	99	Repair steering, anchor winch, radar, auto pilot	\$30,500	
DFG	AF	SIGNAGE	STATEWIDE	99	REPLACE REFUGE SIGNS	\$20,000	
DFG	AF	TANK REPLACEMENT	STATEWIDE	99	REPLACE	\$50,000	
DFG	FRED	AF	ELMENDORF HATCHERY	ELMENDORF	10-25	REPLACE COOLING POND SCREEN	\$63,114
DFG	FRED	AF	ELMENDORF HATCHERY	ELMENDORF	10-25	REPLACE PUMPS	\$51,639
DFG	FRED	AF	ELMENDORF HATCHERY	ELMENDORF	10-25	REPAIR SALMON VIEWING AREA	\$73,441
DFG	FRED	AF	FT RICHARDSON HATCHERY	ELMENDORF	10-25	VISITOR CENTER REPAIRS	\$22,950
DFG	ADM	AF	OFFICE	ANCHORAGE	10-25	TELEPHONE SYST REPLACE	\$286,881
DFG	AF	YARD	FAIRBANKS	29-34	REMOVE BURIED GASOLINE TANK	\$17,000	
DFG	ADM	AF	OFFICE	DOUGLAS	3-4	TELEPHONE SYST REPLACE	\$114,752
DFG	WC	AF	MOOSE CENTER	SOLDOTNA	7-9	REPAIR ROAD	\$51,639
DHSS	DMHDD	AF	ALASKA PSYCHIATRIC INSTITUTE	ANCHORAGE	10-25	THERAPEUTIC UPGRADES FOR JCAHO STANDARDS	\$150,000
DHSS	DFYS	MISC	MCLAUGHLIN YOUTH CENTER	ANCHORAGE	10-25	GYM INTERIOR PAINTING	\$25,000
DHSS	DFYS	MISC	FAIRBANKS YOUTH FACILITY	FAIRBANKS	29-34	REPAVE PARKING LOT	\$49,000
DHSS	DFYS	MISC	FAIRBANKS YOUTH FACILITY	FAIRBANKS	29-34	REGRADE/REPAVE OUTDOOR REC AREA	\$50,000
DHSS	DAS	MISC	ALASKA OFFICE BUILDING	JUNEAU	3-4	SPRINKLER SYSTEM/DROP CEILING INSTALLATION	\$600,000
DMVA	FMO	MISC	HANGAR	KOTZEBUE	37	PAINT INTERIOR (R/R)	\$1,913
DMVA	FMO	MISC	NOME OMS	NOME	38	PAINT INTERIOR (R/R)	\$7,651
DMVA	FMO	MISC	ARMORY	BETHEL	39	REPAIR DRIVEWAY & APPROACH	\$57,376
DMVA	FMD	MISC	ARMORY	BETHEL	39	REPLACE DRILL FILL FLOOR	\$100,000
DMVA	FMO	MISC	ARMORY	BETHEL	39	REPLACE GYM FLOOR	\$114,752
DMVA	FMO	MISC	BETHEL OMS	BETHEL	39	PAINT INTERIOR (R/R)	\$2,295
DMVA	FMO	MISC	HANGAR	BETHEL	39	PAINT INTERIOR (R/R)	\$17,213
DMVA	FMO	MISC	HANGAR	BETHEL	39	REPAIR FENCE	\$2,869
DMVA	FMO	MISC	HANGAR	BETHEL	39	REPAIR LOWER SIDING	\$2,869
DMVA	FMD	MISC	FLIGHT OPERATIONS (BRYANT AIRFIELD)	ANCHORAGE	10-25	PAINT INTERIOR	\$6,146
DMVA	FMD	MISC	FLIGHT OPERATIONS (BRYANT AIRFIELD)	ANCHORAGE	10-25	REPLACE FLOOR TILE/CARPET	\$5,323
DMVA	FMD	MISC	GROUNDS (BRYANT AIRFIELD)	ANCHORAGE	10-25	REPAIR ASPHALT ON RANDALL ROAD	\$7,500
DMVA	FMO	MISC	ALCANTRA ARMORY	WASILLA	26-28	REPAIR MESS HALL	\$286,881
DMVA	FMD	MISC	ARMORY	WASILLA	26-28	REPAIR DRIVEWAY/PARKING AREA	\$75,000
DMVA	FMO	MISC	ARMORY #2	JUNEAU	3-4	REPAIR/REPL INTERIOR FINISHES	\$172,128
DMVA	FMO	MISC	JUNEAU OMS	JUNEAU	3-4	PAINT INTERIOR (R/R)	\$1,913
DNR	P	AF	SETTLERS COVE SRS - LATRINE	KETCHIKAN	1	REPAIR DOORS, RISERS & VENTS	\$4,435
DNR	P	AF	SETTLERS-PICNIC SHELTER	KETCHIKAN	1	REPAIR ROOF AND FIRE GRILLS	\$3,881
DNR	P	AF	TOTEM BIGHT SHIP	KETCHIKAN	1	REPLACE DOORS & REFURBISH	\$4,435
DNR	P	AF	SALMON HOUSE	SITKA	2	UPGRADE ELEC & PLUMB	\$8,870
DNR	P	AF	WHEVIEWNG PLTFRM-OLD SITKA	SITKA	2	REPLACE FLOORING	\$1,663
DNR	P	AF	CHILKOOT LAKE SRS, PICNIC AREA, 1ST LOOP, 2ND LOOP, LATRINES	HAINES	5	REPLACE 1 DV	\$25,000
DNR	P	AF	MOSQUITO LAKE SRS - LATRINE	HAINES	5	REPLACE WITH 1 DV	\$25,000
DNR	P	AF	RANGER STATION - CHILKAT SP	HAINES	5	REPLACE WOODSTOVE	\$8,870
DNR	P	AF	MUC-KARRY INLET RANGER CABIN	KODIAK	6	MAJOR RENOVATION	\$1,500

Building Alaska for the 21st Century

ALASKA'S STATE OWNED BUILDINGS

DEPT	DIV	BUILDING NAME	LOCATION	ELEC DIST	WORK DESCRIPTION	ESTIMATED COST	
DNR	P	AF	READY AMMO BUNKER, MILLER PT.	KODIAK	6	HOT TAR ROOF, IMPROVE DRAINAGE	\$12,000
DNR	P	AF	BARN	DELTA JUNC	35	OIL LOGS AND PEST CONTROL	\$5,544
DNR	P	AF	BLACKSMITH, SHOP/MUSEUM	DELTA JUNC	35	OIL LOGS AND PEST CONTROL	\$3,326
DNR	P	AF	DRY CREEK 4 DV LATRINES	COPPER BASIN	35	REPLACE WITH 3 DV	\$75,000
DNR	P	AF	LAKE LOUISE DV LATRINE	COPPER BASIN	35	REPLACE	\$25,000
DNR	P	AF	OTHER OUT BUILDINGS	DELTA JUNC	35	TREAT EXTERIOR & PEST CNTRL	\$11,087
DNR	P	AF	RIKA'S ROADHOUSE	DELTA JUNC	35	OIL LOGS AND PEST CONTROL	\$8,870
DNR	P	AF	39 MI. CHENA RIV SRA, 2 LATRINES	CHENA REC	36	REPLACE	\$50,000
DNR	P	AF	47 MI. CHENA RIV SRA, 3 LATRINES	CHENA REC	36	REPLACE	\$75,000
DNR	P	AF	BUNKHOUSE - 359	CHENA REC	36	REPLACE FOUNDATION	\$1,109
DNR	P	AF	BUNKHOUSE - 360	CHENA REC	36	REPLACE FOUNDATION	\$1,109
DNR	P	AF	BUNKHOUSE - 361	CHENA REC	36	REPLACE FOUNDATION	\$1,109
DNR	P	AF	BUNKHOUSE - 362	CHENA REC	36	REPLACE FOUNDATION	\$1,109
DNR	P	AF	BUNKHOUSE - 363	CHENA REC	36	REPLACE FOUNDATION	\$1,109
DNR	P	AF	BUNKHOUSE - 365	CHENA REC	36	REPLACE FOUNDATION	\$1,109
DNR	P	AF	BUNKHOUSE - 366	CHENA REC	36	REPLACE FOUNDATION	\$1,109
DNR	P	AF	BUNKHOUSE - 367	CHENA REC	36	REPLACE FOUNDATION	\$1,109
DNR	P	AF	CABIN (ANGEL CREEK)	CHENA REC	36	PAINT INTERIOR AND EXTERIOR	\$1,109
DNR	P	AF	EAGLE TRAIL 2 LATRINES	TOK	36	REPLACE	\$50,000
DNR	P	AF	MESS HALL (TWIN BEAR)	CHENA REC	36	REPAIR GUTTER, DOORS & PLUMBING	\$3,881
DNR	P	AF	MOON LAKE LATRINE	TOK	36	REPLACE	\$25,000
DNR	P	AF	REC HALL (TWIN BEAR)	CHENA REC	36	REPAIR GUTTER & INTERIOR WALLS	\$2,772
DNR	P	AF	TOOL SHED	CHENA REC	36	TREAT LOGS AND PEST CONTROL	\$1,663
DNR	P	AF	SHELTER POINT CABIN	DILLINGHAM	39	MAJOR RENOVATION	\$8,315
DNR	P	AF	BIRD CREEK PICNIC SHELTER	TURNAGAIN ARM	10-25	REPLACE	\$15,000
DNR	P	AF	CARETAKER CABIN	EAGLE RIVER	10-25	MAJOR RENOVATION	\$35,000
DNR	GGG	AF	CORE STORAGE	CHUGIAK	10-25	TEST SOIL & GRAVEL FOR POSSIBLE HEATING FUEL RESIDUE, REMOVE CONTAMINATED MATERIAL IF NECESSARY	\$17,739
DNR	GGG	AF	MATERIAL STORAGE	CHUGIAK	10-25	TEST SOIL & GRAVEL FOR POSSIBLE HEATING FUEL RESIDUE, REMOVE CONTAMINATED MATERIAL IF NECESSARY	\$3,326
DNR	P	AF	BONNIE LAKE 2 SV LATRINES	MAT-SU	26-28	REPLACE WITH 1 DV	\$25,000
DNR	P	AF	DENALI 10 DV LATRINES	TRAPPER CREEK	26-28	REPLACE WITH 10 SV	\$250,000
DNR	P	AF	IMSHIP DV LATRINE	INDEP. MINE	26-28	PAINT	\$200
DNR	P	AF	JAMES LAKE CABIN	MAT-SU	26-28	LOG OIL	\$300
DNR	P	AF	KING MOUNTAIN PICNIC SHELTER	MAT-SU	26-28	REPLACE	\$30,000
DNR	P	AF	LOG HOME-KEPLER/BRADLEY	MAT-SU	26-28	REPAIR PLUMB. GEN & VANDALISM	\$37,000
DNR	P	AF	LONG LAKE DV LATRINE	MAT-SU	26-28	REPLACE WITH 1 DV	\$25,000
DNR	P	AF	LYNX LAKE CABIN	MAT-SU	26-28	PAINT, REPLACE WINDOW & DOOR	\$2,217
DNR	P	AF	LYNX LAKE CABINS-377	MAT-SU	26-28	REPLACE WINDOWS & CHIMNEY	\$2,217
DNR	P	AF	LYNX LAKE CABINS-421	MAT-SU	26-28	REPLACE WINDOWS & CHIMNEY	\$2,217
DNR	P	AF	MAINT FAC/OFFICE-NANCY LAKE	MAT-SU	26-28	PAINT, REPAIR HEAT & GARAGE DR	\$11,087
DNR	P	AF	MATANUSKA GLACIER DV LATRINE	MAT-SU	26-28	REPLACE WITH 2 DV	\$30,000
DNR	P	AF	MUSEUM (ASSAY HOUSE)	INDEP. MINE	26-28	STRUCTURAL ASSESSMENT	\$500,000
DNR	P	AF	NANCY LAKE - LATRINE	MAT-SU	26-28	REPLACE 10 VAULTS	\$250,000
DNR	P	AF	NANCY LAKE CABIN #1	MAT-SU	26-28	REPLACE ROOF & PAINT DOOR	\$2,772
DNR	P	AF	NANCY LAKE CABIN #2	MAT-SU	26-28	REPAIR ROOF & DOOR	\$2,217
DNR	P	AF	NANCY LAKE CABIN #3	MAT-SU	26-28	REPAIR DOOR & WINDOWS	\$1,109
DNR	P	AF	NANCY LAKE CABIN #4	MAT-SU	26-28	PAINT & REPAIR CHIMNEY	\$1,330
DNR	P	AF	NANCY LAKE-PICNIC SHELTER 3	MAT-SU	26-28	REPLACE SHINGLES	\$1,663
DNR	P	AF	RAJGER CABIN-BUTTERFLY LAKE	MAT-SU	26-28	REPAIR CHIMNEY & REPL ROOFING	\$1,500
DNR	P	AF	RED SHIRT LAKE CABIN #4	MAT-SU	26-28	PAINT	\$554
DNR	P	AF	RED SHIRT LAKE-CABIN #1	MAT-SU	26-28	REPLACE FLR, WINDOWS & DOOR	\$2,772
DNR	P	AF	RED SHIRT LAKE-CABIN #2	MAT-SU	26-28	PAINT & RPR CHIMNEY	\$300
DNR	P	AF	RED SHIRT LK-PUBLIC USE CAB#3	MAT-SU	26-28	PAINT DOOR	\$500
DNR	P	AF	TRAILER/NANCY LAKE	MAT-SU	26-28	REPLACE SIDING & REPAIR ELEC	\$5,544
DNR	P	AF	VISITOR CENTER	INDEP. MINE	26-28	REPLACE HEATING, PAINT	\$27,718
DNR	P	AF	WILLOW CREEK, DECEPTION CREEK, 2 SV LATRINES	WILLOW	26-28	PAINT	\$150
DNR	P	AF	COMPLEX (PAINT HOUSE)	FAIRBANKS	29-34	UPGRADE HEATING	\$1,663
DNR	P	AF	COMPLEX STORAGE (POLE SHED)	FAIRBANKS	29-34	UPGRADE ELECTRICAL	\$887
DNR	P	AF	COMPLEX STORAGE BARN	FAIRBANKS	29-34	UPGRADE ELEC AND NEW FLOOR	\$6,652
DNR	P	AF	COMPLEX WAREHOUSE (SURPLUS)	FAIRBANKS	29-34	UPGRADE ELEC AND NEW ROOF	\$5,544
DNR	P	AF	HARDING LAKE (GARAGE SHOP)	FAIRBANKS	29-34	STAIN EXTERIOR, ADD WOOD OR OIL BURNING	\$2,772
DNR	P	AF	HARDING LAKE RESIDENCE	FAIRBANKS	29-34	MAJOR RENOVATION	\$9,424
DNR	P	AF	HARDING LAKE, 2 SV, 4 OLD & 1 NEW DV	FAIRBANKS	29-34	REPLACE 4	\$100,000
DNR	P	AF	SALCHA RIVER LATRINE	FAIRBANKS	29-34	REPLACE	\$25,000
DNR	P	AF	GRUBBING HOUSE	JUNEAU	3-4	UPGRADE SEPTIC, ELEC & CHIMNEY	\$66,523
DNR	P	AF	SEYMOUR CABIN	JUNEAU	3-4	FLOOR AND OUTHOUSE REPAIR	\$20,000
DNR	P	AF	WICKERSHAM HSE MSM	JUNEAU	3-4	MAJOR RENOVATION	\$200,000

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DEPT	DIV	BUILDING NAME	LOCATION	ELEC DIST	WORK DESCRIPTION	ESTIMATED COST	
DNR	P	AF	ANCHOR RIVER SRA 4 DV 1SV LATRINES	KENAI AREA	7-9	REPLACE 3 DV	\$75,000
DNR	P	AF	CLAM GULCH SRA 2SV LATRINES	KENAI AREA	7-9	REPLACE 1 DV	\$25,000
DNR	P	AF	CLAM GULCH SRA PICNIC SHELTER	KENAI AREA	7-9	PAINT, GRAVEL REPLACEMENT	\$1,000
DNR	P	AF	DEEP CREEK 2 DV LATRINES	KENAI AREA	7-9	REPLACE 2 DV	\$30,000
DNR	P	AF	FUNNY RIVER CABIN	SOLDOTNA	7-9	REPLACE WATER SYSTEM	\$5,000
DNR	P	AF	JOHNSON LAKE SRA 4 DV LATRINES	KASILOF	7-9	REPLACE	\$100,000
DNR	P	AF	KASILOF RIV SRS DV LATRINE	KASILOF	7-9	REPLACE	\$25,000
DNR	P	AF	NINILCHIK RIV PICNIC SHELTER	KENAI AREA	7-9	PAINT, REPLACE FOUNDATION FOOTING	\$1,000
DNR	P	AF	NINILCHIK SRA 3 DV LATRINES	KENAI AREA	7-9	REPLACE 1 DV	\$25,000
DOA	ALP	AF/MISC	PIONEER HOME	KETCHIKAN	1	INTERIOR REPAINTING	\$418,319
DOA	ALP	MISC	PIONEER HOME	KETCHIKAN	1	EXTERIOR PAVING REPAIRS	\$99,119
DOA	ALP	MISC	PIONEER HOME	KETCHIKAN	1	HVAC CONTROLS REPLACEMENT	\$85,000
DOA	ALP	MISC	PIONEER HOME	SITKA	2	SERVICE DRIVE PAVING	\$11,642
DOA	ALP	MISC	PIONEER HOME	SITKA	2	DDC CONTROLS INSTALLATION	\$170,000
DOA	ALP	MISC	PIONEER HOME	ANCHORAGE	10-25	PARKING LOT PAVEMENT REPAIRS	\$32,596
DOA	ALP	MISC	PIONEER HOME	ANCHORAGE	10-25	DDC CONTROLS INSTALLATION	\$210,000
DOA	ALP	MISC	PIONEER HOME	PALMER	26-28	DDC CONTROLS INSTALLATION	\$120,000
DOA	ALP	MISC	PIONEER HOME	JUNEAU	3-4	THERMOSTAT CONTROLS SYST REPL	\$390,601
DOC		AF	KETCHIKAN CORRECTIONAL CENTER	KETCHIKAN	1	CCTV REPLACEMENT	\$25,000
DOC		AF	ANVIL MNTAIN CORRECT CTR.	NOME	38	CCTV REPLACEMENT	\$10,000
DOC		AF	ANVIL MNTAIN CORRECT CTR.	NOME	38	LEACH FIELD REPLACEMENT	\$100,000
DOC		AF	ANVIL MNTAIN CORRECT CTR.	NOME	38	FREON REPLACEMENT	\$50,000
DOC		AF	YUKON-KUSKO CORRECTIONAL CTR.	BETHEL	39	REPAIR INTERCOM SPEAKERS & CALL BOXES	\$20,000
DOC		AF	YUKON-KUSKO CORRECTIONAL CTR.	BETHEL	39	WATER TREATMENT SYSTEM - REPAIRS	\$50,000
DOC		AF	YUKON-KUSKO CORRECTIONAL CTR.	BETHEL	39	SECURITY CONTROLS & LOCKS REPLACEMENT	\$130,000
DOC		AF	YUKON-KUSKO CORRECTIONAL CTR.	BETHEL	39	EXPAND GENERATOR LOAD	\$20,000
DOC		AF	YUKON-KUSKO CORRECTIONAL CTR.	BETHEL	39	SECURITY UPGRADES (PH II)	\$50,000
DOC		AF	YUKON-KUSKO CORRECTIONAL CTR.	BETHEL	39	NORTH/SOUTH VEH. GATES REPLACEMENT	\$40,000
DOC		AF	YUKON-KUSKO CORRECTIONAL CTR.	BETHEL	39	BOILER REPLACEMENT	\$150,000
DOC		AF	COOK INLET PRE-TRIAL	ANCHORAGE	10-25	WATER TANK REPLACEMENT	\$40,000
DOC		AF	HILAND MTN. CORRECTIONAL CTR.	EAGLE RIVER	10-25	PERIMETER ALARM REPAIR	\$600,000
DOC		AF	Sixth Avenue Correctional Center	ANCHORAGE	10-25	CCTV REPLACEMENT	\$75,000
DOC		AF	PALMER CORRECTIONAL CTR.	PALMER	26-28	STU INTERCOM REPLACEMENT	\$50,000
DOC		AF	PALMER CORRECTIONAL CTR.	PALMER	26-28	SECURITY DOOR LOCKS REPAIR	\$60,000
DOC		AF	PALMER CORRECTIONAL CTR.	PALMER	26-28	MED. HOUSING DOORS REPLAC.	\$75,000
DOC		AF	PALMER CORRECTIONAL CTR.	PALMER	26-28	MED. KITCHEN REPAIRS	\$130,000
DOC		AF	PALMER CORRECTIONAL CTR.	PALMER	26-28	MIN KITCHEN REPAIRS	\$150,000
DOC		AF	PALMER CORRECTIONAL CTR.	PALMER	26-28	MIN DISHWASHER REPLACEMENT	\$60,000
DOC		AF	PALMER CORRECTIONAL CTR.	PALMER	26-28	MED. DISHWASHER REPLACEMENT	\$60,000
DOC		AF	PALMER CORRECTIONAL CTR.	PALMER	26-28	MED WALKIN COOLER REPLACEMENT	\$100,000
DOC		AF	PALMER CORRECTIONAL CTR.	PALMER	26-28	MIN PGMS & SPT WATER HEATER REPAIR	\$40,000
DOC		AF	PALMER CORRECTIONAL CTR.	PALMER	26-28	MED. WALKWAY REPAIR	\$50,000
DOC		AF	FAIRBANKS CORRECT CTR.	FAIRBANKS	29-34	GYM HVAC REPAIR	\$9,000
DOC		AF	FAIRBANKS CORRECT CTR.	FAIRBANKS	29-34	GYM SHOWER REPAIR	\$30,000
DOC		AF	FAIRBANKS CORRECT CTR.	FAIRBANKS	29-34	WALK-IN COOLER & FREEZER REPLACEMENT	\$200,000
DOC		AF	FAIRBANKS CORRECT CTR.	FAIRBANKS	29-34	KITCHEN REPAIRS	\$200,000
DOC		FI	LEMON CREEK CORRECT CTR.	JUNEAU	3-4	ROOF REPAIR - MAIN BLDG (PH II)	\$550,000
DOC		AF	LEMON CREEK CORRECT CTR.	JUNEAU	3-4	ACI GATE REPLACEMENT	\$6,400
DOC		AF	LEMON CREEK CORRECT CTR.	JUNEAU	3-4	ENTRY SALLYPORT GATE REPLACEMENT	\$10,000
DOC		AF	LEMON CREEK CORRECT CTR.	JUNEAU	3-4	GATE OPERATOR REPLACEMENT	\$65,000
DOC		AF	SPRING CREEK CORRECT CTR.	SEWARD	7-9	TRANSCIVER MODULES REPAIRS	\$40,000
DOC		AF	SPRING CREEK CORRECT CTR.	SEWARD	7-9	FUEL SPILL REMEDIATION	\$60,000
DOC		AF	SPRING CREEK CORRECT CTR.	SEWARD	7-9	VALVE REPLACEMENT	\$50,000
DOC		AF	SPRING CREEK CORRECT CTR.	SEWARD	7-9	BOILER SECTIONS REPLACEMENT	\$40,000
DOC		AF	WILDWOOD CORRECT CTR.	KENAI	7-9	HVAC - BLDG # 10 BOILER SECTION REPLACEMENT	\$6,000
DOC		AF	WILDWOOD CORRECT CTR.	KENAI	7-9	KITCHEN - PH II (SERVING LINE) REPAIRS	\$100,000
DOC		AF	WILDWOOD CORRECT CTR.	KENAI	7-9	KITCHEN - PH III (COOKING) REPAIRS	\$140,000
DOC		AF	WILDWOOD CORRECT CTR.	KENAI	7-9	FREEZER COMPRESSORS & CONDENSORS REPLACEMENT	\$15,000
DOT&PF	North	AF	HEALY STATION	HEALY	34	UPGRADE SHOP EXHAUST	\$8,870
DOT&PF	North	AF	CORDOVA MAINTENANCE STATION	CORDOVA	35	OVERHEAD DOORS AT DOT MAINTENANCE	\$24,000
DOT&PF	North	AF	CORDOVA MAINTENANCE STATION	CORDOVA	35	VEHICLE FLUG-UP UPGRADE	\$9,000
DOT&PF	North	AF	DELTA MAINTENANCE STATION	DELTA	35	REPLACE WATER STORAGE TANK	\$8,000
DOT&PF	North	AF	DELTA SHOP	DELTA	35	OH CRANE/HOIST TROLLEY UNIT	\$88,697
DOT&PF	North	AF	EQUIPMENT SHOP	VALDEZ	35	REPLACE FLOOR DRAIN SYSTEM TO CODE	\$35,000
DOT&PF	North	AF	HOUSING UNIT	PAXSON	35	REPLACE HEATING FUEL TANK	\$30,000
DOT&PF	North	AF	PAXSON MAINTENANCE STATION	PAXSON	35	PAXSON	\$10,000
DOT&PF	North	AF	PAXSON STATION	PAXSON	35	FLOOR DRAIN RENOVATION	\$35,000
DOT&PF	North	AF	TAZLINA STATION	TAZLINA	35	FLOOR DRAIN RENOVATION	\$35,000
DOT&PF	North	AF	TAZLINA STATION	TAZLINA	35	REPLACE SEPTIC SYSTEM TO CODE	\$20,000
DOT&PF	North	AF	THOMPSON PASS STATION	THOMPSON PASS	35	REPLACE SKIRTING ON BUNK-HOUSE BUILDING	\$25,000
DOT&PF	North	AF	THOMPSON PASS STATION	THOMPSON PASS	35	RENOVATE FLOOR DRAIN SYSTEM TO CODE	\$15,000

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DOT&PF	North	AF	TRIMS MAINTENANCE STATION	TRIMS	35	REPLACE OVERHEAD DOORS	\$20,000
DOT&PF	North	AF	VALDEZ AND DOT COMBINED FACILITIES	VALDEZ	35	COMPLETE WASTE WATER SYSTEM REPAIRS	\$15,000
DOT&PF	North	AF	VALDEZ STATION	VALDEZ	35	REPLACE FLOOR DRAIN SYSTEM TO CODE	\$35,000
DOT&PF	North	AF	7-MILE STATION	SEVEN MILE	38	UPGRADE PROPANE FILL FACILITY	\$12,000
DOT&PF	North	AF	CHANDALAR CAMP	CHANDALAR	36	REPAIR INCINERATOR	\$116,415
DOT&PF	North	AF	CHANDALAR SHOP	CHANDALAR	36	REPAIR YARD LIGHTING	\$49,892
DOT&PF	North	AF	CHANDALAR STATION	CHANDALAR	36	UPGRADE PROPANE FILL FACILITY	\$16,000
DOT&PF	North	AF	COLDFOOT CAMP	COLDFOOT	36	SOLID WASTE INCINERATOR	\$116,415
DOT&PF	North	AF	COLDFOOT SHOP	COLDFOOT	36	O/H CRANE/HOIST TROLLEY UNIT	\$88,697
DOT&PF	North	AF	COLDFOOT STATION	COLDFOOT	36	INSTALL WASHDOWN CURTAIN	\$15,000
DOT&PF	North	AF	EAST FORK SHOP	EAST FORK	36	REPLACE FLR & BULD GEN HOUSE	\$130,000
DOT&PF	North	AF	EAST FORK STATION	EAST FORK	36	REPLACE O/H CRANES & OPERATORS	\$21,066
DOT&PF	North	AF	EAST FORK STATION	EAST FORK	36	FUR OUT, INSULATE & SHEETROCK	\$38,805
DOT&PF	North	AF	ERNESTINE STATION	ERNESTINE	36	WATER SYSTEM RENOVATION	\$25,000
DOT&PF	North	AF	GALENA STATION	GALENA	36	REBUILD SAND CONTAINMENT AREA	\$44,349
DOT&PF	North	AF	GALENA STATION	GALENA	36	UPGRADE INTERIOR LIGHTS	\$8,870
DOT&PF	North	AF	GALENA STATION	GALENA	36	CONVERT STEAM TO HWBB	\$120,000
DOT&PF	North	AF	GALENA STATION	GALENA	36	INSTALL AIR COMPRESSOR	\$5,544
DOT&PF	North	AF	JIM RIVER CAMP	JIM RIVER	36	REPLACE BI-FOLD DOORS W/ OVERHEAD	\$70,000
DOT&PF	North	AF	JIM RIVER CAMP	JIM RIVER	36	O/H CRANE/HOIST TROLLEY UNIT	\$88,697
DOT&PF	North	AF	LIVENGOOD STATION	LIVENGOOD	36	UPGRADE WATER SUPPLY LINES	\$18,000
DOT&PF	North	AF	LIVENGOOD STATION	LIVENGOOD	36	RESFRING FOUR OVERHEAD DOORS	\$6,652
DOT&PF	North	AF	LIVENGOOD STATION	LIVENGOOD	36	UPGRADE WATER LINE & UTILIDOR	\$8,870
DOT&PF	North	AF	NORTHWAY STATION	NORTHWAY	36	ENERGY RETROFIT	\$100,000
DOT&PF	North	AF	SEVEN MILE MAINT CAMP	SEVEN MILE	36	INCINERATOR ENCLOSURE	\$33,262
DOT&PF	North	AF	SLANA STATION	SLANA	36	FLOOR DRAIN RENOVATION	\$35,000
DOT&PF	North	AF	SOUTH FORK MAINTENANCE STATION	SOUTH FORK	36	REPLACE OVERHEAD DOORS	\$10,000
DOT&PF	North	AF	SOUTH FORK STATION	SOUTH FORK	36	GENERATOR BUILDING REMODEL	\$14,000
DOT&PF	North	AF	SOUTH FORK STATION	SOUTH FORK	36	REPLACE OVERHEAD DOORS	\$10,000
DOT&PF	North	AF	TOK MAINTENANCE STATION	TOK	36	REPLACE OVERHEAD DOORS	\$20,000
DOT&PF	North	AF	DEADHORSE CAMP	DEADHORSE	37	EMPLOYEE HOUSING REPLACEMENT	\$1,330,461
DOT&PF	North	FI	DEADHORSE SHOP	DEADHORSE	37	REPLACE MAINTENANCE SHOP	\$3,880,513
DOT&PF	North	FI	KOTZEBUE COURT ROOF	KOTZEBUE	37	REPLACE EXISTING ROOF SYSTEM	\$271,500
DOT&PF	North	MISC	AIRPORT SHOP	NOME	38	ASPHALT CLEAN-UP	\$30,000
DOT&PF	North	AF	NOME SEF SHOP	NOME	38	REPLACE EQUIPMENT FLEET SHOP	\$2,000,000
DOT&PF	North	MISC	SEF ATCO BUILDING	NOME	38	REPLACE OVERHEAD DOOR	\$6,000
DOT&PF	North	MISC	SEF BUILDING	NOME	38	REPLACE EXISTING WINDOWS WITH THERMOPANE	\$60,000
DOT&PF	North	MISC	SEF SHOP	NOME	38	PVC WINDOWS	\$60,000
DOT&PF	North	MISC	STATE OFFICE BUILDING	NOME	38	ASPHALT CLEAN-UP	\$50,000
DOT&PF	North	MISC	WHITE MOUNTAIN AIRPORT	WHITE MOUNTAIN	38	REPLACE COMMERCIAL GRADE CARPETING	\$60,000
DOT&PF	North	MISC	WHITE MOUNTAIN AIRPORT	WHITE MOUNTAIN	38	OLD EQUIPMENT BLDG CLEANUP	\$15,000
DOT&PF	CENT	AF/MISC	MAINTENANCE SHOP	BETHEL	39	REPAIR LIGHTING	\$11,087
DOT&PF	SE	AF	HIGHWAY AIRPORT MAINTENANCE STATIONS	SE REGION	50	REPLACE DETERIORATED/MALFUNCTIONING VEHICLE BAY DOORS	\$80,000
DOT&PF	SE	AF	HIGHWAY AIRPORT MAINTENANCE STATIONS	SE REGION	50	REPLACE DETERIORATED/ SUBSTANDARD LIGHTING	\$50,000
DOT&PF	CENT	AF	MAINTENANCE SHOPS	REGION WIDE	60	FIXTURES IN SHOP AREAS	\$277,179
DOT&PF	CENT	AF	MAINTENANCE SHOPS	REGION WIDE	60	INSTALL ABOVE GROUND FUEL TANK	\$110,000
DOT&PF	CENT	AF	MAINTENANCE SHOPS	REGION WIDE	60	UPGRADE READY LINE	\$194,026
DOT&PF	CENT	AF	MAINTENANCE SHOPS	REGION WIDE	60	OVERHEAD DOOR REPLACEMENT	\$25,000
DOT&PF	CENT	AF	MAINTENANCE SHOPS	REGION WIDE	60	REPLACE COMPRESSOR	\$11,087
DOT&PF	CENT	AF	MAINTENANCE SHOPS	REGION WIDE	60	FUEL ISLAND REPLACEMENT	\$277,179
DOT&PF	CENT	AF	MAINTENANCE SHOPS	REGION WIDE	60	REPAIR FLOOR HOISTS	\$100,000
DOT&PF	CENT	AF	MAINTENANCE SHOPS	REGION WIDE	60	EMERGENCY GENERATORS (INSTALL)	\$50,000
DOT&PF	CENT	AF	MAINTENANCE SHOPS	REGION WIDE	60	FUEL PUMP REPLACEMENT	\$150,000
DOT&PF	CENT	AF	MAINTENANCE SHOPS	REGION WIDE	60	REPAIR SEPTIC SYSTEMS	\$221,744
DOT&PF	North	AF	FAIRBANKS DEADHORSE SHOPS	DISTRICT WIDE	70	INSTL WASHRACKS BAYS/ADDITIONS	\$50,000
DOT&PF	CENT	AF	AVIATION BUILDING	ANCHORAGE	10-25	UPGRADE ELECTRICAL	\$277,179
DOT&PF	CENT	MISC	AVIATION BUILDING	ANCHORAGE	10-25	TANK DISPOSAL	\$2,200
DOT&PF	CENT	AF/MISC	MATERIALS LAB	ANCHORAGE	10-25	REMOVE & UPGRADE READY LINE	\$144,000
DOT&PF	CENT	AF	SEF BUILDING	ANCHORAGE	10-25	REPLACE BI-FOLD DOORS (6)	\$40,000
DOT&PF	CENT	AF	SEF BUILDING	ANCHORAGE	10-25	INSTALL BACK-UP POWER GENERATOR	\$52,000
DOT&PF	CENT	AF	SEF BUILDING	ANCHORAGE	10-25	REPLACE FLOOR HOIST	\$100,000
DOT&PF	CENT	AF	TUDOR ROAD COMPLEX	ANCHORAGE	10-25	REPLACE & UPGRADE WATER GATE VALVES WITHIN YARD	\$75,000
DOT&PF	North	AF	ADMIN BUILDING	FAIRBANKS	29-34	UPGRADE ADMIN BUILDING HVAC	\$8,000
DOT&PF	North	MISC	ADMIN BUILDING	FAIRBANKS	29-34	REPLACE CEILING TILE MATERIALS	\$13,305
DOT&PF	North	AF	BIRCH LAKE SHOP	BIRCH LAKE	29-34	REPLACE O/H DOORS & OPERATORS	\$20,000
DOT&PF	North	AF	CANTWELL STATION	CANTWELL	29-34	UPGRADE ELECTRICAL SERVICE	\$6,652
DOT&PF	North	AF	CANTWELL STATION	CANTWELL	29-34	REPLACE AIR COMPRESSOR	\$65,000
DOT&PF	North	AF	FAIRBANKS EQ SHOP	FAIRBANKS	29-34	REPAIR FLOOR	\$66,523
DOT&PF	North	MISC	FAIRBANKS EQ SHOP	FAIRBANKS	29-34	CLEAN/REPAINT & REPAIR WALLS	\$40,000
DOT&PF	North	MISC	FAIRBANKS EQ SHOP	FAIRBANKS	29-34	CLEAN WALLS, CEILINGS, AND REPAINT	

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DOT&PF	North	MISC	FAIRBANKS REG OFF BLDG	FAIRBANKS	29-34 NOISE ATTENUATION	\$110,000
DOT&PF	North	AF	LARGE WARM STORAGE	FAIRBANKS	29-34 HYDRONIC HEAT CONVERSION/LARGE	\$270,000
DOT&PF	North	MISC	LARGE WARM STORAGE	FAIRBANKS	29-34 REPAINT EXTERIOR/LARGE WARM STORAGE	\$20,000
DOT&PF	North	AF	MAINTENANCE BUILDING	FAIRBANKS	29-34 HYDRONIC HEAT CONVERSION AND AIR HANDLING	\$325,000
DOT&PF	North	AF	MAINTENANCE SHOP	CANTWELL	29-34 REPLACE OVERHEAD DOORS	\$10,000
DOT&PF	North	MISC	PEGER COMPLEX/ADMIN BLDG	FAIRBANKS	29-34 REPLACE 2 FANS/COPY & RESTRMS	\$1,774
DOT&PF	North	MISC	PEGER COMPLEX/ADMIN BLDG	FAIRBANKS	29-34 REPLACE PARTITIONS/4 BATHROOMS	\$6,652
DOT&PF	North	AF	PEGER COMPLEX/MAINT BLDG	FAIRBANKS	29-34 REPLACE AIR COMPRESSOR	\$4,989
DOT&PF	North	AF	PEGER COMPLEX/MATERIALS	FAIRBANKS	29-34 REPLACE AIR COMPRESSOR	\$4,989
DOT&PF	North	MISC	PEGER COMPLEX/SEF	FAIRBANKS	29-34 REPAINT INT @LT/HVY DUTY SHOPS	\$28,827
DOT&PF	North	AF	PEGER COMPLEX/SEF	FAIRBANKS	29-34 PLUG-IN HOTLINE	\$85,000
DOT&PF	SE	AF	CAPITOL BUILDING (EXECUTIVE BRANCH AREAS)	JUNEAU	REWIRE STANDBY POWER FOR THIRD FLOOR GOVERNORS OFFICE SPACE	\$55,000
DOT&PF	SE	MISC	DOUGLAS ISLAND CENTER BLDG	JUNEAU	REPLACE WORN CARPET IN HALLWAYS AND ENTRIES	\$70,000
DOT&PF	SE	MISC	GOVERNORS HOUSE	JUNEAU	3-4 RECONSTRUCT ROCK WALL AT PROPERTY LINE	\$90,000
DOT&PF	CENT	MISC	ARPT ARFF BLDG	HOMER	7-9 PAINT EXTERIOR & INTERIOR	\$44,349
DOT&PF	CENT	MISC	STATION	HOMER	7-9 PAINT INTERIOR	\$40,000
FY 2003 TOTAL						\$24,591,858
FY 2004						
DFG		MISC	OFFICE	HAINES	5 PAINT EXTERIOR OF BUILDING	\$5,000
DFG		AF	OFFICE	HAINES	5 REPLACE STAIN EXTERIOR/INSULATE OH DOOR/DEMO	\$320,000
DFG		MISC	GARAGE/SHOP	GLENALLEN	35 WATER TA	\$8,000
DFG		MISC	HOUSING	CHITNA	36 INSTALL SEPTIC TANK	\$14,000
DFG		MISC	OFFICE	UNALAKLEET	38 RECARPET	\$5,000
DFG		MISC	OFFICE	SAND POINT	40 GRAVEL PARKING LOT	\$3,000
DFG		MISC	OFFICE	SAND POINT	40 REPLACE CARPETING AND VINYL	\$10,000
DFG		MISC	QUONSET HUTS	KING SALMON	40 DEMO	\$5,000
DHSS	DMHDD	FI	ALASKA PSYCHIATRIC INSTITUTE	ANCHORAGE	10-25 HOT WATER SYSTEM RETROFITS	\$100,000
DHSS	DMHDD	FI	ALASKA PSYCHIATRIC INSTITUTE	ANCHORAGE	10-25 API ROOF REPLACEMENT	\$1,500,000
DHSS	DMHDD	MISC	ASETS BUILDING	ANCHORAGE	10-25 ASETS OFFICE RENOVATION	\$20,000
DMVA	AGFM	MISC	210TH OPERATIONS	KULIS ANGB	10-25 MISCELLANEOUS REPAIRS	\$1,434
DMVA	AGFM	MISC	210TH OPERATIONS BLDG	KULIS ANGB	10-25 PAINT OFFICES/HALLWAY 2ND FLR	\$574
DMVA	AGFM	MISC	ACFT APRON	KULIS ANGB	10-25 CODE COMPL-INSTALL TIEDOWNS	\$7,172
DMVA	AGFM	MISC	ACFT CORROSION CONTROL	KULIS ANGB	10-25 RPL DOOR WEATHERSTRIPPING	\$574
DMVA	AGFM	MISC	ACFT CORROSION CONTROL	KULIS ANGB	10-25 REPAIR VENTILATING SYSTEM	\$1,434
DMVA	AGFM	MISC	ACFT MAINT HANGAR	KULIS ANGB	10-25 PAINT NDI SHOP	\$287
DMVA	AGFM	MISC	ACFT MAINT HANGAR #1	KULIS ANGB	10-25 REPAIR NDI OFFICE AREA	\$717
DMVA	AGFM	MISC	ACFT MAINT HANGAR #1	KULIS ANGB	10-25 REPAIR 6" CIP STORM DRAIN	\$2,869
DMVA	AGFM	MISC	ACFT MAINT HANGAR #1	KULIS ANGB	10-25 ALTER LEAN-TO 2ND FLOOR	\$1,148
DMVA	AGFM	MISC	ACFT MAINT HANGAR #1	KULIS ANGB	10-25 ALT HANGAR LEAN-TO/210 CAMS/MA	\$2,009
DMVA	AGFM	MISC	ACFT MAINT HANGAR #1	KULIS ANGB	10-25 ALTER TELEPHONE SWITCH ROOM	\$1,434
DMVA	AGFM	MISC	ACFT MAINT HANGAR #1	KULIS ANGB	10-25 ACM REMOVAL/DISPOSAL/BOILER 3B	\$4,016
DMVA	AGFM	MISC	ACFT MAINT HANGAR #1	KULIS ANGB	10-25 PAINT INT/WALLS ROOM 103 & 104	\$143
DMVA	AGFM	MISC	ACFT MAINT HANGAR #1	KULIS ANGB	10-25 ENCLOSE PAINT STRIPPER AREA	\$287
DMVA	AGFM	MISC	ACFT MAINT HANGAR #1	KULIS ANGB	10-25 REPAIR FABRIC SHOP	\$267,516
DMVA	AGFM	MISC	ACFT MAINT HANGAR #1	KULIS ANGB	10-25 ALT PROTECT COVER/CONT BOX	\$143
DMVA	AGFM	MISC	ACFT MAINT HANGAR #1	KULIS ANGB	10-25 ALTER FAB & ENVIRON SHOP	\$25,819
DMVA	AGFM	MISC	ACFT MAINTENANCE FAC.	KULIS ANGB	10-25 REPAIR HOSE AND LIGHT REELS	\$717
DMVA	AGFM	MISC	ACFT MAINTENANCE FAC	KULIS ANGB	10-25 PAINT ROOM #3	\$86
DMVA	AGFM	MISC	ACFT MAINTENANCE SHOP	KULIS ANGB	10-25 SECURITY GUARD SHACK	\$2,295
DMVA	AGFM	MISC	ACFT PARKING APRON	KULIS ANGB	10-25 REPLACE CABLE	\$430
DMVA	AGFM	MISC	AGE FACILITY	KULIS ANGB	10-25 REPAIR ROOF	\$8,606
DMVA	AGFM	MISC	AGE SHOP	KULIS ANGB	10-25 ADAL ASPHALT PAVING	\$574
DMVA	AGFM	MISC	AGE SHOP	KULIS ANGB	10-25 SEALCOAT AC PAVEMENT	\$861
DMVA	AGFM	MISC	AGE STORAGE SHOP	KULIS ANGB	10-25 PAINT FACILITY INTERIOR	\$861
DMVA	AGFM	MISC	AMMO STORAGE AREA	KULIS ANGB	10-25 ALTER ENTRY AMMO STOR AREA	\$2,295
DMVA	AGFM	MISC	BASE CIVIL ENGINEER	KULIS ANGB	10-25 ALTER BLDG 00004 FOR PJS	\$28,688
DMVA	AGFM	MISC	BASE CIVIL ENGINEER BLDG	KULIS ANGB	10-25 ALTER FAC FOR 210TH PJS	\$2,869
DMVA	AGFM	MISC	BASE CIVIL ENGINEER BLDG	KULIS ANGB	10-25 PAINT FACILITY EXTERIOR	\$2,869
DMVA	AGFM	MISC	BASE CIVIL ENGINEER SHOP	KULIS ANGB	10-25 ALTER SW BAY FLIGHTLINE	\$1,434
DMVA	AGFM	MISC	BASE CIVIL ENGINEER SHOP	KULIS ANGB	10-25 REPAIR ELECTRICAL SYSTEM	\$574
DMVA	AGFM	MISC	BASE CIVIL ENGINEERING BLDG	KULIS ANGB	10-25 R & R WATER SERVICE CONNECT	\$1,434
DMVA	AGFM	MISC	BASE SUPPLY	KULIS ANGB	10-25 ALTER OFFICES	\$1,205
DMVA	AGFM	MISC	BCE SUPPLY BLDG	KULIS ANGB	10-25 REPAIR CONCRETE CURB-N-GUTTER	\$86
DMVA	AGFM	MISC	CAMS T1001	KULIS ANGB	10-25 MISCELLANEOUS ALTERATIONS	\$660
DMVA	AGFM	MISC	FIRE DEPARTMENT	KULIS ANGB	10-25 CODE COMPL-FIRE SUPPRESSION	\$2,295
DMVA	AGFM	MISC	FIRE DEPARTMENT	KULIS ANGB	10-25 ALTER ROOM #5 FIRE DEPARTMENT	\$287
DMVA	AGFM	MISC	HANGAR #1	KULIS ANGB	10-25 REPLACE CIRCULATING PUMPS	\$631

Building Alaska for the 21st Century

ALASKA'S STATE OWNED BUILDINGS

DEPT	DIV	BUILDING NAME	LOCATION	ELEC DIST	WORK DESCRIPTION	ESTIMATED COST
DMVA	AGFM	MISC	HANGAR #1	KULIS ANGB	10-25 REPLACE DRINKING FOUNTAIN	\$201
DMVA	AGFM	MISC	HAZARDOUS STORAGE	KULIS ANGB	10-25 UPGRADE STORAGE BUILDING	\$2,000
DMVA	AGFM	MISC	JEWEL LAKE ARMORY	KULIS ANGB	10-25 ALTER JEWEL LAKE ARMORY	\$47,335
DMVA	AGFM	MISC	KULIS ANG BASE	KULIS ANGB	10-25 BASE-WIDE EMISSIONS INVENTORY	\$4,303
DMVA	AGFM	MISC	KULIS ANG BASE	KULIS ANGB	10-25 REMOVE LEAKING U/G TANKS	\$100,408
DMVA	AGFM	MISC	KULIS ANG BASE	KULIS ANGB	10-25 REKEY/RECOPE BASE FACILITIES	\$2,869
DMVA	AGFM	MISC	KULIS ANG PASE	KULIS ANGB	10-25 CHLORINATE & FLUSH WTR SYS	\$2,582
DMVA	AGFM	MISC	KULIS ANG BASE	KULIS ANGB	10-25 MAINTAIN PERIMETER ROAD	\$2,869
DMVA	AGFM	MISC	KULIS ANG BASE	KULIS ANGB	10-25 REPAIR STORM DRAIN SYSTEM	\$2,582
DMVA	AGFM	MISC	KULIS ANG BASE	KULIS ANGB	10-25 MAINTAIN PARKING LOT	\$2,869
DMVA	AGFM	MISC	KULIS ANG BASE	KULIS ANGB	10-25 BASE ENVIRONMENTAL ASSESSMENT	\$8,606
DMVA	AGFM	MISC	KULIS ANG BASE	KULIS ANGB	10-25 SOIL GAS ANALYSIS U/G TANKS	\$2,869
DMVA	AGFM	MISC	KULIS ANG BASE	KULIS ANGB	10-25 PAINT CONEX STORAGE CONTAINERS	\$717
DMVA	AGFM	MISC	KULIS ANG BASE	KULIS ANGB	10-25 RPL BOLLARDS/FIRE HYDRANTS	\$172
DMVA	AGFM	MISC	KULIS ANG BASE	KULIS ANGB	10-25 MODIFY BASE ALARM SYSTEM	\$2,869
DMVA	AGFM	MISC	KULIS ANG BASE	KULIS ANGB	10-25 REPLACE NATURAL GAS SYSTEM	\$57,376
DMVA	AGFM	MISC	KULIS ANG BASE	KULIS ANGB	10-25 CODE COMPL-LEAK DETECT UGT	\$5,106
DMVA	AGFM	MISC	KULIS ANG BASE	KULIS ANGB	10-25 REPAIR SIDEWALKS AND STEPS	\$287
DMVA	AGFM	MISC	KULIS ANG BASE	KULIS ANGB	10-25 REPAIR STORM DRAIN SYSTEM	\$10,041
DMVA	AGFM	MISC	KULIS ANG BASE GROUNDS	KULIS ANGB	10-25 HYDRO-SEED VAR. BASE GROUNDS	\$2,000
DMVA	AGFM	MISC	KULIS ANGB BASE	KULIS ANGB	10-25 SPILL PREVENT/RESPONSE PLAN	\$6,885
DMVA	AGFM	MISC	MAIN GATE	KULIS ANGB	10-25 REPLACE SIGN POST MAIN GATE	\$430
DMVA	AGFM	MISC	MAIN GATE AREA	KULIS ANGB	10-25 REFURBISH MAIN GATE AREA	\$373
DMVA	AGFM	MISC	MAINT HANGAR #1	KULIS ANGB	10-25 PAINT FACILITY EXTERIOR	\$1,434
DMVA	AGFM	MISC	MOTOR POOL	KULIS ANGB	10-25 REPAIR LEAKING DIESEL TANK	\$1,434
DMVA	AGFM	MISC	MOTOR POOL FIRE DEPT	KULIS ANGB	10-25 PAINT FACILITY EXTERIOR	\$2,869
DMVA	AGFM	MISC	MOTOR POOL/FIRE DEPT.	KULIS ANGB	10-25 REPAIR ROOF & INSULATION	\$430
DMVA	AGFM	MISC	MOTOR POOL/FIRE STATION	KULIS ANGB	10-25 REPLACE CONTROL BOX & MOTOR	\$344
DMVA	AGFM	MISC	MULTIPURPOSE	KULIS ANGB	10-25 REPAIR ROOF	\$35,860
DMVA	AGFM	MISC	MULTIPURPOSE BLDG	KULIS ANGB	10-25 REPAIR HOT WATER SYSTEM	\$430
DMVA	AGFM	MISC	MULTIPURPOSE BLDG	KULIS ANGB	10-25 REPAIR FLOOR IN KITCHEN AREA	\$86,064
DMVA	AGFM	MISC	OPERATION & TRAINING BLDG	KULIS ANGB	10-25 REPLACE GRATE NW ENTRANCE	\$459
DMVA	AGFM	MISC	OPERATION & TRAINING BLDG	KULIS ANGB	10-25 REPAIR CONCRETE SIDEWALK STEPS	\$2,869
DMVA	AGFM	MISC	OPERATION & TRAINING BLDG	KULIS ANGB	10-25 ALTER RM 119/DIRECTORS AREA	\$2,869
DMVA	AGFM	MISC	OPERATIONAL & TRAINING BLDG.	KULIS ANGB	10-25 REPAIR WATER DAMAGE WALLS	\$287
DMVA	AGFM	MISC	OPERATIONS & TRAINING BLDG	KULIS ANGB	10-25 ADAL PARKING LOT/BLDG 00037	\$4,303
DMVA	AGFM	MISC	OPERATIONS & TRAINING BLDG	KULIS ANGB	10-25 REPAIR PATIONE CORNER	\$1,434
DMVA	AGFM	MISC	OPERATIONS & TRAINING BLDG	KULIS ANGB	10-25 REPAIR CONCRETE SIDEWALK NORTH	\$287
DMVA	AGFM	MISC	OPERATIONS & TRAINING FAC	KULIS ANGB	10-25 MODIFY MAIN HALL FOYER	\$689
DMVA	AGFM	MISC	SO OPS	KULIS ANGB	10-25 ALTER BASE OP/COMMAND POST	\$4,303
DMVA	AGFM	MISC	SQUADRON OPERATIONS	KULIS ANGB	10-25 REPAIR ROOF	\$17,930
DMVA	AGFM	MISC	SQUADRON OPS, BLDG	KULIS ANGB	10-25 PERFORM STRUCTURAL ANALYSIS	\$1,434
DMVA	AGFM	MISC	SUPPLY EQUIPMENT BLDG	KULIS ANGB	10-25 RELOCATE LITES/ALTER EMR LITES	\$143
DMVA	AGFM	MISC	UNDERGROUND STORAGE TANKS	KULIS ANGB	10-25 CODE COMPL-LEAK DETECT UGT	\$11,475
DMVA	AGFM	MISC	VEHICLE PARKING SHED	KULIS ANGB	10-25 PAINT EXTERIOR	\$832
DMVA	AGFM	MISC	VEHICLE PARKING SHED	KULIS ANGB	10-25 PAINT EXTERIOR	\$574
DNR	P	MISC	ARC/ARTS BUILDING	DELTA JUNC	35 TREAT EXTERIOR REPAIR LEAKS	\$8,870
DNR	P	MISC	EAGLE RIVER NATURE CENTER	EAGLE RIVER	10-25 REFINISH LOGS, DECK EXPONENTS	\$35,000
DNR	P	MISC	SUPPORT BLDG, OCCUPIED	JUNEAU	3-4 ADD WATER TO SHOP	\$3,326
DNR	P	MISC	CAINES HEAD 3 PICNIC SHELTERS	SEWARD	7-9 PAINT, REPLACE GRAVEL	\$1,500
DOC		MISC	KETCHIKAN CORRECTIONAL CENTER	KETCHIKAN	1 ADMIN FLOOR COVERING REPLACEMENT	\$16,000
DOC		MISC	ANVIL MNTAIN CORRECT CTR	NOME	38 FLOORING REPLACEMENT	\$10,000
DOC		MISC	YUKON-KUSKO CORRECTIONAL CTR	BETHEL	39 EXHAUST FAN REPAIRS-COPIER ROOM	\$2,000
DOC		MISC	YUKON-KUSKO CORRECTIONAL CTR	BETHEL	39 FLOOR COVERING REPAIRS	\$50,000
DOC		MISC	YUKON-KUSKO CORRECTIONAL CTR	BETHEL	39 REPAIR INTERIOR WALLS/WINDOW	\$10,000
DOC		MISC	STATEWIDE	STATEWIDE	99 PREVENTIVE MAINTENANCE SYSTEM	\$250,000
DOC		MISC	HILAND MTN CORRECTIONAL CTR.	EAGLE RIVER	10-25 FLOORING REPLACEMENT	\$60,000
DOC		MISC	PALMER CORRECTIONAL CTR	PALMER	26-28 MISCELLANEOUS REPAIRS	\$30,000
DOC		MISC	FAIRBANKS CORRECT CTR	FAIRBANKS	29-34 CURB & SIDEWALK REPAIR	\$5,000
DOC		MISC	FAIRBANKS CORRECT CTR	FAIRBANKS	29-34 HOUSING CARPET REPLACEMENT	\$20,000
DOC		MISC	FAIRBANKS CORRECT CTR	FAIRBANKS	29-34 VISITATION CARPET REPLACEMENT	\$20,000
DOC		AF	LEMON CREEK CORRECT CTR	JUNEAU	3-4 PERIMETER ALARM REPAIR	\$700,000
DOC		MISC	WILDWOOD CORRECT CTR	KENAI	7-9 STREET REPAIRS	\$240,000
DOC		MISC	WILDWOOD CORRECT CTR	KENAI	7-9 FLOOR TILE & CARPET REPLACEMENT	\$30,000
DOC		MISC	WILDWOOD CORRECT CTR	KENAI	7-9 PLUMBING FIXTURES & WATER LINE REPAIRS	\$37,500
DOT&PF	CENT	MISC	COMBINED FACILITY	KODIAK	6 PAINT INTERIOR & EXTERIOR	\$125,000
DOT&PF	North	MISC	HEALY STATION	HEALY	34 REMODEL BATHROOM	\$7,207
DOT&PF	North	MISC	HEALY STATION	HEALY	34 REPAINT INTERIOR	\$24,392
DOT&PF	North	MISC	ADMIN BLDG	VALDEZ	35 PAINT INSIDE AND REPLACE CARPET	\$35,000
DOT&PF	North	MISC	CORDOVA (MUDHOLE SMITH) AIRPORT	CORDOVA	35 REPAIRS TO ARFF BUILDING	\$75,000
DOT&PF	North	MISC	COURTHOUSE	VALDEZ	35 PAINT INSIDE AND REPLACE CARPET	\$35,000
DOT&PF	North	MISC	TAZLINA MAINTENANCE STATION	TAZLINA	35 INTERIOR PAINT	\$10,000
DOT&PF	North	MISC	TAZLINA STATION	TAZLINA	35 CARPET REPLACEMENT	\$15,000

Building Alaska for the 21st Century

ALASKA'S STATE OWNED BUILDINGS

DEPT	DIV	BUILDING NAME	LOCATION	ELEC DIST	WORK DESCRIPTION	ESTIMATED COST	
DOT&PF	North	MISC	VALDEZ COMBINED FACILITIES	VALDEZ	35	CARPET REPLACEMENT	\$15,000
DOT&PF	North	MISC	VALDEZ MAINTENANCE STATION	VALDEZ	35	VEHICLE PLUG-IN UPGRADE	\$9,000
DOT&PF	North	MISC	WASHHOUSE/UTLIDOR	PAXSON	35	REMODEL THE INSIDE OF WASH-HOUSE	\$35,000
DOT&PF	North	MISC	CHITINA MAINTENANCE STATION	CHITINA	36	CHITINA INTERIOR PAINT	\$10,000
DOT&PF	North	MISC	GALENA STATION	GALENA	36	REPAINT INTERIOR MAINT. BLDG	\$37,696
DOT&PF	North	MISC	NENANA STATION	NENANA	38	PAINT INTERIOR	\$22,174
DOT&PF	North	MISC	TOK STATION EQUIPMENT SHOP	TOK	36	INTERIOR PAINT AND REPAIR	\$9,000
DOT&PF	North	MISC	DEERING AIRPORT	DEERING	37	OLD EQUIPMENT BLDG CLEANUP	\$15,000
DOT&PF	North	MISC	KOBUK AIRPORT	KOBUK	37	OLD EQUIPMENT BLDG CLEANUP	\$15,000
DOT&PF	North	MISC	KOTZEBUE	KOTZEBUE	37	DIKE FUEL TANKS	\$360,000
DOT&PF	North	MISC	SELAWIK AIRPORT	SELAWIK	37	OLD EQUIPMENT BLDG CLEANUP	\$15,000
DOT&PF	North	MISC	SHUNGNAK AIRPORT	KOTZEBUE	37	OLD EQUIPMENT BLDG CLEANUP	\$20,000
DOT&PF	North	MISC	RUSSIAN MISSION AIRPORT	ST. MARYS	38	OLD EQUIPMENT BLDG CLEANUP	\$15,000
DOT&PF	North	MISC	SAVOONGA AIRPORT	SAVOONGA	38	OLD EQUIPMENT BLDG CLEANUP	\$30,000
DOT&PF	North	MISC	SHAGELUK AIRPORT	ST. MARYS	38	OLD EQUIPMENT BLDG CLEANUP	\$10,000
DOT & PF	North	MISC	SHAKTOOLIK AIRPORT	SHAKTOOLIK	38	OLD EQUIPMENT BLDG CLEANUP	\$15,000
DOT&PF	CENT	MISC	COMBINED FACILITY	BETHEL	39	PAINT EXTERIOR	\$22,174
DOT&PF	CENT	MISC	SIX STATE BUILDINGS	BETHEL	39	PAINT INTERIOR	\$55,436
DOT&PF	CENT	MISC	STATE BUILDINGS	DILLINGHAM	39	PAINT INTERIOR	\$83,154
DOT&PF	SE	MISC	ALL FACILITIES	SE REGION	50	PROVIDE COMPUTERIZED WORK ORDER/PREVENTATIVE MAINTENANCE SYSTEM	\$25,000
DOT&PF	CENT	MISC	MAINTENANCE SHOPS	REGION WIDE	60	REPLACE PERSONNEL DOOR	\$16,631
DOT&PF	CENT	MISC	MAINTENANCE SHOPS	REGION-WIDE	60	PAINT INTERIOR & EXTERIOR	\$221,744
DOT&PF	North	MISC	CENTRAL STATION	CENTRAL	70	PAINT INTERIOR	\$19,957
DOT&PF	North	MISC	CENTRAL STATION	CENTRAL	70	REMODEL BATHROOM	\$4,989
DOT&PF	CENT	MISC	AVIATION BUILDING	ANCHORAGE	10-25	REPAIR PARKING LOT & LIGHTING	\$100,000
DOT&PF	CENT	MISC	AVIATION BUILDING	ANCHORAGE	10-25	REPLACE CERAMIC TILE WAINSCOTS/RESTROOM	\$26,400
DOT&PF	CENT	MISC	AVIATION BUILDING	ANCHORAGE	10-25	PATCH & PAINT EXTERIOR	\$25,000
DOT&PF	CENT	MISC	AVIATION BUILDING	ANCHORAGE	10-25	REPLACE CARPET	\$75,000
DOT&PF	CENT	MISC	BUILDING MAINTENANCE	ANCHORAGE	10-25	INSTALL NEW WINDOWS	\$1,500
DOT&PF	CENT	MISC	COMMUNICATIONS BUILDING	ANCHORAGE	10-25	REPLACE CEILING TILE	\$4,000
DOT&PF	CENT	MISC	PUBLIC SAFETY BUILDING	ANCHORAGE	10-25	REPLACE CARPET	\$83,154
DOT&PF	CENT	MISC	PUBLIC SAFETY BUILDING	ANCHORAGE	10-25	PAINT INTERIOR	\$50,000
DOT&PF	CENT	MISC	TUDOR ROAD COMPLEX	ANCHORAGE	10-25	PAINT INTERIOR & EXTERIOR	\$105,328
DOT&PF	North	MISC	MONTANA CREEK SHOP	MONTANA CRK	26-28	MAINTENANCE BUILDING REPAIRS	\$38,805
DOT&PF	North	MISC	BIRCH LAKE SHOP	BIRCH LAKE	29-34	REMOVE 2 DR'S & CLOSE IN WALL	\$16,076
DOT&PF	North	MISC	CANTWELL SHOP	CANTWELL	29-34	PAINT INTERIOR	\$35,000
DOT&PF	North	MISC	CANTWELL STATION	CANTWELL	29-34	FUR OUT, SHEETROCK, & PAINT	\$19,957
DOT&PF	SE	MISC	1591 GLACIER AVE BLDG	JUNEAU	3-4	REPAINT BUILDING EXTERIOR	\$25,000
DOT&PF	SE	MISC	COMMUNITY BUILDING	JUNEAU	3-4	REPLACE WORN CARPET IN ENTIRE BUILDING	\$100,000
DOT&PF	SE	MISC	COURT PLAZA BUILDING	JUNEAU	3-4	REPLACE WORN CARPET IN HALLWAYS AND ENTRIES	\$20,000
DOT&PF	SE	MISC	DOT&PF SOUTHEAST REGIONAL COMPLEX	JUNEAU	3-4	REPLACE DETERIORATED CONCRETE SIDEWALKS	\$60,000
DOT&PF	SE	MISC	DOT&PF SOUTHEAST REGIONAL COMPLEX	JUNEAU	3-4	REBALANCE HVAC SYSTEM, SECOND FLOOR	\$20,000
DOT&PF	SE	MISC	STATE OFFICE BUILDING	JUNEAU	3-4	ABATE "SPECIAL CASE" ASBESTOS MATERIALS IN CRITICAL AREAS	\$750,000
DOT&PF	SE	MISC	STATE OFFICE BUILDING	JUNEAU	3-4	COMPLETE LIGHTING REPLACEMENT IN PARKING STRUCTURE	\$40,000
DOT&PF	SE	MISC	STATE OFFICE BUILDING	JUNEAU	3-4	MODIFY/REPLACE CHILLER FOR NON-CFC REFRIGERANT	\$150,000
DOT&PF	SE	MISC	STATE OFFICE BUILDING	JUNEAU	3-4	REPAIR STAIRWAY FROM CALHOUN/4TH CORNER TO 8TH FLOOR ENTRY	\$50,000
DOT&PF	SE	MISC	STATE OFFICE BUILDING	JUNEAU	3-4	PRESSURE WASH BUILDING EXTERIOR, RECALK PANEL JOINTS	\$170,000
DOT&PF	SE	MISC	STATE OFFICE BUILDING	JUNEAU	3-4	REPLACE WORN CARPET IN CORRIDORS, ELEVATOR LOBBIES AND ENTRIES	\$100,000
DOT&PF	SE	MISC	STATE OFFICE BUILDING	JUNEAU	3-4	TEST AND REBALANCE HVAC SYSTEM, ENTIRE BUILDING	\$220,000
DOT&PF	SE	MISC	STATE OFFICE BUILDING (PARKING STRUCTURE)	JUNEAU	3-4	REPLACE BROKEN-UP PAVING ON WILLOUGHBY AVE/REVE VEHICLE RAMPS	\$260,000
FY 2004 TOTAL						\$8,294,826	
Total State Buildings Funding \$169,951,781							

Building Alaska for the 21st Century

ADA Compliance

ED	Facility	Location	Amount
FY 1999			
1	DHSS (Ketchikan Health Center)	Ketchikan	\$17,787
1	DHSS/DOA (Court and Office Building)	Ketchikan	\$306,614
2	DHSS (Sitka Public Health Center)	Sitka	\$110,110
2	Mt. Edgecumbe Boys Dorm (DOE) (Bldg.	Sitka	\$173,635
2	Mt. Edgecumbe Dining Hall (DOE) (Bldg.,	Sitka	\$340,494
2	Mt. Edgecumbe Girls Dorm (DOE) (Bldg.	Sitka	\$149,072
2	Mt. Edgecumbe Gym (DOE) (Bldg. 1331)	Sitka	\$168,553
2	National Guard Armory	Sitka	\$121,968
2	Stratton Library	Sitka	\$609,840
2	Wrangell Ferry Terminal	Wrangell	\$20,328
5	Skagway Ferry Terminal	Skagway	\$53,361
35	Maint. Shop & Offices	Tazlina	\$120,274
36	Department of Public Safety Bldg.	Aniak	\$35,574
39	National Guard Armory	Bethel	\$315,084
39	DHSS (Comb. Fac./Health & Social Services)	Dillingham	\$149,072
10-25	Cook Inlet Pretrial	Anchorage	\$210,903
10-25	Court Building (set 2 - new boney buildin	Anchorage	\$1,750,749
10-25	DHSS (Providence Building)	Anchorage	\$13,634
10-25	Meadow Creek Correctional Center	Eagle River	\$206,668
26-28	Mat-Su Pretrial Facility	Palmer	\$197,000
29-34	DNR Office Building	Fairbanks	\$105,028
29-34	DHSS (Fahrenkamp Center)	Fairbanks	\$56,749
3-4	Douglas Island Center Building	Douglas	\$325,248
7-9	Building Trades Building	Seward	\$24,563
7-9	National Guard Armory	Kenai	\$34,727
7-9	Industrial Electricity	Seward	\$28,798
FY 1999 TOT			\$5,650,833
FY 2000			
1	Hamilton Building	Ketchikan	\$55,902
2	Petersburg Ferry Terminal	Petersburg	\$12,705
2	DHSS (Sitka Pioneers' Home)	Sitka	\$993,531
2	State Trooper Academy	Sitka	\$254,947
5	Clark Bay Ferry Terminal	Clark Bay	\$9,317
39	Dept of Public Safety Post	Bethel	\$60,137
39	DHSS (Bethel Youth Center (H&SS-FYS))	Bethel	\$176,176
39	DPS/CAPHanger	Bethel	\$20,328
10-25	Aviation Tech Center	Anchorage	\$236,313
10-25	DHSS (Mental Health Consumers of Alaska)	Anchorage	\$165,165
26-28	Court and Office	Palmer	\$149,919
26-28	Palmer Correctional Center	Palmer	\$338,800

Building Alaska for the 21st Century

ADA Compliance

ED	Facility	Location	Amount
29-34	Department of Public Safety	Fairbanks	\$103,334
29-34	Fairbanks Correctional Center	Fairbanks	\$496,342
3-4	Archives & Records Center	Juneau	\$225,302
3-4	Community Building (Office spaces)	Juneau	\$257,488
3-4	DHSS (Juneau Pioneers' Home)	Juneau	\$154,154
3-4	Lemon Creek Correctional Center	Juneau	\$364,210
3-4	Public Safety Building	Juneau	\$437,899
7-9	Food Service	Seward	\$46,585
7-9	Oil Derrick Building	Seward	\$12,705
FY 2000 TOTAL			\$4,571,259

FY 2001

	AlaskaStateOfficeBuilding(SEE ALSO REPORT		
1	155)	Ketchikan	\$5,929
1	Deer Mountain Hatchery	Ketchikan	\$55,055
1	DHSS (Ketchikan Pioneers' Home)	Ketchikan	\$264,264
1	Trooper Post/Highway Maintenance Shop	Ketchikan	\$28,798
5	Metlakatla Terminal Building (Unattended)	Metlakatla	\$13,552
35	Cordova Office ADF&G	Cordova	\$80,465
35	District Court Building	Delta Junction	\$159,236
36	Fort Yukon Combined Fac.	Fort Yukon	\$162,370
36	MaintenanceShop&Offices	Tok	\$67,760
37	Civil Air Patrol Hanger	Kotzebue	\$228,690
38	Anvil Mountain Correctional Center	Nome	\$127,050
38	National Guard Armory	Nome	\$208,362
39	Airport terminal	Platinum	\$7,623
39	Airport terminal & Storage	Quinhagak	\$9,317
40	UnalakleetOfficeADF&G	Unalakleet	\$54,208
10-25	DHSS (Asets Building offices) (2 Audits)	Anchorage	\$123,662
10-25	DHSS (McLaughlin Youth Center Bldg. B & C)	Anchorage	\$493,801
10-25	DOT&PF Regional HQ	Anchorage	\$271,887
10-25	DPSDivisionHQComplex	Anchorage	\$238,007
10-25	State Crime Lab	Anchorage	\$40,656
10-25	State Trooper Building (B Detachment)	Anchorage	\$94,017
26-28	DHSS (Palmer Pioneers' Home)	Palmer	\$556,479
29-34	CAPHanger	Fairbanks	\$127,050
29-34	DHSS (Denardo Center)	Fairbanks	\$71,148
29-34	DHSS (Fairbanks Pioneers' Home)	Fairbanks	\$314,237
29-34	DHSS (Fairbanks Youth Facility)	Fairbanks	\$121,121
3-4	Alaska Office Building	Juneau	\$94,017
3-4	Dimond Courthouse (Court & Office)	Juneau	\$1,383,151
3-4	Subport Building (AMHS Supply-Storage)	Juneau	\$158,389

Building Alaska for the 21st Century

ADA Compliance			
ED	Facility	Location	Amount
7-9	DHSS (Dairy Hill Residential Group Home)	Seward	\$39,809
7-9	Dormitories	Seward	\$109,263
7-9	Weld/Mechanical	Seward	\$115,192
FY 2001 TOTAL			\$5,824,565
FY 2002			
1	National Guard Armory	Ketchikan	\$31,339
1	Totem Bight Clan House (Historic Site)	Ketchikan	\$33,033
2	Sitka District Office	Sitka	\$22,022
5	Chilkat State Park Cabin	Haines	\$12,705
5	Skagway Airport Terminal	Skagway	\$34,727
5	DPS Building	Yakutat	\$27,951
5	Yakutat Office, ADF&G	Yakutat	\$70,301
6	Combined Facility	Kodiak	\$394,702
6	Alaska Army National Guard	Kodiak	\$49,973
6	Kodiak Recorder's Office	Kodiak	\$85,547
6	FWP Hanger/Storage	Kodiak	\$11,858
6	Kodiak Office ADF&G	Kodiak	\$134,673
35	Barn Museum (Rec. area Historic Site)	Big Delta	\$4,235
35	Blacksmith Museum (Rec. area Hist. Site)	Big Delta	\$4,235
35	Cordova Ticket Office	Cordova	\$72,842
35	Office/Maintenance Facility	Cordova	\$39,809
35	Fish & Game Office	Delta Junction	\$127,389
35	Employment Office	Glennallen	\$79,618
35	Library/Legis. Info. Center	Glennallen	\$125,356
35	Court room/Jury room/Hearing room	Valdez	\$212,597
35	Valdez Ferry Terminal	Valdez	\$28,798
35	DHSS (Harborview Clinic DHSS - MHT)	Valdez	\$47,432
35	Whittier Ferry Terminal	Whittier	\$34,727
36	Chitina Fish & Game Permit Office	Chitina	\$1,694
36	FWP Hanger	Coldfoot	\$16,940
36	DHSS (Yukon Flats Care Center)	Fort Yukon	\$103,334
36	Maintenance Shop & Offices	Galena	\$49,973
36	Airport Depot	Grayling	\$12,705
36	Airport Depot	Lower Kalskag	\$11,011
36	Airport Depot	Shageluk	\$4,235
36	Airport Terminal & Storage	Tuluksak	\$11,011
38	Alaska National Guard AAOF Hanger	Nome	\$51,667
38	DHSS (Nome Youth Facility Offices)	Nome	\$123,662
38	DHSS (Nome Youth Facility)	Nome	\$116,886
39	Airport Storage	Akiachak	\$7,623
39	Airport Storage	Akiak	\$8,470

Building Alaska for the 21st Century

ADA Compliance

ED	Facility	Location	Amount
39	Airport Terminal & Storage	Atmautluak	\$14,399
39	DHSS (Camai House)	Bethel	\$32,186
39	Airport Depot	Chefornak	\$10,164
39	Dillingham Employment Office/Job Service	Dillingham	\$42,350
39	Airport Terminal & Storage	Kasigluk	\$9,317
39	Airport Garage - Storage	Kongiganak	\$4,235
39	Airport Storage	Napaskiak	\$5,929
39	Airport Terminal & Storage	Tuntutuliak	\$9,317
40	Cold Bay Office ADF&G	Cold Bay	\$44,044
40	King Salmon Office ADF&G	King Salmon	\$35,574
40	Kokhanok Airport Terminal	Kokhanok	\$51,667
10-25	Aircraft Section Hanger	Anchorage	\$29,645
10-25	Aircraft Section Office	Anchorage	\$12,705
10-25	Alaska National Guard Armory	Anchorage	\$396,565
10-25	Building Maintenance Offices	Anchorage	\$24,563
10-25	DHSS (Anchorage Pioneers' Home)	Anchorage	\$961,006
10-25	DHSS (McLaughlin Youth Center - Closed Treatment)	Anchorage	\$55,055
10-25	DHSS (McLaughlin Youth Center - Gym)	Anchorage	\$94,864
10-25	DHSS (McLaughlin Youth Center- Cottage #5)	Anchorage	\$89,782
10-25	DOT/PF Materials Lab	Anchorage	\$130,438
10-25	Glenn Hwy Weight Station	Anchorage	\$21,175
10-25	Lake Hood CAP Hanger	Anchorage	\$117,733
10-25	McLaughlin Youth Center Bldg. D	Anchorage	\$28,000
10-25	Nikiski Building (HQ State Equip. Fleet)	Anchorage	\$31,339
10-25	Parking Garage (Court System)	Anchorage	\$50,820
10-25	Potter Section House (Historic Site)	Anchorage	\$64,372
10-25	Potter Weight Station	Anchorage	\$22,869
10-25	CAPHanger	Birchwood	\$64,372
26-28	DHSS (Colony Apartments)	Palmer	\$96,558
29-34	DHSS (1028 Pedro Adult Residence)	Fairbanks	\$83,006
29-34	DHSS (Adult Res. Comm. Housing - 27 Ave.)	Fairbanks	\$52,514
29-34	DHSS (Coppett Street)	Fairbanks	\$94,864
29-34	DHSS (FMHC - Adult Residential Community Housing)	Fairbanks	\$88,935
3-4	Capitol Building Basement	Juneau	\$79,618
3-4	Civil Air Patrol Hanger	Juneau	\$116,039
3-4	DOT & PF S.E. Reg. Office/main. Complex	Juneau	\$566,643
3-4	SOB Parking Garage	Juneau	\$15,246
7-9	Cooper Building - Homer Airport	Homer	\$23,716
7-9	Homer Airport (CFR)	Homer	\$18,634
7-9	Caines Head (Remote) Ranger Station	Seward	\$847

Building Alaska for the 21st Century

ADA Compliance			
ED	Facility	Location	Amount
		FY 2002 TOTAL	\$5,896,185
FY 2003			
35	Delta Parks/Forestry Office	Delta Junction	\$48,279
35	Forestry Office	Tazlina	\$88,935
35	Tazlina State Parks Office	Tazlina	\$97,405
35	Valdez Armory	Valdez	\$15,246
35	Vehicle Scaling Station (Scale House)	Valdez	\$21,175
36	DPS Office(Excessed to H&SS)	Fort Yukon	\$41,503
36	SouthwestAreaOffice	McGrath	\$16,940
36	Tok Forestry Offices/Dispatch	Tok	\$13,552
37	DOT Bunkhouse & Office	Deadhorse	\$27,104
37	Department of Labor Off ice	Kotzebue	\$21,175
39	National Guard Hanger	Bethel	\$86,394
39	Airport terminal & storage	Twin hills	\$16,093
40	Chignik Weir Facility	Chignik Lagoon	\$4,235
40	DPS Post	King Salmon	\$45,738
40	Sand PointOfficeADF&G	Sand Point	\$80,465
10-25	AASFOPCENTER(MilitaryOffices)	Camp Carroll	\$30,492
10-25	DHSS (Alaska Psychiatric Institute)	Anchorage	\$936,020
10-25	DNR Water Office Building	Eagle River	\$61,831
26-28	Byer's Creek Maintenance Facility	MP 144 Parks	\$8,470
26-28	DNR Offices-Plant Materials Center	Palmer	\$30,492
26-28	Mat-Su Park Headquarters	Wasilla	\$66,913
29-34	DNR Fire Operations Building/Trailer	Fairbanks	\$40,656
3-4	Capitol Building	Juneau	\$1,460,548
3-4	National Guard Armory	Juneau	\$27,104
3-4	National Guard Subport	Juneau	\$38,115
3-4	Wickersham House (Historic Site)	Juneau	\$16,940
7-9	Homer District Ranger Station	Homer	\$28,798
7-9	Johnson Lake Visitor Contact Station	Kenai	\$81,312
7-9	KenaiAreaDNRHQ	Kenai	\$80,465
7-9	Ninilchik Ranger Station	Ninilchik	\$33,033
7-9	DNR Kenai/Kodiak Area Office	Soldotna	\$47,432
		FY 2003 TOTAL	\$3,612,860
FY 2004			
1	Ketchikan Port Engineers Bldg. #2	Ketchikan	\$13,552
6	Forest Ranger Headquarters	Fort Abercrombie	\$21,175
6	Big Bay Ranger Station	Shuyak Island	\$108,416
35	Rika's Roadhouse (Rec. area Historic Site)	Big Delta	\$415,877
35	Delta Ranger Station	Delta Junction	\$103,334

Building Alaska for the 21st Century

ADA Compliance

ED	Facility	Location	Amount
35	Office/Living quarters	Thompson Pass	\$140,602
35	Materials Lab & Office	Valdez	\$28,798
35	South Central District Office	Valdez	\$105,028
37	Army National Guard Armory	Barrow	\$59,290
37	Army National Guard Armory	Kotzebue	\$387,079
37	Army National Guard Armory	Point Hope	\$67,760
37	Army National Guard Armory	Wainwright	\$67,760
39	Wood-Tikchik State Park/Ranger Station	Dillingham	\$17,787
10-25	AASF Hanger (Military use)	Camp Carroll	\$88,088
10-25	Facilities Management Division (Offices)	Camp Carroll	\$79,618
10-25	US Property & Fiscal Office/Trailer	Camp Carroll	\$13,552
10-25	Ak Oil & Gas Cons. Comm. - Office Bldg.	Anchorage	\$115,192
10-25	U.S. Property & Fiscal Office (USPFO#1)	Camp Carroll	\$48,279
26-28	Anchorage/Mat-Su Area Office	Big Lake	\$50,820
26-28	Independence Mine Historic Park/Visitor Information Center	HatcherPass	\$102,487
26-28	Alaska National Guard Training Facility	Wasilla	\$71,995
29-34	Army National Guard Armory	Fairbanks	\$97,405
3-4	Capitol Building	Juneau	\$2,915,052
3-4	Governor's Mansion	Juneau	\$769,076
3-4	National Guard Hanger	Juneau	\$18,634
7-9	Halibut Cove Ranger Station	Halibut Cove	\$286,286
99	Hanson House (Non Public)	MP 5.1 Fairview Loop	\$15,246
FY 2004 TOTAL			\$6,208,188
ADA TOTAL			\$31,763,890

Building Alaska for the 21st Century

ADA Compliance

ED	Facility	Location	Amount
ELECTION DISTRICT TOTALS			
ED	District Name	Amount	
1	Ketchikan	\$812,273	
2	Petersburg, Sitka, Wrangell	\$2,977,205	
3-4	Juneau	\$9,422,873	
5	Southeast Islands	\$221,914	
6	Kodiak	\$806,344	
7-9	Kenai	\$1,012,165	
10-25	Anchorage	\$7,418,837	
26-28	Mat-Su	\$1,669,933	
29-34	Fairbanks	\$1,852,389	
35	Delta-Prince William Sound	\$2,201,692	
36	Interior	\$548,602	
37	Northwest Alaska	\$858,858	
38	Nome-Lower Yukon	\$627,627	
39	Bethel - Dillingham	\$1,002,001	
40	Aleutians	\$315,931	
99	Statewide	\$15,246	
		\$31,763,890	

Building Alaska for the 21st Century

WATER, SEWER, and SCHOOL FUEL SPILL CLEAN UP					
FY 1999			FY 2002		
ED	Project	Amount	ED	Project	Amount
36	Northway Wastewater Treatment Project	\$156.7	10-25	Anchorage Sewer & Water Improvements	\$11,000.0
38	Lower Kuskokwim Dist. Bulk Fuel Storage Tank Repairs - 9 Sites	\$1,473.0	FY 2002 Total		\$11,000.0
39	Lower Kuskokwim Districtwide Water Treatment Subsurface Sources - 8 Schools	\$4,684.2			
FY 1999 Total		\$6,313.9	FY 2003		
			ED	Project	Amount
			10-25	Anchorage Sewer & Water Improvements	\$11,800.0
			FY 2003 Total		\$11,800.0
FY 2000					
ED	Project	Amount			
10-25	Anchorage Schools Underground Storage Tanks	\$1,800.0	FY 2004		
35	Chugach Districtwide Fuel Tank Safety Upgrades	\$189.5	ED	Project	Amount
36	Crow Village Sam School Sewage System Replacement	\$330.8	6	Kodiak Sewer & Water Improvements	\$1,400.0
36	George Morgan Sewage System Replacement	\$858.5	10-25	Anchorage Sewer & Water Improvements	\$11,075.0
36	Tetlin Sewer Line Project	\$76.3	7-9	Kenai/Soldotna Sewer & Water Improvements	\$1,500.0
36	Alaska Gateway Mentasta Fuel Storage Tank Project	\$543.1	99	Projects	\$3,000.0
36	Yukon/Koyukuk Districtwide Fuel Tank Upgrades	\$1,700.0	FY 2004 Total		\$16,975.0
36	Iditarod Dist - Grayling Gym Ceiling Replacement Project	\$40.7	TOTAL SEWER, WATER & FUEL SPILL CLEAN UP		
36	Iditarod District - Lime Village Oil Spill	\$388.7	\$62,694.7		
40	Lake & Peninsula Districtwide Fuel Farm Upgrade and Fuel Spill Remediation	\$678.2			
FY 2000 Total		\$6,605.7	Election District Totals		
			ED	District Name	Amount
FY 2001			6	Kodiak	\$1,400.0
ED	Project	Amount	7-9	Kenai	\$1,500.0
36	Yukon/Koyukuk Districtwide Fuel Tank Upgrades	\$2,715.3	10-25	Anchorage	\$35,825.1
36	Alaska Gateway Dist Northway Soil Remediation Project	\$3,618.3	35	Prince William Sound - Delta	\$189.5
37	North Slope District Bulk Fuel Systems Major Maintenance Upgrades	\$3,516.4	36	Interior	\$10,428.3
10-25	Anchorage Sewer & Water Improvements	\$150.1	37	Northwest Alaska	\$3,516.4
FY 2001 Total		\$10,000.0	38	Nome	\$1,473.0
			39	Bethel	\$4,684.2
			40	Alutians	\$678.2
			99	Statewide	\$3,000.0
			Total		\$62,694.7

CHAPTER SIX

RECOMMENDATIONS FOR ACTION

The Task Force considered many issues brought to it by citizens, organizations and members of the Legislature. It concluded that financing repair of state assets should be done over the life of the facility and that bonding would be an appropriate solution. The Task Force believes strongly that legislation is necessary to prevent a recurring back log of deferred maintenance.

Recommendations:

1. **Provide Funding Over A Six Year Period For \$1,420,000,000 Of Identified Deferred Maintenance Needs**

The Task Force reviewed the status of state assets, by site visits and by report of condition by local and state agencies. It determined that there is a need to fund improvements to state assets in the following amounts:

• Education (including K through 12 and the University)	\$812 million
• Transportation (including roads, airports & marine highway system)	\$289 million
• Harbors	\$ 54 million
• Water , Sewer & Fuel Spill Clean Up	\$ 63 million
• State Buildings	\$202 million
Total Need	\$1,420 million

The Task Force recommends that the Legislature adopt a six year plan beginning in Fiscal Year 1999. The plan should be based on needs identified by the Task Force and included in this report. The plan should specify the repair, renovation and replacement projects and funding to resolve the current \$1,420,000,000 back log of deferred maintenance needs. The plan should allocate funds in the following annual amounts:

Fiscal Year 1999	\$300,000,000
Fiscal Year 2000	\$250,000,000
Fiscal Year 2001	\$250,000,000
Fiscal Year 2002	\$250,000,000
Fiscal Year 2003	\$200,000,000
Fiscal Year 2004	\$170,000,000

2. **Financing Plan**

The Task Force recommends the Legislature create a Public Facilities Financing Corporation, with a Build Alaska Fund, to sell revenue bonds to support repair and renovation of our state assets. This report is based on the use of 15 year bonds. The Build Alaska Fund will receive a \$1.5 billion appropriation from the Constitutional Budget Reserve. (The proposed legislation is found in Appendix G)

Interest earned on the Build Alaska Fund will be appropriated as corporate receipts subject to the Executive Budget Act and accordingly treated as if the income is restricted. The tobacco tax will be used only to fund bonds used for school repair and renovation consistent with AS 43.50.140 This report identifies general fund revenues that could be used for payment of bond debt service. The decision of which restricted and unrestricted general funds will be appropriated to pay debt service for any bonds or other expense rests with the annual appropriation process.

Funds for repairs and renovation should be available over a six year period, beginning in fiscal year 1999. The legislature should authorize the sale of revenue bonds by the Public Facilities Financing Corporation in the following annual amounts:

• FY 1999	\$ 300,000,000
• FY 2000	\$ 250,000,000
• FY 2001	\$ 250,000,000
• FY 2002	\$ 250,000,000
• FY 2003	\$ 200,000,000
• FY 2004	<u>\$ 170,000,000</u>
TOTAL	\$1,420,000,000

The debt service on the bonds will be paid by the Public Facilities Financing Corporation from funds annually appropriated to the Corporation by the Legislature.

3. **Authorize A November 1998. Statewide Advisory Vote To Approve The Plan And The New Corporation**

The Task Force feels that the creation of a new corporation and expenditure of \$1.4 billion dollars to repair and renovate public facilities needs to be considered by the voters of Alaska. The Task Force recommends the Legislature authorize an advisory vote asking approval of the plan and movement of funds from the Constitutional Budget Reserve to the Build Alaska Fund in a new Public Facilities Financing Corporation. (The proposed legislation is found in Appendix G)

4. **Require Local School District Financial Participation In School Construction**

The Task Force found that local sharing in the cost of school construction and renovation is important to the long term maintenance of facilities. The Task Force recommends that the cost sharing formula currently in statute for the school district participation in grant programs (AS 14.11.008) be used for all grants for schools under this funding proposal. The cost share for a school district ranges from 2% to 35%, depending on the district's full value per its average daily membership.

5. **Require Routine and Preventive Maintenance Programs**

The Task Force determined that many of the assets funded by the state have not been properly maintained. If routine and preventive maintenance were performed on a timely basis most facilities would not be in the level of need they are currently found. The Task Force, understanding that finger pointing will not change current status, determined a need to ensure that state supported assets will be maintained in the future. Maintenance will prolong the useful life of an asset and reduce unnecessary deferred maintenance costs.

To assure routine and preventive maintenance in the future, the Task Force recommends that every agency be required to have a maintenance program in place prior to receiving funds from this program. Those agencies and districts that have programs in place will be allowed to receive funding. Those without maintenance programs will be required to establish programs. This may delay the receipt of funding. The Task Force feels this is an important "carrot" that will save the state over the long term. (The proposed legislation is found in Appendix G)

Every funding request for computerized maintenance programs is recommended to be funded in Fiscal Year 1999. These funds should be released without reference to a maintenance program as they are to establish the program in the state agencies.

The Task Force found that there were many reasons that state agencies were not funding maintenance. A difference between the legislature and administration in understanding the intent of Legislative appropriations seems to drive much of the problem. The Task Force feels that greater specificity in budgeting would resolve the differences in understanding about the level of funding directed to maintenance. Therefore, the Task Force recommends the budget process be changed to provide for separate appropriations for routine and preventive maintenance (The proposed legislation is found in Appendix G)

The Task Force recognizes that the successful maintenance of our state buildings will require a single dedicated unit (Division or Department) to administer the buildings. The unit would focus on facility operation, rather than program operation. The Task Force encourages the Administration to continue its work on creating a single unit with building operations responsibility. The rent concept discussed in item 8 is helpful in achieving this goal.

6. **Encourage The Use Of Prototypical Designs For Schools**

The Task Force visited prototypical schools in Fairbanks and listened to testimony about prototypical schools in Anchorage. The Department of Education has done some work in designing prototype for various regions in Alaska. Historically, the state has used prototypical plans for housing and found it to be efficient, effective, and easier to maintain. The state's positive experience with prototype housing is similar to that reported by the Fairbanks' School District for its prototype schools.

One of the tasks assigned to the Task Force is to prevent future problems with deferred maintenance. Clearly the use of a prototypical design that includes structural and major systems will reduce the cost of construction, maintenance, and repair. Having all units using the same type of heating and water system allows a reduction in inventory of parts. It allows better training and reduces "trouble shooting" time. (The proposed Resolution is found in Appendix G)

The Task Force understands that Alaska needs to recognize at least three distinct regions and several educational variables in the prototypical designs. Nonetheless, it believes that three basic regional prototypes can be designed with significant long term savings for the state. The Task Force included \$3,900,000 in the Fiscal Year 1999 funding recommendations to begin design work prototypical schools. The Task Force hopes the Department of Education will use these funds, along with assistance from the Fairbanks and Anchorage School Districts, to accomplish the goal.

7. Transfer Certain State Owned Harbors To Local Governments

During the public hearing process, many local governments requested that the state bring harbors owned by the state up to standard so they could provide reasonable service to Alaskans. They testified that it would improve the local government's abilities to run the harbor facilities as a profitable enterprise account. Those local governments and the Alaska Municipal League suggested that local governments are willing to take ownership of harbor facilities that are up to standard. This would relieve the state of future maintenance responsibilities and enable local governments to operate the harbors profitably.

The Task Force added over \$19 million to its financing proposal to fund improvements to facilities so that the state can transfer to local ownership. The Task Force intends the State make these funds available to local municipalities as part of a negotiated agreement to take over ownership of the various harbors. The Task Force does not intend the state carry out any construction in the harbors identified for transfer of ownership unless specifically requested by the municipality.

8. Establish A Rent Structure For State Owned Facilities

The Hickel Administration began an investigation of using a rental concept to fund needed maintenance in state facilities. The Knowles Administration has continued that work and is testing the project in Nome. (Memo to Administrative Service Directors is Appendix H)

The concept establishes a rental rate structure for all state owned facilities. It charges the agency occupying space in the facility a "rent" similar to rents charged agencies occupying a privately owned building. The income from the rent goes into a fund to operate and maintain the facility.

The Task Force endorsed this concept, the Nome pilot project, and the development of a corresponding AKSAS account structure. The Public Facilities Financing Corporation may be the best location for the Facilities Internal Service Fund necessary to implement the rental concept.

The Task Force also acknowledges that the rental concept includes centralizing management and operations responsibility for state owned buildings in one unit (division or department). Without the specific responsibility for facility maintenance being assigned to a specific unit, accountability is difficult. As program managers are directed to accommodate programs to budget realities, many choose to reduce facility maintenance. The Task Force believes that moving the responsibility, budgeting and accountability for facilities to a single unit will better protect the state's investment. By charging rent, the renting agency has an interest

in assuring it occupies only space necessary space to operate the program. The agency also gains an interest in demanding the facility is in appropriate condition considering the rent paid. It would no longer be the responsibility of a program manager to also manage a facility.

9. **Request Standing Committee Review Of Issues**

The Task Force heard many suggestions that would reduce costs of maintenance and construction. Many were worthy of serious consideration. Notwithstanding the merit of many suggestions, the Task Force could not address every suggestion offered. The Task Force referred many of those suggestions to both House and Senate standing committees for further consideration.

A. **Increase Oversight of School Site Selection and Design.**

The state is paying some school districts up to 98% of the cost of school construction. It is imperative that the construction costs be held to the minimum needed to reasonably provide educational facilities in a community. The use of prototypical facilities, and careful selection of sites with lower cost for preparation saves state dollars. The more efficient each unit is, the more units the state will be able to construct.

The Task Force refers this issue to the Health, Education and Social Services Committees for consideration.

B. **Use of Regional High Schools and Distance Education**

The Task Force visited many schools that offered kindergarten through high school in one building. The high school classes were extremely small. Because of the small numbers, the educational process is limited. The Task Force received discussion and support for a return to regional high schools that can offer a wider range of educational opportunities. The Task Force was also exposed to the use of "distance education" making use of computer based interactive education. The use of these two forms of education can improve the quality, quantity, and efficiency of education offered in many rural areas.

The Task Force refers this issue to the Health, Education and Social Services Committees for consideration.

C. **Road Maintenance Cost Caused by Hard Metal Studs in Tires**

The Task Force received testimony on the cost of road maintenance resulting from the use of hard metal studs in tires during the winter. Many believe that there are other alternatives that are as safe for winter drivers, but do less damage to our roads. One estimate suggests that a change could save \$10 million a year in road wear. Because future maintenance costs are a concern for the Task Force, it felt this issue should receive consideration in the context of maintenance costs for roads.

The Task Force refers this issue to the Transportation Committees for consideration.

D. **Regulatory Requirements that Increase Construction Costs**

The Task Force heard from many individuals and groups that there were regulatory issues that unnecessarily increased the cost of construction. The initial cost of construction and the costs of renovating facilities is a significant concern to the Task Force. Senator Loren Leman provided the Task Force with a number of regulatory issues that affect the cost of construction in Alaska. (Appendix D)

The Task Force reviewed the list and acknowledged that all the items listed affect the cost of construction. Indeed, the Task Force noted that the list might not be complete. Available time did not permit review and consideration of whether they were appropriate or not. The Task Force did not have time to deal with those found to be unnecessary.

The Task Force refers this issue and the list prepared by Senator Leman to the Labor and Commerce Committees for consideration.

E. **Transferring Ownership of Certain State Roads**

The Task Force received testimony in Kodiak, Kenai, and other areas that local communities might be interested in assuming ownership of roads owned by the state but are integral to the activity or growth of a local community. The Task Force felt this opportunity should be explored. The Task Force hopes the Department of Transportation and Public Facilities, working with local communities, might be able to develop a list of potential roads, similar to the list of harbors referred to above.

The City of Kodiak requested a state road improvement to accommodate additional access to schools and other services the city provides. The state owns the road and has improvement work lower on the state wide priority list than Kodiak would like. This is an example of a situation where the state has ownership of a facility that serves a higher local purpose than a state purpose. For many reasons, the state has ownership of many roads like this.

Some communities have recognized that there is limited state purpose for some roads, but great local purpose. Those communities may be willing to take ownership if the road is in good condition. This benefits both the local community and the state. This concept would not be applied to major state highways or roads, but to those the state acquired over time that primarily serve local needs.

The Task Force refers this issue to the Transportation Committees for consideration.

BUILDING ALASKA FOR THE 21ST CENTURY

APPENDIX A

**STATE OF ALASKA
THE LEGISLATURE**

1997

Source
HCR 8

**Legislative
Resolve No.**
14



Creating the Deferred Maintenance Task Force.

BE IT RESOLVED BY THE LEGISLATURE OF THE STATE OF ALASKA:

WHEREAS the maintenance costs for public facilities represent a significant expense of state government; and

WHEREAS a substantial amount of maintenance costs for public facilities have been deferred from previous years; and

WHEREAS these deferred maintenance costs should be addressed in a comprehensive manner that gives due regard both to the importance of preserving the value of the facilities with proper maintenance and to the restricted availability of funds to meet maintenance needs;

BE IT RESOLVED that the Alaska State Legislature establishes the Deferred Maintenance Task Force to make recommendations to the Governor and the legislature on how to address the deferred maintenance needs of public facilities, including transportation facilities, educational facilities, and the other types of public facilities described and defined in AS 44.42.055; and be it

FURTHER RESOLVED that the task force shall consist of the following ten voting members:

(1) five members of the House of Representatives appointed by the Speaker

of the House; at least one member shall be a member of the majority and at least one a member of the minority; and

(2) five members of the Senate appointed by the President of the Senate; at least one member shall be a member of the majority and at least one a member of the minority; and be it

FURTHER RESOLVED that the task force includes the Speaker of the House of Representatives and the President of the Senate as nonvoting members; and be it

FURTHER RESOLVED that the task force shall select a chair and vice-chair from among its members, shall meet as frequently as the task force determines necessary to perform its work, may meet during the interim, and may meet and vote by teleconference; and be it

FURTHER RESOLVED that the task force shall

(1) review and evaluate state policy and strategy recommendations and assumptions from reports and publications from similar efforts in the past made by the executive branch, the legislative branch, and other public and private individuals and organizations;

(2) identify and evaluate all current and deferred maintenance needs for public facilities, including their location, estimated costs, and the priority with which they should be addressed; the task force shall coordinate with the University of Alaska, the principal state departments, municipalities, the office of management and budget, and other affected entities in order to ensure that the task force's work is as comprehensive and complete as possible;

(3) disseminate information and solicit public comment about its subject of consideration;

(4) submit a report of its findings and recommendations to the Governor and the legislature by the convening of the Second Regular Session of the Twentieth Alaska State Legislature concerning the current scope of deferred maintenance for public facilities and, to the extent necessary, a plan for funding the expenses of the deferred maintenance needs identified by the task force; and be it

FURTHER RESOLVED that the task force may begin work immediately upon the appointment of its full membership and is terminated upon the convening of the Second Regular Session of the Twentieth Alaska State Legislature.

BUILDING ALASKA FOR THE 21ST CENTURY

APPENDIX B

Alaska State Public Facilities Problems and Solutions
Presentation to Deferred Maintenance Committee

By

Roger R. Patch (907) 428-6770
Director, Facilities Management Division
Department of Military & Veterans' Affairs
October 2, 1997

Most of the facility managers of Alaska's state public buildings would agree on the following statement. The problems we all have in common are: a) there is not enough money, and b) there are not enough people to manage Alaska's aging public facilities. Unfortunately, I do not agree with that statement; but, I do believe, "if you always do what you always did, you always get what you always got." You must change the way you do business if you want to change the results. We all look at the sky-rocketing backlog of deferred maintenance and focus on it; but that is the effect and not the cause of the problems we face today. The cause of our backlog is directly related to the lack of a professional facility maintenance program and the fact that there are no state standards for facility maintenance; so, why should we address the effect of the backlog of deferred maintenance? Let's address the cause. To help bring clarity to the issue, I would like to offer an analogy of how the state maintains its public facilities. To illustrate my point, let's reorganize and restructure the Alaska State Troopers. First of all, we will take all of their existing assets, both personnel and equipment, and split them between all of the Alaska departments. We will allow each section to develop their own standards or allow them to have no standards at all. We will not allow these different sections to share assets or information and, if they try to share, we will force them to use the RSA structure so that no sharing could be timely. We will have each group of State Troopers using separate frequencies; they will all work for supervisors that have absolutely no experience in law enforcement; and, if that were not enough roadblocks to success, we will never allow one person to be in charge or to be responsible for the entire program. This, in effect, is the way the State of Alaska manages its facility resources. We have separated and isolated the leasing functions, purchasing, construction, operation and maintenance, and have provided absolutely no education for our facility managers on a statewide basis. The state has done this through evolution not design, and it is time to change the way we do business.

Who does it right? Fortunately this is easy. The private sector does it right and why - they do it because they have a profit motive. Just review the hotel chains, hospitals, and general industry to see that they have solved the problems and given us a model to follow.

1. Computerized maintenance management (preventative maintenance) is the basis for all facility work. Properly applied each building component and each facility will reach its designed life. Operating costs will be dramatically reduced and emergency call-outs will be virtually eliminated with the objective being to maximize the quality of building space for the occupants, both employees and the public, on a cost-effective basis.

2. Another major component to the private sector's approach is energy management. At the moment, to the best of my knowledge, there is not one single full-time professional energy manager employed by the State of Alaska. The potential benefits of energy management are endless. Within a three-year period, an energy manager could reduce any department's energy by thirty-three percent and that reduction would be for the life-span of that facility. These energy reductions could be one important source of funding necessary to reduce the backlog of deferred maintenance.
3. The next item that becomes a key element in the private sector's approach is the education of the facility managers and their work force. The technology that has been developed and successfully applied by the private sector is not complicated, operates on stand-alone PCs and when properly applied will allow for the orderly transfer from crisis management to a professionally run maintenance program utilizing these basic technologies. When utilizing these technologies you are able to generate accurate and timely information for building managers. Until you can identify the cost per square foot of each building, broken out into utility costs, operation cost, maintenance cost, and the cost of administrative overhead, you do not have the basis for making intelligent decisions on such things as:
 - a. lease versus build.
 - b. repair versus demolition.
 - c. the true cost of operating a building, which must be used as a key component in determining the viability of the program that the building supports.
1. You must develop a scheduled renewal and replacement program. In the private sector all leases and rentals include scheduled renewal and replacement. Some people will recognize this as a "condo fee." Professional facility managers understand that each building contains components that have specific design lives that are less than the life of the building. These components must be replaced on a scheduled basis if the building is going to operate economically and continue to provide the benefits to the occupants. Failure to identify and fund scheduled renewal and replacement items dramatically increases the operating costs associated with that building. Another simple analogy to help understand this basic principle is the way we treat our automobiles. We know that it is necessary to keep the desired air pressure in each tire and keep our tires balanced to ensure that they reach their design life. This is preventative maintenance. But, we also understand that at the end of 25,000 or 30,000 miles these tires must be replaced or you could lose the entire vehicle. This is called scheduled renewal and replacement. Maintaining a building is no more complex than following the basic maintenance schedules associated with our automobiles; yet, somehow this incredibly basic principle is overlooked and rarely applied to Alaska's public facilities.

After twenty-one years of having almost total focus on the operation and maintenance of Alaska's public facilities, I would like to leave you with the following recommendations.

1. Alaska must consolidate its facility resources to include the buildings, the people, and the equipment. As long as you allow program managers to control facility budgets, programs will succeed at the expense of the facility. I would never criticize a program manager for taking advantage of a facility budget because a program manager is rated on his program's success not the quality of his facilities; and, he or she doesn't have the background, education, training, or experience to understand or appreciate the application of technologies necessary to properly run today's sophisticated public buildings.
2. Establish statewide standards for facility maintenance. The minimum standards must include computerized maintenance management (CMM), the application of direct digital controls, and a comprehensive energy management program to run our facilities on a cost-effective basis. The application of CMM is a relatively simple process. Once facility managers have the basic training (2-3 days), a system can be installed by in-house personnel, local contractors who have proven track records, or the state can develop or contract its own computerized maintenance management service center and provide services statewide. The service center approach is economical, overcomes problems associated with people that are intimidated by computers, and provides complete centralized facility information to the Governor, the Legislature, and the facility managers. This approach would be the fastest way to implement CMM on a statewide basis and at minimal cost.
3. Review the work that is currently being executed by our facilities work force. We need to re-evaluate the things that we do on a daily basis and stop doing work that has no consequence and reallocate those financial resources to essential work. A consequence-based facility maintenance program will meet the current needs of the state. On a statewide basis only a small percentage of the maintenance effort is dedicated to preventative maintenance, with as much as forty percent of the manpower going toward unscheduled maintenance, i.e., breakdowns and emergency call-outs; and, another forty percent is unaccounted for. This ratio must be reversed with eighty percent of our effort going into preventative maintenance and no more than twenty percent of our effort going into unscheduled maintenance, and we must account for one hundred percent of our labor force's time.
4. We must restructure our facility budgets and accounting methods.
 - a. We must establish an accounting system that identifies all funds spent on all facilities. Currently there is no way to identify or compare the cost of facilities between divisions, between departments, or regionally throughout the state. There is no way to even identify how much money is currently being spent on Alaska's public facilities. Program funds and maintenance funds are intermingled to the point that it is impossible to account for funds that are identified in our facilities budgets.

- b. We need to adequately fund the minimum standards identified through a computerized maintenance management program that will be the basis for the operating budget. Only by adequately funding the minimum requirements can we ever keep the backlog of deferred maintenance from growing. [**Please note that this minimum requirement is not expensive and only averages approximately twenty percent of existing facility budgets.** (See DMVA for historical reference and watch the Nome Project as data becomes available).]
 - c. We must develop and fund a scheduled renewal and replacement program in order to minimize the long-term operating costs in our public facilities.
 - d. We must deal methodically with the backlog of deferred maintenance by establishing statewide priorities that are consequence based. This should be a ten or fifteen year program that after the first few years should be funded with the savings generated by energy management programs and lower operating costs that will result from a new way of doing business.
5. Establish an education program for public facility managers.
 - a. The private sector is successful because managers must keep abreast of changes in facility maintenance technology which allows for the more professional management of facilities. Managers must understand the relationships between operating budgets, computerized maintenance management, scheduled renewal and replacement, backlog of deferred maintenance, and the application of current technologies. Membership and participation in organizations like Building Owners and Managers Association (BOMA) and the National Association of State Facility Managers (NASFA) are minimum requirements for private sector professional facility managers, and the same standards should apply for state managers as well.
 - b. Develop an apprenticeship program for our Local #71 labor force in conjunction with Alaska Vocational Technical Center (VOTEC) so we can develop the technical skills of our labor force needed both today and tomorrow for Alaska's facilities. (Proposed program is on file with DOA and approved by Local #71.)
6. Facility managers currently working for the state must start to think globally. Until they start making decisions that benefit all state facilities, stop the turf battles, and start to follow the private sector models, we will continue to receive the same results. If each of us could only ask ourselves the simple question, "how would I do it if I owned all the public facilities", we will find the answers.

Additional facility facts:

1. The age of a building has no bearing on the cost of its maintenance. Frequently you will hear the statement, "the building is getting older and I need more money." This is only a true statement if you have failed to meet the minimum preventative maintenance standards identified by the manufacturer of each component within your building, and/or failed to establish and fund a scheduled renewal and replacement program for your building components.
2. Renovation is typically a program expense as opposed to a facility maintenance expense. Here again, if you have properly operated and maintained your building, renovations will be unnecessary unless the renovation is associated with program requirements.
3. You cannot stop the growth of the backlog of deferred maintenance unless you adequately fund the operating budget.
4. A ten percent cut in a maintenance program can easily yield a fifty percent cut in maintenance performed. If you have a million dollar operating budget and eighty percent of that budget represents fixed costs of utilities, personnel, risk management premiums, and administrative overhead, only twenty percent of the budget remains for variable costs which is the time spent actually turning the wrench. If you receive a ten percent budget cut (\$100,000) since all of the fixed costs must be funded in order to keep the facility open, the ten percent cut results in a fifty percent cut in the actual maintenance performed.

\$1,000,000 total budget	80% fixed costs	=	\$800,000.00
	20% variable costs	=	\$200,000.00 (maintenance performed)

10% budget cut = \$100,000 in variable costs or a 50% cut in actual maintenance performed.

5. You must separate and distinguish facility funds from program funds. As long as these funds are intermingled and program managers have the discretion, facility maintenance programs will suffer. In the vast majority of cases, if a department takes a budget cut, maintenance is the first thing to be reduced.
6. Don't spend money trying to quantify the backlog of deferred maintenance. Since there is not enough money to fund the total the total is irrelevant, and the money would be better spent funding a few of the priority items rather than quantifying academic information. Address the cause and the results will follow.

BUILDING ALASKA FOR THE 21ST CENTURY

APPENDIX C



UNIVERSITY OF ALASKA ANCHORAGE

3211 Providence Drive
Anchorage, Alaska 99508-8180



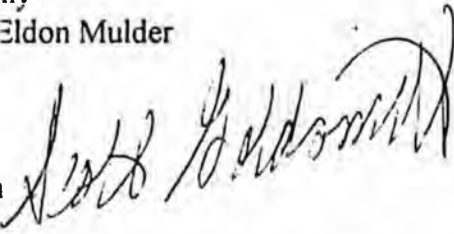
COLLEGE OF BUSINESS AND PUBLIC POLICY
Division of Economics and Public Policy

INSTITUTE OF SOCIAL AND
ECONOMIC RESEARCH
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Email: ayiser@uaa.alaska.edu

Memo

To: Senator Tim Kelly
Representative Eldon Mulder

Through: Cheryl Frasca

From: Scott Goldsmith 

Subject: Economic Impact of Deferred Maintenance Task Force Recommendations

Date: November 19, 1997

The incremental annual construction spending resulting from implementation of the Deferred Maintenance Task Force recommendations would not be large enough to generate a boom-bust cycle in the Alaska economy.

As I understand it the incremental construction spending would start at a level of \$300 million in 1999 and gradually fall to \$170 million in 2004. The US Department of Commerce estimated that total construction spending in Alaska in 1992 was \$1.9 billion. No more recent estimates are available but taking into account spending by the oil industry, the federal government, other private industries, residential construction, local governments, and the current level of state spending, as well as some inflation, the total is probably in the range of \$2.5 billion this year. (Employment in Construction in 1996 was 13 thousand compared to 10.25 thousand in 1992.)

Using \$2.5 billion as the base we would be increasing total spending by about 12 % by the addition of \$300 million. This would add about 1.6 thousand additional annual average jobs in the Construction industry. 14.6 thousand jobs is high by recent year standards, but is below both the level during the pipeline boom and the more recent oil price boom of the early 1980's.

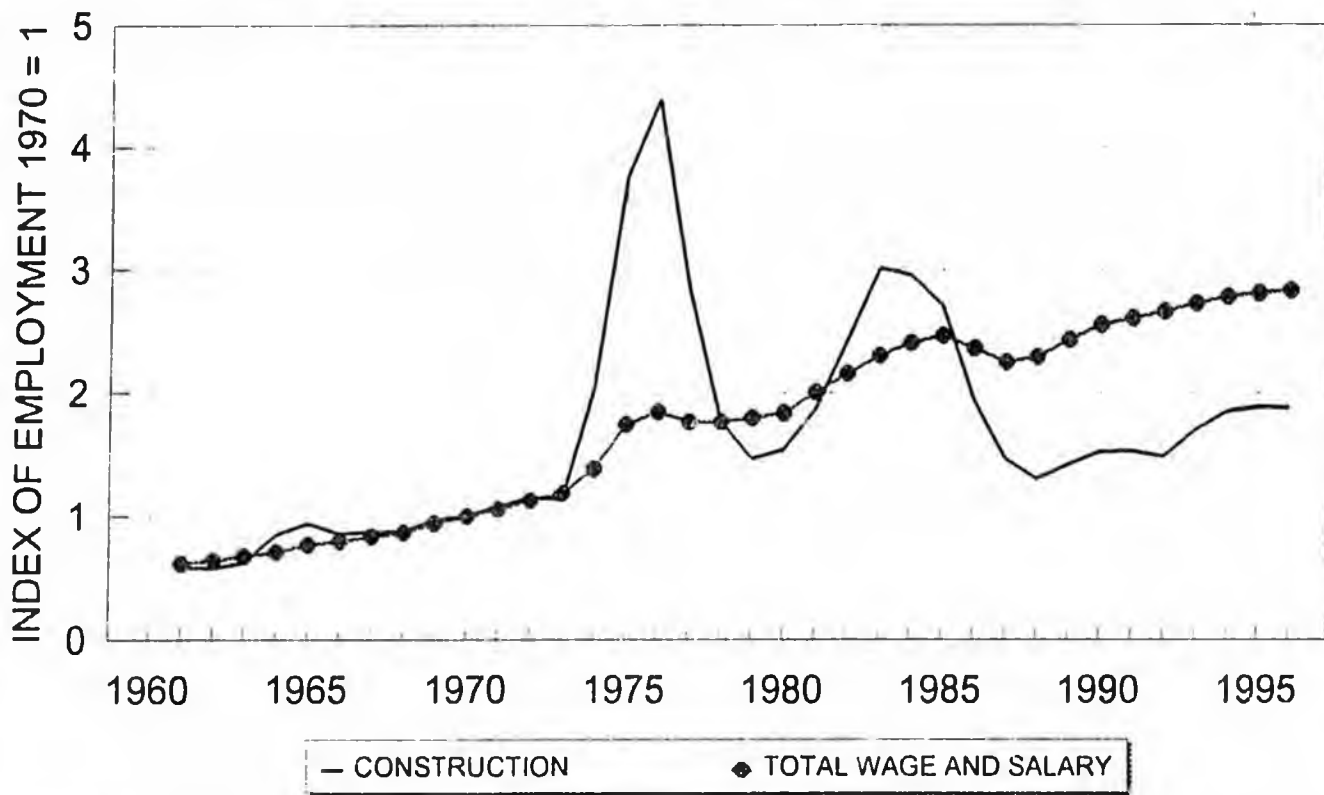
The first figure attached to this memo shows the relative growth patterns of Construction and Total employment using 1970 as the base year for indexing the change over time. Clearly Construction employment has experienced two big booms and a number of "boomlets". The bigger construction booms have generalized to economic cycles for the total economy, most notably during the pipeline construction and the high oil price years of the early 1980's. The "boomlets" have not generalized. Furthermore because over the long run the growth in Construction jobs has not kept pace with the growth in total employment, construction booms are now less likely to generate a regional boom-bust cycle.

Another way to estimate the impact of a \$300 million increase in construction spending on the economy is through the use of input-output analysis. A rule of thumb from our Alaska Input-Output model suggests that \$300 million in construction spending would generate 3 thousand jobs throughout the economy not only in construction but in trade, services, transportation, and other sectors as well.

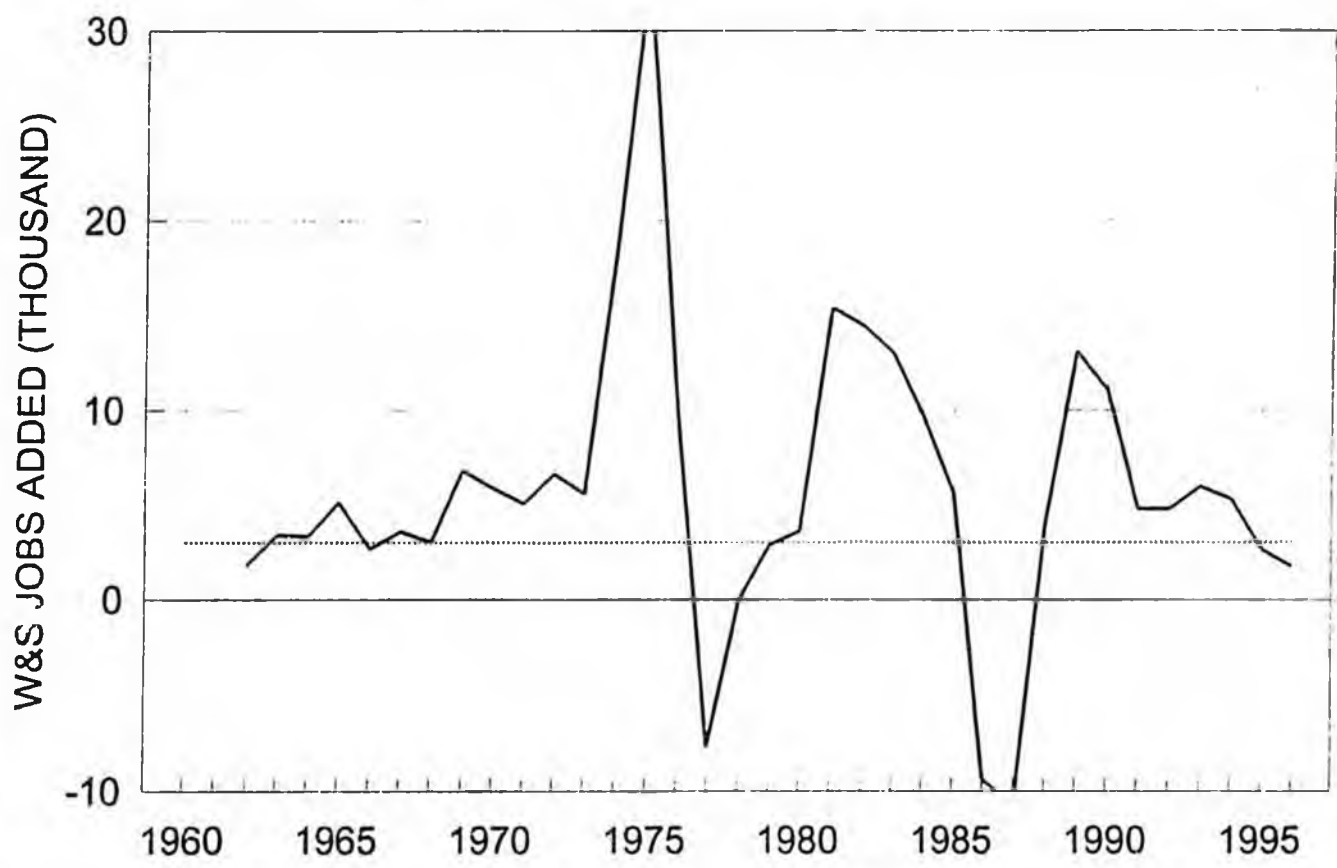
In the Alaska economy which annually generates 270 thousand wage and salary jobs this number is not difficult to absorb. This is particularly the case in light of the slowdown in the rate of new job creation over the last few years. The second figure shows that in 1995 and 1996 new job creation fell below 3 thousand compared to about twice that amount in the earlier 1990's. The implication is that adding 3 thousand jobs through deferred maintenance spending would return the annual rate of job creation to what it was in the early 1990's.

Finally the third figure shows the relationship between construction jobs and general fund capital spending. The huge capital budgets of the early 1980's were clearly instrumental in generating the construction boom during that period. The much smaller budgets in recent years have not had the same "punch".

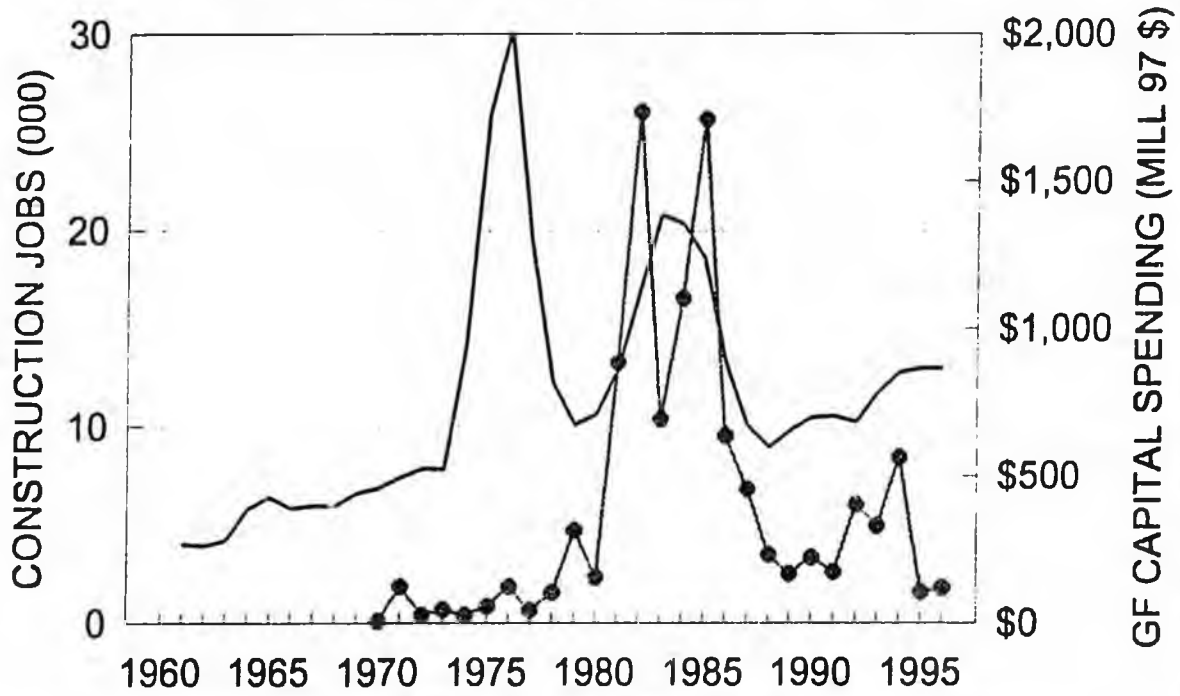
INDEX OF AK JOB GROWTH [1970 = 1]
CONSTRUCTION AND TOTAL



YEAR TO YEAR GROWTH IN ALASKA JOBS



CONSTRUCTION JOBS AND GF CAPITAL BUDGETS



BUILDING ALASKA FOR THE 21ST CENTURY

APPENDIX D



SENATOR LOREN LEMAN

Northwest Anchorage

716 W 4th Ave, Suite 520, Anchorage, AK 99501 (907) 258-8189 Session: State Capitol, Juneau, AK 99801 (907) 465-2095

November 6, 1997

To: Deferred Maintenance Task Force Members
From: Senator Loren Lemman
Subject: Costs for Construction and Maintenance of Public Facilities

A handwritten signature in cursive script that reads "Loren Lemman".

During discussion of processes to handle dealing with the backlog of maintenance and establishment of formalized procedures to ensure that public facilities are maintained in the future, I identified the fact that public facilities are often some of the most expensive facilities we build. Accordingly, we should as a Task Force identify reasons for this and recommend action to address some of the causes.

I am providing a list of some of my thoughts from my experience in the engineering/construction field. I recognize that some of the constraints that increase or decrease costs are beyond our immediate control as State legislators. However, some are not. I further recognize that the will to address some of them may not exist. The list is not exhaustive, but is a starting point for discussion.

In my opinion, discussing and addressing some of these items is at least as valuable to Alaska as the discussions we have had on the benefits of improving our bond rating and using arbitrage to leverage our ability to finance new projects.

- "Little Davis-Bacon" wages
- Community force account construction
- Tier III changes to benefits for State employees
- DOT/PF charges for overhead
- MBE/WBE set asides
- ADA compliance
- Contaminated sites remediation/UST
- "No net loss" requirements for wetlands/mitigation
- Multiple and overlapping permits and financial responsibility
- Acquisition of rights-of-way and easements/Native allotments
- "Effective" transportation monopolies
- "Buy American" and "Buy Alaskan" provisions
- OPA 90
- Clean Air Act
- SARA Title III and Community Right-to-Know Act
- Clean Water Act
- Labor laws, overtime restrictions
- Building codes, planning and zoning constraints
- Other environmental constraints, costs of delay
- Electrical and mechanical administrator requirements
- Use of prototypical designs
- Incentives for early completion/low change orders

BUILDING ALASKA FOR THE 21ST CENTURY

APPENDIX E

Legislative Research Services

Alaska State Legislature
Legislative Affairs Agency
Division of Legal & Research Services



130 Seward Street, Suite 218
Juneau, Alaska 99801-2196
Phone: (907) 465-3991
Fax: (907) 463-3351

June 2, 1997

MEMORANDUM

TO: Representative Eldon Mulder

FROM: ^{PB} Paul Brandt and ~~Paul~~ Paula d. Scavera
Legislative Analysts

RE: **Deferred Maintenance of Highways, Public Facilities, and Schools in Other States**
Research Request 97.096

You asked about deferred maintenance of highways, public facilities, and schools in other states. You wanted to know about the use of state fuel taxes for highway maintenance, and how other states identify and fund deferred maintenance of public facilities and schools. After a brief summary, this memorandum reviews the public facilities deferred maintenance programs in three states, examines the deferred school maintenance programs in two states, and reports on the nationwide use of dedicated state taxes to fund highway maintenance projects.

In order to obtain information on deferred maintenance programs in other states we contacted facility management specialists with the Council of State Governments (CSG), the National Association of Facilities Managers, the National Conference of State Legislators (NCSL), as well as numerous state officials. Individuals from every source we contacted agree that there is little published information on this general subject. Additionally, the professional staff of the aforementioned national organizations could not offer much guidance or advice on states with particularly successful approaches to deferred maintenance management. As a result, we relied heavily on information from lengthy discussions with facilities managers in California, Delaware, Idaho, Nebraska, and Tennessee.

We selected for review the public facilities deferred maintenance programs of Idaho, Nebraska, and Tennessee because they emphasize funding methods different from the traditional sale of bonds in order to finance capital maintenance projects. In addition, we selected for review the deferred school maintenance programs of California and Delaware because they operate so-called "matching" programs, requiring school districts to fund a portion of deferred maintenance costs in order to qualify for state funding.

SUMMARY

During our research, two facts became abundantly clear: 1) no matter how states organize or choose to fund their deferred maintenance projects a substantial amount of money is required; and 2) continually delaying maintenance ultimately results in increased projects costs. As one state official noted, you can pay for maintenance projects now or you can pay three times as much later. Most states sell bonds to pay for the deferred maintenance needs of public facilities. In contrast to this general rule, lawmakers in Idaho, Nebraska, and Tennessee established alternate funding methods. In Idaho, lawmakers established the Permanent Building Fund to make available resources for deferred maintenance projects. The fund receives revenues from several dedicated taxes including half the profits of the state-run lottery. In 1977, in an effort to study the problem of deferred maintenance, Nebraska lawmakers established the Task Force for Building Renewal which eventually became a permanent state agency. The Task Force receives funding from general fund appropriations and is unique in its use of preventive maintenance and education programs. In Tennessee, lawmakers instituted a rental system that requires state agencies to pay market rate rents which are used, in part, to pay for deferred maintenance. In recent years, Tennessee's rental system has failed to generate sufficient funds because of the legislature's reluctance to increase rents during periods of rising operational costs.

The U.S. General Accounting Office (GAO) recently estimated that the nation's schools require over \$112 billion in major repairs and renovations. Typically, local school districts receive state funds to pay for deferred maintenance in the form of grants and loans. A common method of administering grants is through state matching programs. These programs require school districts to supply a portion of the funds for deferred maintenance before becoming eligible for state dollars. In California, lawmakers established the State School Deferred Maintenance Fund as a source of revenue for its matching grant program. In order to qualify for funds, school districts prepare five-year deferred maintenance plans. By law, the state must match school districts dollar-for-dollar up to specified limits, but revenue shortfalls prevent the state from meeting this mandate. Delaware lawmakers provide an annual appropriation for the state's deferred school maintenance program. State school officials distribute the funds based on the number of students in each district. In order to qualify for matching funds, school districts must prepare a list of deferred maintenance projects and provide 40 percent of the project cost.

In 1995, 49 states dedicated all or a portion of their highway user fees--fuel taxes, vehicle registration fees, and vehicle licensing fees--to help pay for highway construction, maintenance, or other transportation-related programs.¹ At least 23 states authorize dedication of highway user fees through provisions in state constitutions. While the majority of these states apportion 100

¹Arturo Perez and Ronald Snell, "Earmarking State Taxes," April 1995. While Alaska's highway user fees are not dedicated, they are kept in a separate account within the general fund. The authors of the study recognized this distinction, but considered the funds "essentially" dedicated and, for this reason, concluded that all 50 states earmark highway user fees. Attachment A is a copy of this report.

percent of highway user fees to transportation programs, states authorizing dedication by statute may use these funds for purposes other than transportation. Many states place revenues generated from highway user fees into trust funds to ensure they are not spent for non-transportation purposes. Table 1 identifies those states with either transportation or highway trust funds and indicates which states devote highway user fees solely to highway or transportation purposes.

STATE PROGRAMS DESIGNED TO FUND DEFERRED MAINTENANCE OF PUBLIC FACILITIES

According to Charles Gault, Facilities Management Specialist with the Council of State Governments, most states use bonds to finance maintenance projects for public facilities, but even with this common system of financing, no standard facility management program exists among states. We identified three states that have well-established deferred maintenance programs and use methods other than bonding to finance public facilities maintenance projects.² The following is a review of the funding sources and deferred maintenance programs of **Idaho, Nebraska, and Tennessee.**

Idaho's Permanent Building Fund

The Idaho Division of Public Works oversees the planning and construction of all new office buildings and institutional facilities in the state. It also oversees capital maintenance projects greater than \$15,000 (less expensive projects are paid from agency operating funds). The division also oversees maintenance of prisons, special schools, mental hospitals, and other state-run institutions including Boise State College, Idaho State College, and Lewis and Clark College. The only exceptions are special-use buildings such as storage sheds, covered camping and picnic shelters, fish hatcheries and highway maintenance shops that are owned by the Departments of Parks and Recreation, Lands, Fish and Game, and Transportation.

Major maintenance and replacement projects undertaken by the division are financed through the Permanent Building Fund.³ Revenue from several sources feeds this dedicated fund. The largest stream of revenue to the fund is the dedication of half of the net earnings of the state-run lottery (the other half is distributed to schools districts for capital improvement projects). Other sources

²When speaking of deferred maintenance of public facilities we are generally speaking of state-owned office buildings and warehouses. In some states, such as Idaho and Nebraska, the division responsible for deferred maintenance also oversees prisons, state-owned hospitals, and other public institutions.

³Attachment B is a copy of Idaho's Statutes concerning the Permanent Building Fund (IC 57-1101 through 57-1113).

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include a special \$10 "head tax" assessed against every person who files a personal income tax return in the state and a portion of liquor sales tax and cigarette tax revenue. Currently, the fund has over \$18 million from dedicated sources. From time to time the legislature appropriates year-end money to the fund for special projects. Rent paid by tenants of state-owned buildings does not go into the dedicated Permanent Building Fund, but, instead, is used for operations and preventive maintenance.

The Permanent Building Fund Advisory Committee, a five-member body appointed by the governor, works with the Division of Public Works to assess the condition of state-owned buildings.⁴ The Advisory Committee recommends which capital projects should be financed through the Permanent Building fund and also selects architects and engineers for authorized projects.

Working with Public Works staff, the committee annually presents to the legislature a list of capital projects. The process begins in September, when the Public Works officials solicit needed capital maintenance projects from state agencies. Public Works staff investigate the proposals, usually with onsite inspections. After an initial screening, those state agencies with projects under consideration may make presentations to the Committee. On the basis of facility inspections and agency presentations, Public Works staff prioritize the projects for the committee. The committee reviews these suggestions and issues its own recommended list of projects to the legislature. The legislature must approve all appropriations of money from the Public Building Fund. In evaluating proposals, the Division of Public Works and the Committee use the following priorities to rank projects: 1) repairs that are necessary to save the structure; 2) repairs to protect the health and safety of occupants; 3) exterior renovation; and 4) interior renovation. According to officials in the division, the legislature usually defers to the committee and only occasionally deviates from the list of recommended projects.

Tennessee's Rental System

The deferred maintenance of public facilities in Tennessee is funded through the State Office Buildings and Support Facilities Revolving Fund.⁵ According to Eddie Nikazy, Facility Manager for the Tennessee Department of Administration, the fund receives revenues from rents paid by state agencies. Tennessee law allows the department to charge market rate rents and requires that these funds pay for: 1) operating expenses for office buildings and support facilities; 2) debt service payments on general obligation bonds authorized to build or acquire office buildings and

⁴By law, one member must be a banker, one a contractor, one a member of the general public, one a state senator, and one a state representative.

⁵Attachment C is a copy of the Tennessee Statutes concerning the fund (TCA 9-4-901 through 9-4-907).

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support facilities; 3) routine maintenance expenditures on office buildings and support facilities; 4) major maintenance and renovation projects for office buildings and support facilities as approved by the state building commission; 5) relocation expenses for state agencies; 6) obligations for leased space occupied by state agencies; and 7) building or acquiring buildings or support facilities as approved by the state building commission.

The Tennessee Building Commission selects which capital maintenance projects receive funding. State agencies submit requests for capital maintenance projects and the Commission determines highest priority projects based on evaluations completed by Department of Administration staff. The Commission consists of seven members: the governor, the secretary of state, the comptroller of the treasury, the state treasurer, the commissioner of finance and administration, and the speakers of the senate and the house of representatives.⁶

Mr. Nikazy reported that when lawmakers established the program in 1989, the department hired certified appraisers to determine appropriate market rate rents for urban, suburban, and rural areas.⁷ The rents were sufficient to meet the financial obligations listed above and to create a \$29 million surplus in the fund after only a few years. Lawmakers in Tennessee have not allowed the department to raise rental rates since establishing the program, however, and the fund's surplus is nearly exhausted. Mr. Nikazy indicated that without periodic rate adjustments, either in the form of cost of living allowances or new appraisals, the fund will not be able to meet its statutory obligations.

In addition to the fact that no mechanism exists to automatically adjust rents to reflect inflation, department officials must use the fund to pay for other services besides deferred maintenance. For example, state officials use monies from the fund to relocate state agencies including the costs of new furniture and wiring for telephones and computers. Because of competing claims on limited funds, department officials are not able to complete many deferred maintenance projects.

Nebraska's Task Force for Building Renewal

In 1977, lawmakers in Nebraska established the state's Task Force for Building Renewal following a legislative review of the condition of state buildings. According to Ralph Newell, Administrator

⁶Attachment D is a copy of the Tennessee Statutes concerning the State Building Commission (TCA 4-15-101 through 4-15-107).

⁷The market rate rents were established in 1989 at \$14 dollars per square foot (\$14/ft) in urban areas, \$13/ft in suburban areas, and \$9/ft in rural areas.

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of the Task Force, legislators were shocked at the deplorable condition of many state buildings during their statewide tour.⁸

The objective of the Task Force was to establish a central administration which would identify the state's deferred maintenance needs and develop policies and procedures for a new building maintenance program. As a result of the committee's work, the Task Force became a state agency in 1981.⁹

Oversight of the Task Force is conducted by members of a commission, appointed by the governor, consisting of retired construction specialists.¹⁰ This commission is also responsible for final project selection. Before the commission makes these selections, however, Task Force staff must conduct mandatory specification and contract reviews. These mandatory reviews create familiarity with the Nebraska construction costs and allow the Task Force to negotiate competitively.

The Task Force uses professionals with demonstrated expertise in architecture and construction to evaluate the maintenance needs of state buildings and to prioritize maintenance projects. These professionals are not state employees, instead, they function as self-employed consultants. The full-time staff of the Task Force consists of an administrator, a registered architect, an administrative assistant, and a staff assistant. In fiscal year 1995, the operations budget of the Task Force, including the cost of consultants, was less than 5 percent of the agency's appropriation.¹¹

According to Ralph Newell, the Task Force has funded \$67 million worth of projects over the last 19 years with an average yearly appropriation of \$3.5 million. In addition to funding projects, the

⁸Ralph Newell maintains a great deal of information on deferred maintenance programs in other states. Additionally, he takes a great interest in the subject of deferred maintenance and is willing to assist other states attempting to establish programs.

⁹The Task Force oversees the maintenance of most state-owned facilities including state office buildings, warehouses, prisons, state park buildings, and state owned hospitals. Plans are currently in place to expand the office's functions to include the oversight of school facility maintenance. Attachment E is a copy of Nebraska's Statutes concerning the Task Force for Building Renewal (RSN 71-6401 through 71-6407, 81-173 through 81-191.01, 81-1108.17 through 81-1108.23, and 81-1108.42 through 81-1108.43).

¹⁰The commission members also participate in onsite building reviews. Members are compensated on a per diem basis.

¹¹Attachment F is a copy of the policy and procedure manual of Nebraska's Task Force for Building Renewal.

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Task Force operates several special programs focusing on education and preventive maintenance. Mr. Newell credits these programs with saving the state untold dollars and adding to the Task Force's success.

Unlike the deferred maintenance programs of Idaho and Tennessee, Nebraska's Task Force has responsibility for deferred maintenance projects only. Mr. Newell indicated that Nebraska's centralized building management program was purposely separated from the Task Force's deferred maintenance responsibilities. In addition to providing focus, the singular mandate simplifies oversight of the Task Force by both the executive and legislative branches of government. Mr. Newell believes that the Task Force receives strong support from both state agencies and the legislature because all parties are easily able to review Task Force actions.

DEFERRED MAINTENANCE OF SCHOOL FACILITIES

According to a 1995 report from the U.S. General Accounting Office (GAO), an estimated \$112 billion dollars is needed to complete repairs and renovations to the nation's schools in order to restore them to good condition. GAO officials concluded that the declining physical condition of these facilities is the result of school districts delaying maintenance and repairs, year after year, due to lack of adequate funds.¹²

A companion report, also prepared by GAO, examines the financial and technical support provided by states to school districts. GAO officials reported that most states provide funding for capital maintenance projects through grants or loans. GAO officials evaluated state school facility programs based on four criteria including funding to districts, number of state employees working on facility matters, current information on school conditions, and the level of technical assistance available to districts from the state. Using the criteria listed above, GAO officials found only 13 states with comprehensive school facility programs.¹³

While the report does not elaborate on specific state programs, it does mention that many states use matching programs to help school districts with the cost of major maintenance. Although there are undoubtedly others, we identified two states with deferred maintenance matching programs (**California and Delaware**).

¹²U.S. General Accounting Office, *School Facilities: Condition of America's Schools*, February 1995. A copy of this report is included as Attachment G.

¹³U.S. General Accounting Office, *School Facilities: States' Financial and Technical Support*, November 28, 1995. Alaska's school facility program was listed as one of the programs characterized as comprehensive. Attachment H is a copy of this report.

California's State School Deferred Maintenance Fund

To be eligible for state assistance for capital maintenance projects, school districts in California must prepare and file a five-year maintenance needs plan with the State of California Allocation Board. Once the plan is filed and approved, schools districts become eligible for state matching grants. By law, the state must match school districts dollar-for-dollar up to a limit of 1/2 of 1 percent of a district's total yearly budget.¹⁴

The money used to fund deferred maintenance matching grants in California may come from four sources: 1) general obligation bonds issued by the state; 2) fines paid by oil producers and shippers into the state's Petroleum Violation Escrow Account; 3) excess bond repayment funds; and 4) general fund appropriations. According to Eddie Hernandez, Manager of the State School Deferred Maintenance Fund, the primary source of revenue for the deferred maintenance program is from excess bond repayments because the legislature has been reluctant to issue general obligation bonds or to use monies in the petroleum escrow account. Mr. Hernandez also indicated that the program has received only four general fund appropriations over the last 16 years.

Money generated from excess bond repayments is not sufficient to match school districts at the dollar-for-dollar rate required by statute. In the early years of the program, school districts received approximately 80 percent of the required matching funds. As revenues to the fund decreased during the late 1980s and early 1990s, school districts received approximately 25 percent of the required funds. Currently, legislation is pending in the California Assembly which would place \$2 billion in the maintenance fund. The intent of the legislation is to provide adequate principle so that the yearly earnings are sufficient to achieve the dollar-for-dollar matching requirement.

Delaware's Deferred School Maintenance Program

Delaware's deferred school maintenance program is composed of two parts: the Minor Capital Improvement Program (projects under \$250,000) and the Major Capital Improvement Program (one or more projects with a total cost greater than \$250,000). The state matching monies come from a yearly general fund appropriation. In 1997, the appropriation was \$5.9 million.

School districts are eligible for a portion of the appropriation based on their enrollment in relation to the total student population of the state. For example, if a school district has 10 percent of the state's students, they receive 10 percent of the yearly appropriation.¹⁵ According to Ed

¹⁴ Attachment I is a copy of the California Education Code concerning the requirements of the deferred maintenance program (Education Code § 39618 through § 39619.55).

¹⁵ School districts supply 40 percent of the project costs and the state provides 60 percent in the form of matching funds.

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Shimamoto, Education Associate for School Planning and Maintenance within the Delaware Department of Public Institutions, department officials believe that school districts are more responsible for maintenance needs if a portion of the project costs comes from the school district's budget. Mr. Shimamoto also indicated that by apportioning the monies based on enrollment, the state does not have to prioritize projects. Project selection and prioritization are left to individual school districts; the districts submit yearly requests to the state as part of the funding process.

In 1996, the \$5.9 million appropriation paid for approximately 15 percent of the requests submitted by districts. Mr. Shimamoto indicated that the percentage is misleading because districts often include a "wish list" of projects rather than only those that are truly needed. The majority of the grants are given under the Minor Capital Improvement Program because districts must have voter approval for projects exceeding \$250,000. To avoid facing voter rejection, districts often break large projects into several smaller pieces, achieving individual project costs below \$250,000.¹⁶

HIGHWAY MAINTENANCE AND EARMARKING STATE TAXES

According to Arturo Perez, Fiscal Affairs specialist with NCSL, dedicating revenues for specific purposes, commonly known as earmarking, is a routine practice among states. In 1995, a report prepared by NCSL, *Earmarking State Taxes*, identified states with earmarked revenues and the programs these funds support. The report found that all 50 states earmark at least a portion of highway user fees--fuel taxes, driver license fees, and/or vehicle registration fees--for transportation purposes. The report includes Alaska because the state's motor fuel taxes are deposited in a special highway fuel tax account (Alaska Statute 43.40.010); NCSL officials, therefore, considered these funds "essentially" earmarked.¹⁷

While all states have some form of dedicated highway user fees, the laws authorizing the dedication may be either statutory or constitutional. At least 23 states dedicate revenues from highway user fees per provisions in their state constitutions. While the constitutional provisions differ, most of the 23 states apportion 100 percent of these revenues for transportation-related programs.

In states that dedicate highway user fees by statute, many also dedicate 100 percent of these revenues for transportation purposes; some, however, devote substantially less. For example, New

¹⁶Attachment J is a copy of Delaware's statutes concerning the deferred school maintenance matching program (DCA § 7503 through § 7529).

¹⁷New Jersey is similar to Alaska in that motor fuel tax receipts are placed in a special account within the general fund.

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York dedicates only 20 percent of highway user fee revenues for transportation purposes, and lawmakers in Arizona and California allow officials in their states to use a portion of highway user fees revenues for education.

The use of dedicated highway user fees for transportation purposes varies among states. According to Frank Moretti of the Road Information Program based in Washington, D.C., 28 states dedicate highway user fees strictly for road and bridge improvement and another 11 states require their use for only transportation-related purposes. Mr. Moretti also indicated that several states place dedicated highway user fees in trust funds to prevent spending on programs unrelated to highways. Table 1 identifies those states with either transportation or highway trust funds and indicates which states dedicate highway user fees solely for highway or transportation purposes.¹⁸

I hope this information is useful for your purposes. Please do not hesitate to call if you have additional questions.

Attachments

¹⁸Federal Highway Administration, *Highway Taxes and Fees: How they are collected and Distributed*, 1993. In 1993, the U.S. Department of Transportation's Federal Highway Administration prepared a study that details how states spend their highway taxes and fees. We have included a copy of this report as Attachment K.

TABLE 1				
STATE DEDICATED HIGHWAY AND TRANSPORTATION FUNDS				
State	Transportation Trust Fund Dedicated Solely to Transportation	Highway Trust Fund Dedicated Solely to Highways	Highway User Fees Dedicated Solely to Transportation	Highway User Fees Dedicated Solely to Highways
Alabama		X		X
Alaska				
Arizona		X	X	X
Arkansas		X	X	X
California	X			
Colorado		X	X	X
Connecticut	X		X	
Delaware	X		X	
D.C.		X		
Florida	X			
Georgia		X	X	X
Hawaii		X	X	X
Idaho	X	X	X	X
Illinois				X
Indiana	X	X	X	X
Iowa		X	X	X
Kansas		X	X	X
Kentucky		X		X
Louisiana	X			
Maine		X	X	X
Maryland	X		X	
Massachusetts	X		X	
Michigan	X		X	
Minnesota		X		X
Mississippi	X		X	
Missouri	X	X	X	X
Montana	X			
Nebraska		X		X
Nevada		X	X	X
New Hampshire		X	X	
New Jersey	X			
New Mexico		X		X
New York	X	X	X	
North Carolina		X	X	X
North Dakota		X		X
Ohio		X	X	
Oklahoma				
Oregon		X	X	X
Pennsylvania		X	X	X
Rhode Island	X	X	X	
South Carolina				
South Dakota		X	X	X
Tennessee		X		X
Texas	X			
Utah	X		X	
Vermont				
Virginia	X	X	X	X
Washington	X	X	X	X
West Virginia		X	X	X
Wisconsin	X			
Wyoming		X	X	X
TOTALS	21	32	31	28

Source: The Road Information Program, 1996 State Highway Funding Methods, Washington, D.C.

BUILDING ALASKA FOR THE 21ST CENTURY

APPENDIX F

§ 2.1-234.10

Title of article

This article may be cited as Virginia Public Building Authority Act of 1981.

§ 2.1-234.11

Definitions

The following terms, whenever used or referred to in this article, shall have the following meanings, except in those instances where the context clearly indicates otherwise:

1. The term "Authority" shall mean the body politic and corporate created by this article.
2. The term "project" shall mean any structure, facility, personal property or undertaking which the Authority is authorized to finance, refinance, construct, improve, furnish, equip, maintain, acquire, or operate under the provisions of this article.
3. The term "board" shall mean the governing body of the Authority.
4. The term "person" shall mean and include natural persons, firms, associations, corporations, business trusts, partnerships, and public bodies.
5. The term "federal agency" shall mean and include the United States of America, the President of the United States of America, and any department of, or corporation, agency, or instrumentality heretofore or hereafter created, designated, or established by the United States of America.
6. The term "bonds" shall mean and include the notes, bonds, and other evidences of indebtedness or obligations which the Authority is authorized to issue pursuant to this article.
7. The term "construction" shall mean and include acquisition and construction, and the term "to construct" shall mean and include to acquire and to construct all in such manner as may be deemed desirable.
8. The term "improvement" shall mean and include extension, enlargement, improvement, and renovation and the term "to improve" shall mean and include to extend, to enlarge, to improve, and to renovate all in such manner as may be deemed desirable.
9. The terms "fixtures" and "furnishings" shall mean and include any fixtures, leasehold improvements, equipment, office furniture and furnishings whatsoever as may be deemed desirable and required by the lessee of a project for the use and occupancy of such project, and the terms "to furnish" and "furnishing" shall mean and include the installation of such fixtures, equipment and furnishings.
10. The term "cost" as applied to a project financed under the provisions of this article shall mean the sum total of all costs incurred by the Authority as are reasonable and necessary for carrying out all works and undertakings necessary or incident to accomplish a project, including, without limitation because of enumeration, the cost incurred by the Authority of all necessary developmental, planning and feasibility studies, surveys, plans and specifications, architectural, engineering, financial, legal or other special services, the cost of acquisition of land and any buildings and improvements thereon, including the discharge of any obligations of the vendor of such land, buildings or improvements, site preparation and development including demolition or removal of existing structures, construction, and reconstruction, the reasonable cost of financing incurred by the Authority in the course of the development of a project, carrying charges during construction to the occupancy date, interest on bonds issued to finance a project to a date subsequent to the estimated date of completion of a project, necessary expenses incurred in

connection with the initial occupancy of a project, the funding of such funds and accounts as the Authority determines to be reasonable and necessary with regard to bonds of the Authority and the cost of such other items as the Authority determines to be reasonable and necessary.

11. The term "state" shall mean the Commonwealth of Virginia and any agency or department thereof.

12. The term "personal property" shall mean and include all items of equipment, fixtures, and furnishings, including items affixed to real property.

§ 2.1-234.12

Virginia Public Building Authority created; membership; terms; expenses; vacancies

The State Treasurer or his designee, the State Comptroller, and five additional members appointed by the Governor, subject to confirmation by the General Assembly, if in session when such appointments are made, and if not in session, at its first session subsequent to such appointment, who shall serve at the pleasure of the Governor, are hereby created a body corporate and politic, constituting a public corporation and governmental instrumentality by the name of the "Virginia Public Building Authority." Unconfirmed appointments shall expire thirty days after the convening of the General Assembly. Such members of the Authority shall be entitled to no compensation for their services as members, but shall be entitled to reimbursement for all necessary expenses incurred in connection with the performance of their duties as members. The term of each member appointed by the Governor shall be five years; provided, however, that of the members first appointed, one shall be appointed for a term of five years, one for a term of four years, one for a term of three years, one for a term of two years, and one for a term of one year. Any vacancy happening among the appointed members of the Authority shall be filled by appointment by the Governor, subject to confirmation by the General Assembly. The Department of the Treasury shall serve as staff to the Authority.



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Purposes and general powers and duties of Authority

The Authority is created for the purpose of constructing, improving, furnishing, maintaining, acquiring, and operating public buildings for the use of the Commonwealth (heretofore or hereafter constructed), state arsenals, armories, and military reserves, state institutions of every kind and character (heretofore and hereafter constructed), additions and improvements to land grant colleges, state colleges, universities and medical colleges, and the purchase of lands for rehabilitation purposes in connection with state institutions and for use of state colleges, and museum facilities for a trust instrumentality of the United States, and the purchase of lands for the development of public buildings which may be authorized by the General Assembly in the future, the acquisition of items of personal property for the use of the Commonwealth, and the financing or refinancing of reimbursements to localities or regional jail authorities of all or any portion of the Commonwealth's share of the costs for jail projects made pursuant to §§53.1-80, 53.1-81, 53.1-82, or §53.1-95.19 (any and all of the foregoing being herein called "projects"), the purpose and intent of this article being to benefit the people of the Commonwealth by, among other things, increasing their commerce and prosperity. The Authority shall not undertake or finance or refinance any project or projects which are not specifically included in a bill or resolution passed by a majority of those elected to each house of the General Assembly, authorizing such project or projects or the reimbursement of all or any portion of the Commonwealth's share of the costs of such project or projects and, as to any project relating to a state institution of higher education, not specifically designated by the board of visitors of that institution as a project to be undertaken by the Authority. The Authority is hereby granted and shall have and may exercise all powers necessary or convenient for the carrying out of the aforesaid purposes, including, but without limiting the generality of the foregoing, the following rights and powers:

1. To have perpetual existence as a corporation.
2. To sue and be sued, implead and be impleaded, complain and defend in all courts.
3. To adopt, use, and alter at will a corporate seal.
4. To acquire, purchase, hold and use any property, real, personal or mixed, tangible or intangible, or any interest therein necessary or desirable for carrying out the purposes of the Authority; without limitation of the foregoing, to lease as lessee, with the approval of the Governor, any property, real, personal or mixed, or any interest therein for a term not exceeding ninety-nine years at a nominal rental or at such annual rental as may be determined; with the approval of the Governor, to lease as lessor to the Commonwealth of Virginia and any city, county, town or other political subdivision, or any agency, department, or public body of the Commonwealth, or land grant college, any project at any time constructed by the Authority and any property, real, personal or mixed, tangible or intangible, or any interest therein, at any time acquired by the Authority, whether wholly or partially completed; with the approval of the Governor, to sell, transfer and convey to the Commonwealth of Virginia, any project at any time constructed by the Authority; and, with the approval of the Governor, to sell, transfer and convey any property, real, personal or mixed, tangible or intangible, or any interest therein, at any time acquired by the Authority.
5. To acquire by purchase, lease, or otherwise, and to construct, improve, furnish, maintain, repair, and operate projects.

6. To make bylaws for the management and regulation of its affairs.

7. To fix, alter, charge, and collect rates, rentals, and other charges for the use of the facilities of, or for the services rendered by, the Authority, or projects thereof, at reasonable rates to be determined by it for the purpose of providing for the payment of the expenses of the Authority, the construction, improvement, repair, furnishing, maintenance, and operation of its facilities and properties, the payment of the principal of and interest on its obligations, and to fulfill the terms and provisions of any agreements made with the purchasers or holders of any such obligations.

8. To borrow money; make and issue negotiable notes, bonds, and other evidences of indebtedness or obligations (herein called "bonds") of the Authority and such bonds as the Authority may, from time to time, determine to issue for the purpose of refunding bonds previously issued by the Authority; to secure the payment of all bonds, or any part thereof, by pledge or deed of trust of all or any of its revenues, rentals, and receipts; to make such agreements with the purchasers or holders of such bonds or with others in connection with any such bonds, whether issued or to be issued, as the Authority shall deem advisable; and in general, to provide for the security for said bonds and the rights of holders thereof, provided that the total principal amount of such bonds outstanding at any time shall not exceed \$1,386 million.

The Authority shall submit an annual report to the Governor and General Assembly on or before November 1 of each year containing, at a minimum, the annual financial statements of the Authority for the year ending the preceding June 30. The annual report shall be distributed in accordance with the provisions of §2.1-467.

9. To make contracts of every name and nature, and to execute all instruments necessary or convenient for the carrying on of its business.

10. Without limitation of the foregoing, to borrow money and accept grants from, and to enter into contracts, leases or other transactions with, any federal agency.

11. To have the power of eminent domain.

12. To pledge or otherwise encumber all or any of the revenues or receipts of the Authority as security for all or any of the obligations of the Authority.

13. To do all acts and things necessary or convenient to carry out the powers granted to it by this article or any other acts.

14. To acquire, by assignment from the Commonwealth or the Virginia Retirement System, all contracts, including those which are not completed, which involve constructing, improving, furnishing, maintaining, and operating the structures, facilities, or undertakings similar to those designated herein as projects.

15. To enter into contractual agreements with localities or regional jail authorities undertaking a jail project for which the financing or refinancing or reimbursements of all or any portion of the Commonwealth's share of the costs of such project will be made pursuant to subsection A 3 of §53.1-82.2.

Except as otherwise provided by law, when projects are to be constructed, improved, furnished, maintained, repaired or operated for the use of any department of the Commonwealth, as hereinbefore

listed in this section, no plans or specifications therefor shall be presented for quotations or bids until such plans and specifications shall have been submitted to and approved by the Department of General Services and any other department of the Commonwealth having any jurisdiction over the projects, so that the project will conform to standards established by such departments.



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Revenue bonds generally

The Authority is hereby authorized to provide for the issuance, at one time or from time to time, of revenue bonds of the Authority for the purpose of paying all or any part of the cost of any one or more projects or of any portion or portions thereof. The principal of and the interest on such bonds shall be payable solely from the funds provided in this article for such payment. Any bonds of the Authority issued pursuant to this article shall not constitute a debt of the Commonwealth, or any political subdivision thereof other than the Authority, and shall so state on their face. Neither the members of the Authority nor any person executing such bonds shall be liable personally thereon by reason of the issuance thereof. The bonds of each issue shall be dated, shall bear interest, shall mature at such time or times not exceeding forty years from their date or dates, as may be determined by the Authority, and may be made redeemable before maturity, at the option of the Authority, at such price or prices and under such terms and conditions as may be fixed by the Authority, at such price or prices and under such terms and conditions as may be fixed by the Authority prior to the issuance of the bonds. The Authority shall determine the form and the manner of execution of the bonds, including any interest coupons to be attached thereto, and shall fix the denomination or denominations of the bonds and the place or places of payment of principal and interest, which may be at any bank or trust company within or without the Commonwealth. In case any officer whose signature or a facsimile of whose signature shall appear on any bonds or coupons shall cease to be such officer before the delivery of such bonds, such signature or such facsimile shall nevertheless be valid and sufficient for all purposes the same as if he had remained in office until such delivery. The bonds may be issued in coupon or in registered form or both, as the Authority may determine, and provision may be made for the registration of any coupon bonds as to principal alone and also as to both principal and interest, for the reconversion into coupon bonds of any bonds registered as to both principal and interest, and for the interchange of registered and coupon bonds. The Authority may sell such bonds in such manner, either at public or private sale, and for such price as it may determine will best effect the purposes of this chapter.

The proceeds of the bonds of each issue shall be used solely for the payment of the cost of the projects for which such bonds shall have been issued, and shall be disbursed in such manner and under such restrictions, if any, as the Authority may provide in the resolution authorizing the issuance of such bonds or in the trust agreement hereinafter mentioned securing the same. If the proceeds of the bonds of any issue, by error of estimates or otherwise, shall be less than such cost, additional bonds may in like manner be issued to provide the amount of such deficit, and, unless otherwise provided in the resolution authorizing the issuance of such bonds or in the trust agreement securing the same, shall be deemed to be of the same issue and shall be entitled to payment from the same fund without preference or priority of the bonds first issued. If the proceeds of the bonds of any issue shall exceed such cost, the surplus shall be deposited to the credit of the sinking fund for such bonds, or may be applied to the payment of the cost of any additional project or projects.

Prior to the preparation of definitive bonds, the Authority may, under like restrictions issue interim receipts or temporary bonds, with or without coupons, exchangeable for definitive bonds when such bonds shall have been executed and are available for delivery. The Authority may also provide for the replacement of any bonds which shall become mutilated or shall be destroyed or lost. Bonds may be issued under the provisions of this chapter without obtaining the consent of any department, division, commission, board, bureau or agency of the Commonwealth, and without any other proceedings or the happening of any other conditions or things than those proceedings, conditions or things which are specifically required by this article.

Trust agreement securing bonds

In the discretion of the Authority any bonds issued under the provisions of this article may be secured by a trust agreement by and between the Authority and a corporate trustee, which may be any trust company or bank having the powers of a trust company within or without the Commonwealth. Such trust agreement or the resolution providing for the issuance of such bonds may pledge or assign the revenues to be received, but shall not convey or mortgage any project or any part thereof. Such trust agreement or resolution providing for the issuance of such bonds may contain such provisions for protecting and enforcing the rights and remedies of the bondholders as may be reasonable and proper and not in violation of law, including covenants setting forth the duties of the Authority in relation to the acquisition of property and the acquisition, construction, establishment, improvement, extension, enlargement, maintenance, repair, operation and insurance of the project or projects in connection with which such bonds shall have been authorized, the rates and fees to be charged, the custody, safeguarding and application of all moneys, and conditions or limitations with respect to the issuance of additional bonds. It shall be lawful for any bank or trust company incorporated under the laws of the Commonwealth which may act as depository of the proceeds of bonds or of revenues to furnish such indemnifying bonds or to pledge such securities as may be required by the Authority. Any such trust agreement may set forth the rights of action by bondholders. In addition to the foregoing, any such trust agreement or resolution may contain such other provisions as the Authority may deem reasonable and proper for the security of the bondholders. All expenses incurred in carrying out the provisions of such trust agreement or resolution may be treated as a part of the cost of the operation of the project or projects.

Rents, fees and charges for services or use of facilities; use and disposition of revenues

The Authority is hereby authorized to fix, revise, charge, and collect rates, fees, and other charges for the use of or for the services and facilities furnished by each project and the different parts thereof, and to contract with any agency, commission or political subdivision desiring the use of any part thereof, and to fix the terms, conditions, rents, and rates of charges for such use. Such rates, fees, and other charges shall be so fixed and adjusted so that revenues of the Authority, together with any other available funds, will be sufficient at all times to pay (i) the cost of maintaining, repairing and operating such project or projects and (ii) the principal of and the interest on such bonds as the same shall become due and payable, and to create reserves for such purposes. Such rates, fees, and other charges shall not be subject to supervision or regulation by any other commission, board, bureau, or agency of the Commonwealth. The revenues derived from the project or projects in connection with which the bonds shall have been issued, except such part thereof as may be necessary to pay such cost of maintenance, repair and operation and to provide such reserves therefor as may be provided for in the resolution authorizing the issuance of such bonds or in the trust agreement securing the same, shall be set aside at such regular intervals as may be provided in such resolution or such trust agreement in a sinking fund which is hereby pledged to, and charged with, the payment of the principal of and the interest on such bonds as the same shall become due, and the redemption price or the purchase price of bonds retired by call or purchase as therein provided. Such pledge shall be valid and binding from the time when the pledge is made, the revenues or other moneys so pledged and thereafter received by the Authority shall immediately be subject to the lien of such pledge without any physical delivery thereof or further act, and the lien of any such pledge shall be valid and binding as against all parties having claims of any kind in tort, contract or otherwise against the Authority, irrespective of whether such parties have notice thereof. Neither the resolution nor any trust agreement by which a pledge is created need be filed or recorded except in the records of the Authority. The use and disposition of moneys to the credit of such sinking fund shall be subject to the provisions of the resolution authorizing the issuance of such bonds or of such trust agreement. Except as may otherwise be provided in such resolution or such trust agreement, such sinking fund shall be a fund for all such bonds without distinction or priority of one over another.

§ 2.1-234.17

Moneys received deemed trust funds

All moneys received pursuant to the authority of this article, whether as proceeds from the sale of bonds or as revenues, shall be deemed to be trust funds to be held and applied solely as provided in this article. The resolution authorizing the bonds of any issue or the trust agreement securing such bonds shall provide that any officer with whom, or any bank or trust company with which, such moneys shall be deposited shall act as a trustee of such moneys and shall hold and apply the same for the purposes hereof, subject to such regulations as this article and such resolution or trust agreement may provide.

§ 2.1-234.18

Proceedings by bondholder or trustee to enforce rights

Any holder of bonds issued under the provisions of this article or any of the coupons appertaining thereto, and the trustee under any trust agreement, except to the extent the rights herein given may be restricted by such trust agreement or the resolution authorizing the issuance of such bonds, may, either at law or in equity, by suit, action, mandamus or other proceeding, protect and enforce any and all rights under the laws of the Commonwealth or granted hereunder or under such trust agreement or resolution, and may enforce and compel the performance of all duties required by this article or by such trust agreement or resolution to be performed by the Authority or by any officer thereof, including the fixing, charging, and collecting of rates, fees, and other charges.

§ 2.1-234.19

Bonds made securities for investment and deposit

Bonds issued by the Authority under the provisions of this article are hereby made securities in which all public officers and public bodies of the Commonwealth and its political subdivisions, all insurance companies, trust companies, banking associations, investment companies, executors, administrators, trustees, and other fiduciaries may properly and legally invest funds, including capital in their control or belonging to them. Such bonds are hereby made securities which may properly and legally be deposited with and received by any state or municipal officer or any agency or political subdivision of the Commonwealth for any purpose for which the deposit of bonds or obligations of the Commonwealth is now or may hereafter be authorized by law.

§ 2.1-234.20

Revenue refunding bonds; bonds for refunding and for cost of additional projects

The Authority is hereby authorized to provide for the issuance of revenue refunding bonds of the Authority for the purpose of refunding any bonds then outstanding which shall have been issued under the provisions of this article, including the payment of any redemption premium thereon and any interest accrued or to accrue to the date of redemption of such bonds, and, if deemed advisable by the Authority, for the additional purpose of constructing improvements, extensions, or enlargements of the project or projects in connection with which the bonds to be refunded shall have been issued. The Authority is further authorized to provide by resolution for the issuance of its revenue bonds for the combined purpose of (i) refunding any bonds then outstanding which shall have been issued under the provisions of this article, including the payment of any redemption premium thereon and any interest accrued or to accrue to the date of redemption of such bonds, and (ii) paying all or any part of the cost of any additional project or projects or any portion or portions thereof. The issuance of such bonds, the maturities and other details thereof, the rights of the holders thereof, and the rights, duties and obligations of the Authority in respect of the same shall be governed by the provisions of this article insofar as the same may be applicable.

§ 2.1-234.21

Contracts, leases and other arrangements

A. In connection with the operation of a facility owned or controlled by the Authority, the Authority may enter into contracts, leases, and other arrangements with any person or persons (i) granting the privilege of using or improving the facility or any portion or facility thereof or space therein consistent with the purposes of this article; (ii) conferring the privilege of supplying goods, commodities, things, services, or facilities at the facility, and (iii) making available services to be furnished by the Authority or its agents at the facility.

In each case the Authority may establish the terms and conditions and fix the charges, rentals, or fee for the privilege or service, which shall be reasonable and uniform for the same class of privilege or service at each facility and shall be established with due regard to the property and improvements used and the expenses of operation to the Authority.

B. Except as may be limited by the terms and conditions of any grant, loan or agreement authorized by § 2.1-234.23, the Authority may by contract, lease, or other arrangements, upon a consideration fixed by it, grant to any qualified person, for a term not to exceed thirty years, the privilege of operating, as agent of the Authority or otherwise, any facility owned or controlled by the Authority; provided that no person shall be granted any authority to operate a facility other than as a public facility or to enter into any contracts, leases, or other arrangements in connection with the operation of the facility which the Authority might not have undertaken under subsection A of this section.

C. In connection with a project leased to a trust instrumentality of the United States where such trust instrumentality has agreed with the Authority to pay rent which together with payments or contributions by the Commonwealth and any political subdivision are sufficient to pay the principal of and interest on the Authority's bonds issued to finance such project, the Authority may agree that such trust instrumentality shall assume all responsibility for the acquisition, construction, operation, maintenance, and repair of the project and may further agree that when the principal of all such bonds of the Authority and the interest thereon have been paid in full or provision made therefor satisfactory to the Authority, the trust instrumentality may acquire the Authority's interest in such project without payment of additional consideration.

§ 2.1-234.22**Resolutions, rules and regulations, etc**

The Authority is authorized to adopt, amend, and repeal such reasonable resolutions, rules, regulations, and orders as it shall deem necessary for the management, government, and use of any facility owned by it or under its control. No rule, regulation, order, or standard prescribed by the Authority shall be inconsistent with, or contrary to, any law of this Commonwealth or act of the Congress of the United States or any regulation promulgated or standard established pursuant thereto. The Authority shall keep on file at the principal office of the Authority for public inspection a copy of all its rules and regulations.

§ 2.1-234.23**Grants or loans of public or private funds**

The Authority is authorized to accept, receive, receipt for, disburse, and expend federal and state moneys and other moneys, public or private, made available by grant or loan or both, to accomplish, in whole or in part, any of the purposes of this article. All federal moneys accepted under this section shall be accepted and expended by the Authority upon such terms and conditions as are prescribed by the United States and as are consistent with state law; and all state moneys accepted under this section shall be accepted and expended by the Authority upon such terms and conditions as are prescribed by the Commonwealth.

§ 2.1-234.24**Exemption from taxes or assessments**

The exercise of the powers granted by this article will be in all respects for the benefit of the people of the Commonwealth, for the increase of their commerce and prosperity, and for the improvement of their health and living conditions, and as the operation and maintenance of projects by the Authority will constitute the performance of essential governmental functions, the Authority shall not be required to pay any taxes or assessments upon any project or any property acquired or used by the Authority under the provisions of this article or upon the income therefrom, and any bonds issued under the provisions of this article, their transfer and the income therefrom (including any profit made on the sale thereof) shall at all times be free from taxation within the Commonwealth; provided that the exemption hereby granted shall not be construed to extend to persons conducting on the premises of a facility businesses for which local or state taxes would otherwise be required.



Go to [\(previous section\)](#) or [\(next section\)](#) or [\(General Assembly Home\)](#)

§ 2.1-234.25

Governing body of Authority

The powers of the Authority shall be exercised by a governing body consisting of the members of the Authority acting as a board. The board shall elect in each odd-numbered year from their number a chairman, a vice-chairman, a treasurer and a secretary. In the absence of the chairman, the vice-chairman shall exercise the powers and duties thereof. The offices of secretary and treasurer may be combined. The board may elect such other officers from its own membership or from without as it deems appropriate.

Four members shall constitute a quorum of the board for the purpose of organizing the Authority and conducting the business thereof and for all other purposes, and all actions shall be taken by vote of a majority of the members of the Authority, unless in any case the bylaws shall require a larger number.

The board shall have full authority to manage the properties and business of the Authority, and to prescribe, amend, and repeal bylaws, rules, and regulations governing the manner in which the business of the Authority may be conducted, and the powers granted to it may be exercised and embodied. The board may assign to the Treasury Board or the State Treasurer such powers and duties as it may deem proper.

§ 2.1-234.26

Moneys of Authority

All moneys of the Authority, from whatever source derived, shall be paid to the treasurer of the Authority. Such moneys shall be deposited in the first instance by the treasurer in one or more banks or trust companies, in one or more special accounts, and each of such special accounts shall be continuously secured by a pledge of direct obligations of the United States of America or of the Commonwealth, having an aggregate market value, exclusive of accrued interest, at all times at least equal to the balance on deposit in such account. Such securities shall either be deposited with the treasurer or be held by a trustee or agent satisfactory to the Authority. All banks and trust companies are authorized to give such security for such deposits. The moneys in such accounts shall be paid out on the warrant or other order of the treasurer of the Authority, or of such other person or persons as the Authority may authorize to execute such warrants or orders. The Auditor of Public Accounts of the Commonwealth, and his legally authorized representatives are hereby authorized and empowered from time to time to examine the accounts and books of the Authority, including its receipts, disbursements, contracts, leases, sinking funds, investments, and any other matters relating to its finances, operation and affairs.

§ 2.1-234.27

Competition in award of contracts; contractors to give surety; terms of contracts

If any project or any portion thereof or any improvement thereof shall be constructed, or furnished pursuant to a contract and the estimated cost thereof exceeds \$10,000, such contract shall be awarded to the lowest responsible bidder after advertisement for bids. The Authority may make rules and regulations for the submission of bids and the construction, furnishing, or improvement of any project or portion thereof. No contract shall be entered into for construction, furnishing, or improvement of any project, or portion thereof, or for the purchase of materials, unless the contractor shall give an undertaking with a sufficient surety or sureties approved by the Authority, and in an amount fixed by the Authority in accordance with § 11-58, for the faithful performance of the contract; and such contract shall be accompanied by an additional bond for the protection of those who furnish labor and material or rental equipment for such amount and subject to the same terms and conditions as established by the Authority in accordance with § 11-58. All construction contracts shall provide, among other things, that the person or corporation entering into such contract with the Authority will pay for all materials furnished, rental equipment used and services rendered for the performance of the contract, and that any person or corporation furnishing such materials, rental equipment or rendering such services may maintain an action to recover for the same against the obligor in the undertaking as though such person or corporation was named therein, provided the action is brought within one year after the time the cause of action accrued. The additional bond shall be conditioned upon the prompt payment of actual equipment rentals and shall not be conditioned upon or guarantee payment of equipment rentals, all or any part of which, directly or indirectly, apply on the purchase price of such equipment under the terms of a bailment lease or conditional sales contract or by any other arrangement by which title to the equipment will be transferred to the contractor and the rentals form any part of the consideration.

Subject to the aforesaid, the Authority may, but without intending by this provision to limit any powers of such Authority, enter into and carry out such contracts, or establish or comply with such rules and regulations concerning labor and materials to rental equipment and other related matters in connection with any project, or portion thereof, as the Authority may deem desirable.

§ 2.1-234.28

Eminent domain; right of entry

The Authority is hereby vested with the power of eminent domain and may exercise the same for the purposes set forth in this article. If the owner, lessee, or occupier of any property to be condemned or otherwise acquired shall refuse to remove his property therefrom or give up possession thereof, the Authority may proceed to obtain possession in any manner provided by law.

BUILDING ALASKA FOR THE 21ST CENTURY

APPENDIX G

HOUSE BILL NO.

IN THE LEGISLATURE OF THE STATE OF ALASKA

TWENTIETH LEGISLATURE - SECOND SESSION

**BY THE HOUSE RULES COMMITTEE BY REQUEST OF THE DEFERRED MAINTENANCE
TASK FORCE**

Introduced:

Referred:

A BILL

FOR AN ACT ENTITLED

1 "An Act relating to the Public Facilities Financing Corporation; authorizing an
2 advisory vote on whether the legislature should appropriate \$1,500,000,000 from
3 the constitutional budget reserve fund to capitalize the build Alaska fund; and
4 providing for an effective date."

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

6 * Section 1. FINDINGS. The legislature finds that

7 (1) there is an urgent need for deferred maintenance to existing public facilities
8 in the state and for new public facilities throughout the state;

9 (2) the establishment of the Public Facilities Financing Corporation
10 (AS 35.45.010) will provide an affordable and effective means of financing deferred
11 maintenance and new construction of these facilities.

12 * Sec. 2. AS 35 is amended by adding new sections to read:

13 Chapter 45. Public Facilities Financing Corporation.

14 Sec. 35.45.010. Public Facilities Financing Corporation. The Public

1 Facilities Financing Corporation is created as a public corporation of the state in the
2 Department of Revenue. The corporation is an instrumentality of the state but has a
3 legal existence independent of and separate from the state and has continuing
4 succession until its existence is terminated by law. The corporation is subject to
5 AS 37.07 (Executive Budget Act).

6 **Sec. 35.45.020. Board of directors.** The corporation is governed by a board
7 of five directors, consisting of the commissioner of revenue, the commissioner of
8 transportation and public facilities, the commissioner of education, the executive
9 director of the Alaska Housing Finance Corporation, and the executive director of the
10 Alaska Industrial Development and Export Authority.

11 **Sec. 35.45.030. Officers and quorum.** (a) The board of directors shall elect
12 one of their number as chair. The board shall elect a secretary and a treasurer who
13 need not be directors. The same person may be elected to serve both as secretary and
14 treasurer. The powers of the corporation are vested in the board of directors, and three
15 directors of the corporation constitute a quorum. Action may be taken and motions
16 and resolutions adopted by the corporation at any meeting by the affirmative vote of
17 at least three directors. A vacancy in the directorship of the corporation does not
18 impair the right of a quorum to exercise all of the powers and perform all of the duties
19 of the corporation.

20 (b) The corporation may employ an executive director but may not employ any
21 other staff. The executive director is in the exempt service under AS 39.25.110.

22 **Sec. 35.45.040. Powers of the corporation.** The corporation may
23 (1) sue and be sued;
24 (2) adopt and alter an official seal;
25 (3) make and enforce bylaws and regulations for the conduct of its
26 business and for the use of its services and facilities;
27 (4) maintain one office at any place in the state;
28 (5) subject to other provisions of this chapter, acquire, hold, use, and
29 dispose of its income, revenue, funds, and money;
30 (6) acquire, rent, lease, hold, use, and dispose of other personal
31 property for its purposes;

1 (7) subject to AS 35.45.070, issue revenue bonds or notes and provide
2 for and secure payment of the revenue bonds or notes, provide for the rights of their
3 holders, and purchase, hold, and dispose of any of its revenue bonds or notes;

4 (8) fix and revise from time to time and charge and collect fees and
5 charges for the use of its services or facilities;

6 (9) accept gifts or grants from the United States, or from any
7 governmental unit or person, carry out the terms or provisions or make agreements
8 with respect to the gifts or grants, and do all things necessary, useful, desirable, or
9 convenient in connection with procuring, accepting, or disposing of the gifts or grants;

10 (10) do anything authorized by this chapter through its officers, agents,
11 or employee, or by contracts with a person;

12 (11) make, enter into, and enforce all contracts necessary, convenient,
13 or desirable for the purposes of the corporation or pertaining to a purchase or sale of
14 bonds or other investments, or the performance of its duties and execution of any of
15 its powers under this chapter;

16 (12) purchase or hold bonds at prices and in a manner the corporation
17 considers advisable;

18 (13) adopt and amend regulations by motion, by resolution, or in
19 another manner permitted under the bylaws of the corporation;

20 (14) procure insurance against any losses in connection with its
21 property, operations, or assets in amounts and from insurers it considers desirable, or
22 obtain bond insurance or other credit enhancement with the reimbursement, security,
23 interest, remedy, and other provisions the corporation may determine;

24 (15) to the extent permitted under its contracts with the holders of
25 bonds or notes of the corporation, consent to modification of the rate of interest, time
26 and payment of installment of principal or interest, security, or any other term of a
27 bond or note, contract, or agreement of any kind to which the corporation is a party;
28 and

29 (16) do all acts and things necessary, convenient, or desirable to carry
30 out the powers expressly granted or necessarily implied in this chapter.

31 **Sec. 35.45.050. Issuance of bonds and notes.** (a) Subject to AS 35.45.070,

1 the corporation may issue its bonds or notes in principal amounts sufficient to provide
2 the state share of funds for acquisition, construction, repair, major maintenance, and
3 renovation of public facilities or school facilities that are projects approved under
4 AS 14.11.015(a).

5 (b) Bonds or notes may be issued for a facility under (a) of this section only
6 when

7 (1) the project and the amount of the project cost to be borne by the
8 corporation, if any, is authorized by law;

9 (2) the commissioner of administration has certified that a computerized
10 maintenance management plan is in place for the facility; and

11 (3) the commissioner of transportation and public facilities has certified
12 that

13 (A) the facility is designed in accordance with the energy
14 performance standards adopted under AS 44.42.020(a);

15 (B) the designer and constructor of the facility have certified
16 that the facility will be designed and constructed in accordance with the energy
17 performance standards adopted under AS 44.42.020(a); or

18 (C) if construction of the facility began before July 1, 1980, the
19 facility meets or, upon completion of the project, will meet the energy
20 performance standards that are substantially equivalent to those adopted under
21 AS 44.42.020(a).

22 (c) The corporation may issue its bonds or notes in principal amounts that it
23 considers necessary to provide funds for

24 (1) payment, funding, or refunding of the principal of, or interest or
25 redemption premiums on, bonds or notes issued by it, whether the bonds or notes or
26 interest to be funded or refunded have become due;

27 (2) the establishment or increase of reserves to secure or pay bonds or
28 notes or interest on bonds or notes and all other costs or expenses of the corporation
29 incident to and necessary or convenient to carry out its corporate purposes and powers;

30 (3) capitalized interest for any expected construction or improvement
31 period and for up to one year after that period ends.

1 (d) Bonds may be authorized only by resolution of the corporation and shall
2 be dated and mature as the resolution may provide, except that a bond may not mature
3 more than 25 years from the date of its issue. Bonds shall bear interest at rates, be in
4 the denominations, be in the form, either coupon or registered, carry the registration
5 privileges, be executed in the manner, be payable in the medium of payment, at the
6 place or places, and be subject to the terms of redemption that the resolution or a
7 subsequent resolution may provide. Bonds or notes may be sold at a public or private
8 sale.

9 (e) Bonds issued by the corporation are payable only from revenue and other
10 funds of the corporation, as provided in the resolution authorizing issuance of the
11 bonds, excluding the build Alaska fund and any income of the fund. Bonds are
12 payable from revenue generated by projects financed with bonds, lease rents, or
13 installment purchase payments received by the corporation. Unless the use of the
14 money is restricted by the terms of the grant, appropriation, or agreement, bonds are
15 payable from money received by the corporation under a grant, appropriation, or other
16 agreement with the state. Except for money in the build Alaska fund and income of
17 the fund, the corporation may pledge its assets to secure bonds, including proceeds of
18 its bonds, revenue, and rights under any lease, installment sale, or other agreement or
19 arrangement.

20 (f) For the purpose of securing the financing for projects through the issuance
21 of bonds by the corporation, the state or a department or an agency of the state may
22 buy or lease property or facilities from the corporation, sell or lease property or
23 facilities to the corporation, or enter into other agreements or arrangements with the
24 corporation. The installment purchase, rental, or other payment provisions, term,
25 interest, payment, prepayment, security, default, remedy, and other terms or provisions
26 may be specified in the installment sale, purchase, lease, or other agreement or
27 arrangement between the corporation and the state or a department or an agency of the
28 state. This subsection provides a complete, additional, and alternative method for
29 performing the acts authorized by this subsection, and a sale or lease of property or
30 facilities of the state to the corporation, a purchase or lease of property or facilities
31 from the corporation, and other agreements or arrangements with the corporation, need

1 not comply with the requirements of any other law.

2 (g) Neither bonds issued by the corporation, nor leases, installment sales, or
3 other agreements or arrangements entered into by the state or a department or an
4 agency of the state securing or providing the source of payment for the bonds are
5 obligations for which the full faith and credit of the state is pledged. No person has
6 a claim or lien on any money of the state for the repayment of any obligation of the
7 corporation. The legislature may appropriate money to pay the principal of and
8 interest on corporation bonds or to pay other obligations of the corporation. However,
9 the legislature is under no obligation to appropriate money to make payments on any
10 bonds or other obligations of the corporation. The bonds of the corporation shall recite
11 in substance that they are not a debt or liability of the state or a political subdivision
12 of the state, except the corporation, that bondholders have no claim or lien on any
13 money of the state, except money appropriated by the state for the purpose of paying
14 the bonded indebtedness, that the state is not obligated to appropriate money to pay
15 the bonded indebtedness, and that issuance of bonds by the corporation does not
16 directly, indirectly, or contingently obligate the state or a political subdivision of the
17 state to apply money from, levy, or pledge any form of taxation to the payment of the
18 bonds.

19 **Sec. 35.45.060. Trust indentures and trust agreements.** (a) In the
20 discretion of the corporation, an issue of bonds may be secured by a trust indenture
21 or trust agreement between the corporation and a corporate trustee, including a trust
22 company, bank, or national banking association, with corporate trust powers, located
23 inside or outside the state, or by a secured loan agreement or other instrument or under
24 a resolution giving powers to a corporate trustee by means of which the corporation
25 may

26 (1) make and enter into any and all the covenants and agreements with
27 the trustee or the holders of the bonds that the corporation may determine to be
28 necessary or desirable, including, without limitation, covenants, provisions, limitations,
29 and agreements as to

30 (A) the application, investment, deposit, use, and disposition of
31 the proceeds of bonds of the corporation or of money or other property of the

1 corporation, excluding the build Alaska fund and income from the fund;

2 (B) the terms and conditions upon which additional bonds of the
3 corporation may be issued; and

4 (C) the vesting in a trustee of rights, powers, duties, funds, or
5 property in trust for the benefit of bondholders, including the right to enforce
6 payment, performance, and all other rights of the corporation or of the
7 bondholders, under an agreement of the corporation;

8 (2) pledge, mortgage, or assign money, agreements, property, or other
9 rights or assets of the corporation either presently in hand or to be received in the
10 future, or both, but excluding the build Alaska fund and income from the fund; and

11 (3) provide for other matters of like or different character that in any
12 way affect the security or protection of the bonds.

13 (b) For the purpose of securing one or more issues of its bonds, the
14 corporation may establish one or more special funds, called "public facility reserve
15 funds," and shall pay into the reserve funds the proceeds of the sale of its bonds and
16 other money that may be made available to the corporation for the purposes of those
17 reserve funds from another source. The reserve funds shall be established only if the
18 corporation determines that the establishment would enhance the marketability of the
19 bonds. Money held in a reserve fund, except as provided in this section, shall be used
20 as required solely for (1) the payment of the principal of and interest on bonds or of
21 the sinking fund payments with respect to those bonds, (2) the purchase or redemption
22 of bonds, or (3) the payment of a redemption premium required to be paid when those
23 bonds are redeemed before maturity. However, money in a reserve fund may not be
24 withdrawn from it at any time in an amount that would reduce the amount of that
25 reserve fund to less than the public facilities reserve fund requirement under (c) of this
26 section except for the purpose of making, with respect to those bonds, payment, when
27 due, of principal, interest, redemption premiums, and the sinking fund payments for
28 the payment of which other money of the corporation is not available. Income or
29 interest earned by, or increment to, a reserve fund, due to the investment of the reserve
30 fund or other amounts in it, may be transferred by the corporation to other funds or
31 accounts of the corporation to the extent that the transfer does not reduce the amount

1 of the reserve fund below the public facilities reserve fund requirement under (c) of
2 this section.

3 (c) If the corporation decides to issue bonds secured by a public facilities
4 reserve fund, the bonds may not be issued if the amount in the reserve fund is less
5 than an amount that may be established by resolution of the corporation, called the
6 "public facilities reserve fund requirement," unless the corporation, at the time of
7 issuance of the obligations, deposits in the reserve fund from the proceeds of the
8 obligations to be issued or from other sources, an amount that, together with the
9 amount then in the reserve fund, is not less than the public facilities reserve fund
10 requirement.

11 (d) In computing the amount of a public facilities reserve fund for the purpose
12 of this section, securities in which all or a portion of the funds are invested shall be
13 valued by a reasonable method established by the corporation by resolution. Valuation
14 on a particular date shall include the amount of any interest earned or accrued to that
15 date.

16 (e) The chair of the corporation shall annually, not later than January 2, make
17 and deliver to the governor and the legislature a certificate stating the amount, if any,
18 required to restore a public facilities reserve fund to the public facilities reserve fund
19 requirement. That amount may be appropriated by the state for deposit by the
20 corporation in the proper reserve fund. Nothing in this subsection creates a debt or
21 liability of the state.

22 (f) If the corporation decides to covenant to issue bonds secured by a public
23 facilities reserve fund, the bonds may not be issued until 10 days after the corporation
24 has mailed notification to the state bond committee and the Legislative Budget and
25 Audit Committee by certified mail of its intention to establish a public facilities
26 reserve fund to secure the bond issue. The notification must include the amount of the
27 reserve fund to be established and the amount of bonds proposed to be issued. The
28 notification must be accompanied by an estimate by the corporation of the need to
29 withdraw money from the reserve fund during the term of the bond issue, the amount
30 that it may be necessary to withdraw, and the time at which withdrawals are estimated
31 to be needed. The corporation shall annually prepare a revised estimate, considering

1 the same factors, and a statement of all withdrawals that have occurred from the date
2 of issuance of the bonds to the end of the calendar year. The revised estimate and
3 statement shall be submitted to the state bond committee and the Legislative Budget
4 and Audit Committee by January 30 of the year following preparation of the revised
5 estimate.

6 **Sec. 35.45.070. Bonding limitations.** The total amount of bonds of the
7 corporation that may be outstanding at any time may not exceed \$2,000,000,000,
8 excluding bonds for which money or security in the amount necessary to redeem the
9 principal of and interest on the bonds, and to pay any redemption premium on the
10 bonds has been deposited in trust for that purpose.

11 **Sec. 35.45.080. Nonliability on bonds.** A member of the board of directors
12 or an employee of the corporation or a person executing bonds of the corporation is
13 not personally liable on the bonds or subject to personal liability or accountability as
14 a result of the issuance of the bonds.

15 **Sec. 35.45.090. Exemption from taxation.** All bonds of the corporation are
16 declared to be issued by a political subdivision of the state and for an essential public
17 and governmental purpose, and the bonds, the interest on them, the income from them,
18 the transfer of the bonds, and all assets, income, and receipts pledged to pay or secure
19 the payment of the bonds, or the interest on them, shall at all times be exempt from
20 taxation by or under the authority of the state, except for inheritance and estate taxes
21 and taxes on transfers by or in contemplation of death.

22 **Sec. 35.45.100. Pledge of the state.** (a) The state pledges to and agrees with
23 the holders of bonds issued under this chapter that the state will not limit or alter the
24 rights and powers vested in the corporation by this chapter to fulfill the terms of a
25 contract made by the corporation with the holders, and that the state will not in any
26 way impair the rights and remedies of the holders until the bonds, together with the
27 interest on them with interest on unpaid installments of interest, and all costs and
28 expenses in connection with an action or proceeding by or on behalf of the holders,
29 are fully met and discharged. The corporation is authorized to use this pledge and
30 agreement of the state in agreements involving holders of bonds of the corporation.

31 (b) It is the intention of the legislature that a pledge made with respect of

1 bonds shall be valid and binding from the time the pledge is made, that the money and
2 property so pledged and thereafter received by the corporation shall immediately be
3 subject to the lien of the pledge without physical delivery or further act, and that the
4 lien of the pledge shall be valid and binding against all parties having claims of any
5 kind in tort, contract, or otherwise against the corporation, irrespective of whether the
6 parties have notice. The resolution, trust agreement, or another instrument by which
7 a pledge is created need not be recorded nor filed under the provisions of the Uniform
8 Commercial Code to be valid, binding, or effective against the parties.

9 (c) The pledge of the state is limited to the express provisions of (a) of this
10 section and is not a guarantee, surety, promise, undertaking, or assurance of repayment
11 or performance of any obligation of the corporation.

12 **Sec. 35.45.110. Build Alaska fund.** (a) The build Alaska fund is established
13 in the corporation. The build Alaska fund consists of appropriations made to it. The
14 build Alaska fund shall be invested by the Department of Revenue as agent of the
15 corporation. Income from investments shall be deposited into the general fund.

16 (b) The build Alaska fund and income of the fund may not be pledged or used
17 to pay the principal or interest due on bonds issued by the corporation or to pay any
18 obligations of a state department or agency that have been pledged as security for
19 bonds of the corporation.

20 (c) Money in the build Alaska fund may be used only in accordance with an
21 appropriation. Money may be appropriated from the fund

22 (1) to pay costs of issuing bonds of the corporation or the costs of any
23 guaranty, insurance, or other credit enhancement for the bonds;

24 (2) for acquisition, construction, repair, major maintenance, or
25 renovation of public facilities or school facilities that are projects approved under
26 AS 14.11.015(a).

27 **Sec. 35.45.120. Annual audit.** The corporation shall have its financial records
28 audited annually by a certified public accountant. The legislative auditor may
29 prescribe the form and content of the financial records of the corporation and may
30 have access to the records at any time.

31 **Sec. 35.45.130. Annual report.** Before March 1 of each year, the corporation

1 shall submit to the governor a comprehensive report describing operations, income, and
 2 expenditures for the preceding 12-month period. The corporation shall notify the
 3 legislature that the report is available.

4 **Sec. 35.45.140. Regulations.** The corporation may adopt regulations necessary
 5 to carry out the purposes of this chapter. Except for AS 44.62.310 and 44.62.312
 6 regarding public meetings, AS 44.62 (Administrative Procedure Act) does not apply
 7 to regulations adopted by the corporation. The corporation shall make available to
 8 members of the public copies of the regulations it adopts. Within 45 days after its
 9 adoption, the chair of the board shall submit regulation to the chair of the
 10 Administrative Regulation Review Committee (AS 24.20.400).

11 **Sec. 35.45.900. Definitions.** In this chapter, unless the context requires
 12 otherwise,

13 (1) "bonds" means revenue bonds, notes, or other obligations of the
 14 corporation issued under this chapter;

15 (2) "corporation" means the Public Facilities Financing Corporation
 16 established under AS 35.45.010;

17 (3) "public facility" means a building or other structure that serves a
 18 public purpose and is constructed or maintained in whole or in part with state money,
 19 and includes highways and facilities and vessels of the Alaska marine highway system.

20 * **Sec. 3.** AS 36.30.850(b) is amended by adding a new paragraph to read:

21 (38) contracts of the Public Facilities Financing Corporation
 22 (AS 35.45.010).

23 * **Sec. 4.** AS 39.25.110 is amended by adding a new paragraph to read:

24 (33) the executive director of the Public Facilities Financing
 25 Corporation.

26 * **Sec. 5.** AS 39.50.200(b) is amended by adding a new paragraph to read:

27 (56) Public Facilities Financing Corporation (AS 35.45.010).

28 * **Sec. 6.** The lieutenant governor shall place before the qualified voters of the state at the
 29 next general election a question advisory to the legislature of whether the legislature should
 30 appropriate \$1,500,000,000 from the constitutional budget reserve fund (art. IX, sec. 17,
 31 Constitution of the State of Alaska) to capitalize the build Alaska fund (AS 35.45.110). The

1 question shall appear on the ballot in the following form:

2 Q U E S T I O N

3 Shall the Legislature of the State of Alaska appropriate \$1,500,000,000 from
4 the constitutional budget reserve fund (art. IX, sec. 17, Constitution of the State
5 of Alaska) to capitalize the build Alaska fund (AS 35.45.110)?

6 Yes [] No []

7 * Sec. 7. This Act takes effect immediately under AS 01.10.070(c).

HOUSE BILL NO.

IN THE LEGISLATURE OF THE STATE OF ALASKA

TWENTIETH LEGISLATURE - SECOND SESSION

**BY THE HOUSE RULES COMMITTEE BY REQUEST OF THE DEFERRED MAINTENANCE
TASK FORCE**

Introduced:

Referred:

A BILL

FOR AN ACT ENTITLED

1 "An Act making a special appropriation under art. IX, sec. 17(c), Constitution of
2 the State of Alaska, from the constitutional budget reserve fund to the build
3 Alaska fund; and providing for an effective date."

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

5 * Section 1. (a) The sum of \$1,500,000,000 is appropriated from the constitutional budget
6 reserve fund (art. IX, sec. 17, Constitution of the State of Alaska) to the build Alaska fund
7 (AS 35.45.120).

8 (b) The appropriation made by (a) of this section is made under art. IX, sec. 17(c),
9 Constitution of the State of Alaska.

10 (c) The appropriation made by (a) of this section is to capitalize a fund and does not
11 lapse.

12 * Sec. 2. This Act takes effect only if a bill is enacted before November 15, 1998, that
13 establishes the build Alaska fund (AS 35.45.120).

14 * Sec. 3. This Act takes effect on the earlier of the following two dates: July 1, 1999, or

1 the date that the lieutenant governor certifies that a majority of votes cast on an advisory
2 question asking whether the legislature should appropriate \$1,500,000,000 from the
3 constitutional budget reserve fund (art. IX, sec. 17, Constitution of the State of Alaska) to
4 capitalize the build Alaska fund (AS 35.45.120) is in favor.

HOUSE BILL NO.

IN THE LEGISLATURE OF THE STATE OF ALASKA

TWENTIETH LEGISLATURE - SECOND SESSION

BY THE HOUSE RULES COMMITTEE BY REQUEST OF THE DEFERRED MAINTENANCE
TASK FORCE

Introduced:

Referred:

A BILL

FOR AN ACT ENTITLED

1 "An Act authorizing projects of the Public Facilities Financing Corporation and
2 the amount of the cost of the projects that may be borne by the Public Facilities
3 Financing Corporation; and providing for an effective date."

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

5 * Section 1. AUTHORIZATION OF PUBLIC FACILITIES FINANCING
6 CORPORATION PROJECTS. Subject to the limitations of AS 35.45.010 - 35.45.900, the
7 Public Facilities Financing Corporation established under AS 35.45.010 is authorized under
8 AS 35.45.050(b)(1) to participate in the following projects and to spend no more than the
9 following amounts for those projects:

10	PROJECT	AMOUNT
11	Public schools, K - 12	\$120,857,700
12	University of Alaska	50,275,300
13	Harbors	18,203,000
14	Highways, the Alaska marine highway system, and	

1	airports	61,192,200
2	Buildings and ADA compliance	43,100,600
3	Water, sewer, and fuel clean-up	<u>6,313,900</u>
4	TOTAL	\$299,942,700

5 * Sec. 2. This Act takes effect only if an Act that establishes the Public Facilities
6 Financing Corporation is adopted by the Twentieth Alaska State Legislature and enacted into
7 law.

8 * Sec. 3. If this Act takes effect under sec. 2 of this Act, it takes effect on the effective
9 date of an Act that establishes the Public Facilities Financing Corporation.

HOUSE BILL NO.

IN THE LEGISLATURE OF THE STATE OF ALASKA

TWENTIETH LEGISLATURE - SECOND SESSION

BY THE HOUSE RULES COMMITTEE BY REQUEST OF THE DEFERRED MAINTENANCE TASK FORCE

Introduced:

Referred:

A BILL

FOR AN ACT ENTITLED

1 "An Act relating to preventive maintenance programs required for certain state
2 grants; and providing for an effective date."

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

4 * Section 1. AS 14.11.011(b) is amended to read:

5 (b) For a municipality that is a school district or a regional educational
6 attendance area to be eligible for a grant under this chapter, the district shall submit

7 (1) a six-year capital improvement plan that includes a description of
8 the district's fixed asset inventory system and preventive maintenance program no later
9 than September 1 of the fiscal year before the fiscal year for which the request is
10 made; the six-year plan must contain for each proposed project a detailed scope of
11 work, a project budget, and documentation of conditions justifying the project;

12 (2) evidence that the district has secured and will maintain adequate
13 property loss insurance for the replacement cost of all facilities for which state funds
14 are available under AS 14.11.005 or 14.11.007 or has a program of insurance

1 acceptable to the department; [AND]

2 (3) evidence acceptable to the department that the proposed project
3 should be a capital improvement project and not part of a preventive maintenance
4 program or regular custodial care program; and

5 (4) evidence acceptable to the department that the district

6 (A) has a preventive maintenance plan that

7 (i) includes a computerized maintenance management
8 program;

9 (ii) addresses energy management for all buildings
10 owned or operated by the district;

11 (iii) includes a regular custodial care program for all
12 buildings owned or operated by the district;

13 (iv) includes preventive maintenance training for
14 facility managers and employees with maintenance duties;

15 (v) includes renewal and replacement schedules for
16 electrical, mechanical, structural, and other components of all
17 facilities owned or operated by the district; and

18 (B) is adequately adhering to the preventive maintenance
19 plan.

20 * Sec. 2. AS 37.06.010 is amended by adding a new subsection to read:

21 (j) Before the department may pay a draw under this section to a municipality,
22 the department shall have evidence acceptable to the department that the municipality

23 (1) has a preventive maintenance plan that

24 (A) includes a computerized maintenance management program;

25 (B) addresses energy management for all buildings owned or
26 operated by the municipality;

27 (C) includes a regular custodial care program for all buildings
28 owned or operated by the municipality;

29 (D) includes preventive maintenance training for facility
30 managers and employees with maintenance duties;

31 (E) includes renewal and replacement schedules for electrical,

1 mechanical, structural, and other components of all facilities owned or operated
2 by the municipality; and

3 (2) is adequately adhering to the preventive maintenance plan.

4 * Sec. 3. AS 37.06.020 is amended by adding a new subsection to read:

5 (1) Before the department may pay a draw under this section to an entity, the
6 department shall have evidence acceptable to the department that the entity

7 (1) has a preventive maintenance plan that

8 (A) includes a computerized maintenance management program;

9 (B) addresses energy management for all public buildings
10 owned or operated by the entity;

11 (C) includes a regular custodial care program for all public
12 buildings owned or operated by the entity;

13 (D) includes preventive maintenance training for managers of
14 public facilities owned or operated by the entity and employees with
15 maintenance duties;

16 (E) includes renewal and replacement schedules for electrical,
17 mechanical, structural, and other components of all public facilities owned or
18 operated by the entity; and

19 (2) is adequately adhering to the preventive maintenance plan.

20 * Sec. 4. This Act takes effect July 1, 1998.

HOUSE BILL NO.

IN THE LEGISLATURE OF THE STATE OF ALASKA

TWENTIETH LEGISLATURE - SECOND SESSION

BY THE HOUSE RULES COMMITTEE BY REQUEST OF THE DEFERRED MAINTENANCE
TASK FORCE

Introduced:

Referred:

A BILL

FOR AN ACT ENTITLED

1 "An Act relating to operating appropriations for annual maintenance and repair
2 and periodic renewal and replacement of public buildings and facilities; and
3 providing for an effective date."

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

5 * Section 1. AS 37.07.020 is amended by adding a new subsection to read:

6 (e) The budget prepared under (a) of this section must present the proposed
7 operating expenditures for each agency for annual maintenance and repair and periodic
8 renewal and replacement of public buildings and facilities separately from the other
9 proposed operating expenditures by the agency. Proposed operating appropriations for
10 an agency for annual maintenance and repair and periodic renewal and replacement for
11 public buildings and facilities contained in an appropriation bill prepared under (a) of
12 this section must be presented separately from appropriations for other proposed
13 operating expenditures by the agency.

14 * Sec. 2. AS 37.07.120 is amended by adding new paragraphs to read:

1 (8) "maintenance and repair" means the day-to-day scheduled and
2 preventive maintenance effort, including janitorial and minor repair work, required to
3 keep buildings and facilities operational and in a continuous state of readiness;

4 (9) "renewal and replacement" means the scheduled replacement of
5 worn-out major building components and the replacement or retrofitting of obsolete
6 or inefficient building systems in order to maintain or extend the life of a building or
7 facility.

8 * Sec. 3. This Act takes effect July 1, 1998.

HOUSE CONCURRENT RESOLUTION NO.
IN THE LEGISLATURE OF THE STATE OF ALASKA
TWENTIETH LEGISLATURE - SECOND SESSION

**BY THE HOUSE RULES COMMITTEE BY REQUEST OF THE DEFERRED MAINTNANCE
TASK FORCE**

Introduced:

Referred:

A RESOLUTION

1 Relating to the use of prototype designs in public school construction projects.

2 BE IT RESOLVED BY THE LEGISLATURE OF THE STATE OF ALASKA:

3 WHEREAS art. VII, sec. 1, Constitution of the State of Alaska, requires the state to
4 establish and maintain a system of public schools to meet the educational needs of children
5 throughout the state; and

6 WHEREAS the Alaska Legislature recognizes the critical role that local school
7 districts serve in the state in meeting this most important constitutional responsibility; and

8 WHEREAS the Alaska Legislature understands the challenges school districts face to
9 ensure Alaska's children have skilled teachers, quality curriculum, and safe schools; and

10 WHEREAS continued growth is projected in Alaska's school age population that will
11 increase the need for new schools and place further pressure on school district budgets; and

12 WHEREAS prudent stewardship of state resources requires that every effort be made
13 to get the best value for each state dollar spent; and

14 WHEREAS use of prototype school designs has enabled the Anchorage, Fairbanks,
15 Kenai Peninsula, and Matanuska-Susitna Borough school districts to more quickly and
16 economically respond to their district's need for new schools and realize cost savings;

17 BE IT RESCLVED that the Alaska Legislature encourages school districts to use

1 prototype school designs wherever feasible so future school classrooms can be constructed
2 quicker and funds maximized; and be it

3 **FURTHER RESOLVED** that the Department of Education is requested to develop
4 a prototype school designs for core school functions that could be used by school districts; and
5 be it

6 **FURTHER RESOLVED** that the Department of Education is requested to develop
7 incentives for school districts to use prototype school designs in school construction funded
8 through the educational facilities maintenance and construction fund (AS 37.05.560); and be
9 it

10 **FURTHER RESOLVED** that, if statutory changes are necessary to implement these
11 incentives, the Department of Education is requested to report suggested statutory changes to
12 the legislature by March 1, 1998, so the changes can be considered by the Second Regular
13 Session of the Twentieth Alaska State Legislature.

14 **COPIES** of this resoiation shall be sent to Shirley J. Holloway, commissioner of
15 education, to the Alaska State Board of Education, and to the school board of each school
16 district.

BUILDING ALASKA FOR THE 21ST CENTURY

APPENDIX H

MEMORANDUM**State of Alaska**

Office of the Governor
Office of Management and Budget
Telephone: 465-4660

October 9, 1997

TO: Administrative Service Directors
Facility Advisory Council Members
DOT/PF Facility Maintenance Employees

FROM: Annalee McConnell, Director, Office of Management and Budget
Mark Boyer, Commissioner, Department of Administration
Joe Perkins, Commissioner, Department of Transportation
and Public Facilities

RE: Facility Update

To some this is an update, while to others this memorandum outlines the Knowles administration's long and short-term goals to effectively manage the state's major fixed assets — facilities. First, we would like to thank everyone who has assisted us throughout this project. We are well aware that without each agency's support, we could not have recognized progress toward these goals.

Long-term Goals

- Rental Rate Methodology — A rent structure for facilities would enable the state to receive reimbursement for facilities costs from the federal government and other fund sources, and would provide an incentive for more efficient utilization of facilities. The rate would recover the full costs of operating and maintaining state facilities in accordance with applicable Generally Accepted Accounting Principles, federal guidelines and state policies. We hired an independent consultant who helped us identify the elements needed to develop a facilities chargeback methodology.

We hope to work with the legislature during the 1998 session to establish a Facilities Internal Service Fund (ISF) to implement this rental concept. A facilities fund would isolate facilities financial activity, allow fund balances to carryforward into the next fiscal year and recover sufficient funds to maintain the facilities. The rate would be based on prior year costs plus anticipated repairs divided by square footage. Thus the critical need to capture accurate cost data now.

- Deferred Maintenance Backlog — Another advantage of an ISF is to build funds so we can prevent future accumulation of deferred maintenance projects.
- Consolidate Facility Functions — Ultimately we think it will be advantageous to merge the facilities functions of the Department of Transportation and Public Facilities (DOT/PF) with

*Endorsed by
Jack Force*

lpsae date

Facility Update
October 9, 1997
Page 2

the leasing and space planning functions of the Department of Administration (DOA). At one point we considered consolidating these functions in the Department of Administration this year. However, given the major initiatives currently underway in both DOA and DOT/PF, we now believe that it is not advisable to proceed with a transfer of facilities responsibilities from DOT/PF to DOA at this time. DOT/PF will continue its current facilities functions for at least the next twelve months. During this time we intend to move forward with the following initiatives to improve facilities operations and maintenance.

Short-term Goals

- **Nome Pilot Project** — This pilot is testing the use of a coordinated maintenance team, the effects of performing scheduled preventative maintenance, and application of an automated maintenance management system to improve the efficiency and effectiveness of facility maintenance. It began July 1 with three participating departments: DOT/PF, Military and Veterans' Affairs, and Corrections.
- **AKSAS Account Structure** — Departments were to begin tracking facility costs in the five work categories identified by the Facility Council no later than August 1, 1997. These categories are Operations, Leasing, Routine Maintenance and Repair, Renewal and Replacement, and Renovation and Remodeling. Accurately tracking costs in these categories by building or other Facility Council approved method is vital to the rate development process.
- **Facilities Rent Structure Pilot** — As the first phase of establishing a rent structure for state facilities we are developing a simulated rate on one facility using the rate methodology established by the independent consultant. Our objective is to establish a rent structure that can be evaluated for possible incorporation in the FY 2000 budget cycle.

We hope this facility update clarifies our goals and objectives for improving the maintenance of our state facilities. If you have any questions or comments, contact Keith Gerken (DOA) at 465-5683, Rod Wilson (DOT/PF) at 465-6962 or Kym Gertner (OMB) at 465-4666.

BUILDING ALASKA FOR THE 21ST CENTURY

APPENDIX I

**ORRICK, HERRINGTON
& SUTCLIFFE LLP**

January 9, 1998

Internet
rogerdavis@orrick.com

Direct Dial
(415) 773-5758

By Fax: 907/465-3518

Representative Eldon Mulder, Co-Chair
Senator Tom Kelly, Co-Chair
Deferred Maintenance Task Force
Room 501
State Capitol Building
Juneau, Alaska 99801-1182

Re: Public Facilities Financing Corporation

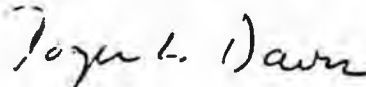
Dear Gentlemen:

Pursuant to our engagement to review certain aspects of proposed legislation creating the Public Facilities Financing Corporation, based on the draft presented to us, research of such matters as we deemed appropriate, and conference calls with Denny DeWitt, Eric Wohlforth and others, we believe the proposed legislation can fairly easily be revised to enable the Corporation to issue bonds (1) the interest on which would be exempt from federal income taxes (without having to restrict the yield on the Build Alaska Fund established in the legislation) and (2) that would not be invalid as state debt within the meaning of Article IX, Section 8 of the Alaska Constitution.

A memorandum setting forth the changes we recommend to accomplish this goal will follow in a few days. Of course, whether any particular bonds are tax-exempt or valid will depend on the final form of legislation enacted, how it is implemented and the specific details pertaining to those particular bonds. Therefore, this letter is not intended to be viewed (or be relied upon) as an opinion regarding the tax-exemption or validity of any bonds.

Please contact me at (415) 773-5758 or George G. Wolf (the tax partner working with me) at (415) 773-5988 if you have any questions.

Very truly yours,



Roger L. Davis

RLD:ksg

CONFIDENTIAL

MEMORANDUM

TO: Representative Eldon Mulder, Co-Chair
Senator Tom Kelly, Co-Chair
Deferred Maintenance Task Force

FROM: Roger L. Davis and George G. Wolf

DATE: January 17, 1998

RE: Legislation Creating the Public Facilities Financing Corporation

The version of the Public Facilities Financing Corporation bill faxed to us on January 12, 1998 did an excellent job of translating our January 9 discussions into appropriate legislature language, which accomplishes the revisions contemplated by our January letter regarding tax-exemption and validity of bonds. Only the following few observations seem worth making (particularly with an aim of making as few changes as possible):

1. With regard to Sec. 35.45.110, I thought that uses of the Build Alaska Fund had to be more open ended in order to avoid running afoul of the constitutional proscription against dedicated funds (Art. IX, Sec. 7). Maybe use of the word "may" in the second sentence of subsection c is enough. We had suggested prefacing the sentence with "Unless otherwise specified by the legislature,". This is not one of the issues for which you solicited our expertise, and we are sure there are others more expert than ourselves on this matter, so we defer to you.

There is a typo in subsection (b) at line 18-19 of page 10, which should read "obligations of the state or state department or agency that secures payment of any bonds of the corporation." The state, other than through a department or agency, could be the obligor of the "obligations" referred to, and those obligations may be a source of payment for the corporation's bonds without being formally "pledged." However, these are relatively minor points that may not be considered essential.

2. Subsection (6) of Sec. 35.45.040 should refer to "real property" as well as "other personal property," particularly in light of Sec. 35.45.050(f) which authorizes the state to lease or buy real property from or to the corporation.

Representative Eldon Mulder,
Co-Chair
Senator Tom Kelly, Co-Chair
Deferred Maintenance Task
Force
January 17, 1998
Page Two

3. We note that not included in the legislation is our suggestion to add to what is now Sec. 35.45.090 that "All property sold or leased to or from the corporation in connection with and as part of the security or source of payment for any bonds of the corporation, including all interest therein and transfers thereof, shall be free of all taxation, fees and charges whatsoever." This was intended to avoid any property or possessory interest taxes, transfer fees, recording fees and the like that might be created by transactions authorized by Sec. 35.40.050(f). If there are no such taxes or fees, then this language is unnecessary. If there could be any such taxes or fees (for example, in the case of a for profit vendor lessor), then this language could be useful.

4. Note that the limitation to "state share" in line 2 of page 4 will probably mean that the corporation cannot finance the full cost of a project if a portion of the cost is to be borne by federal grants or the University of Alaska, etc., even if these contributions have not yet been received by the state, and even if it would be more timely, efficient and cost-effective to issue bonds for the total cost and pay down the bonds with the federal grants or other contributions when received. Therefore, we suggest deleting "the state share of" in line 2 in order to provide greater flexibility.

5. The language of Sec. 35.45.050(g) (page 6 lines 7-10, 13-15) departs from the language we had suggested in a manner that could confuse the two level nature of the financings authorized by this bill. The corporation issues the bonds, and the state is not obligated in any manner to pay the bonds. The state's obligation is with respect to a lease, installment sale or other agreement or arrangement with the corporation, and the appropriations made by the legislature are to pay those obligations not the bonds. Those obligations secure the bonds. The following language would better reflect this structure:

(a) lines 7-10 should read:

"corporation, except moneys which the legislature may appropriate to pay such leases, installment sales or other agreements or arrangements. The legislature is under no obligation to appropriate money to make any such payments or otherwise with respect to any bonds of the corporation. The bonds of the corporation shall recite"

Representative Eldon Mulder,
Co-Chair
Senator Tom Kelly, Co-Chair
Deferred Maintenance Task
Force
January 17, 1998
Page Three

(b) lines 13-14 should read:

"money of the state, except money appropriated by the state for the purpose of paying its lease, installment sale or other agreement or arrangement with the corporation, which the state is under no obligation to appropriate, and that issuance of bonds by the corporation does not"

6. There is a typo in Sec. 35.45.070 in line 8 of page 9. The word "security" should be "securities".

BUILDING ALASKA FOR THE 21ST CENTURY

APPENDIX J

Deferred Maintenance Task Force
BUILDING ALASKA FOR THE 21ST CENTURY

Build Alaska Expenditures for Public Facility Repair and Replacement Construction

SIX-YEAR Build Alaska financing plan will support:

Repair

Schools	\$338,000,000
University	\$188,000,000
Highways, Marine Highway, Airports	\$299,000,000
Harbors	\$55,000,000
Public Facilities	\$173,000,000
Water & Sewers	\$63,000,000
Subtotal	\$1,116,000,000

Replacement

Schools and University Buildings	\$304,000,000
Subtotal	\$1,420,000,000

Total available in financing plan

Schools, University Buildings, and Other Construction	\$80,000,000
Total	\$1,500,000,000

NOTE: Sale of the Four Dam Pool and a blend of 15 and 20 year bonds could easily net an extra \$200 million from the proposed funding plan.

Deferred Maintenance Task Force
Building Alaska for the 21Century

<i>BUILD ALASKA</i> Spending and Debt Service							
	<u>FY 1999</u>	<u>FY 2000</u>	<u>FY 2001</u>	<u>FY 2002</u>	<u>FY 2003</u>	<u>FY 2004</u>	<u>6 YEAR TOTAL</u>
Build Alaska Debt Service	30,000.0	25,000.0	25,000.0	25,000.0	20,000.0	17,000.0	142,000.0
Cumulative Annual New Debt Service	30,000.0	55,000.0	80,000.0	105,000.0	125,000.0	142,000.0	537,000.0
Build Alaska Funds Available from Bonding	300,000.0	250,000.0	250,000.0	250,000.0	200,000.0	170,000.0	1,420,000.0
Capital Funds Available from General Fund Cash	90,000.0	90,000.0	90,000.0	90,000.0	90,000.0	90,000.0	540,000.0
Totals	390,000.0	340,000.0	340,000.0	340,000.0	290,000.0	260,000.0	1,960,000.0

Deferred Maintenance Task Force

Building Alaska for the 21st Century

BUILD ALASKA FINANCING PLAN INTEGRATION INTO FIVE YEAR BUDGET STRATEGY

	FY 1998	FY 1999	FY 2000	FY2001	FY 2002	FY 2003				
Revenues										
Unrestricted Revenues	2,080.9	2,000.4	1,976.1	1,979.0	1,959.7	1,919.8				
Adjustments	(58.7)	(56.1)	(63.8)	(63.8)	(60.0)	(60.0)				
AHFC Dividend	70.0	72.1	74.3	76.5	78.8	81.1				
AIDEA Dividend	16.0	15.0	15.0	15.0	15.0	15.0				
General Fund Balance Forward	66.8									
CBRF Appropriated to Gen. Fund	161.1	204.7	200.0	203.3	205.4	239.8				
Revenue from Tobacco Tax	17.8	32.0	32.0	32.0	31.0	31.0				
Remaining New Revenues	40.6	46.0	38.4							
Total Revenues	2,394.5	2,314.1	2,272.0	2,242.0	2,229.9	2,226.7				
Expenditures										
Operating	2,151.5	2,096.5	2,071.6	2,058.2	2,058.2	2,058.2				
Debt Service	87.4	85.5	68.3	51.7	39.6	36.4				
Capital - Cash	100.0	90.0	90.0	90.0	90.0	90.0				
Capital to Bond Debt Service		10.0	10.0	10.0	10.0	10.0				
Special/Transfers/Fund Capitalization	15.5	15.1	15.1	15.1	15.1	15.1				
Supplementals	16.5	17.0	17.0	17.0	17.0	17.0				
Total Expenditures	2,370.9	2,314.1	2,272.0	2,242.0	2,229.9	2,226.7				
Expenditure Reduction		56.8	42.1	30.0	12.1	3.2				
							FY 2004	FY 2005	FY 2006	FY 2007
CBRF Beginning Balance	3,297.4	3,515.1	3,805.6	4,100.9	4,161.1	4,175.8	4,151.4	4,167.9	4,185.7	4,204.7
Projected Earnings	236.1	251.7	272.5	293.6	297.9	299.0	297.2	298.4	299.7	301.1
Transfers to General Fund	(161.1)	(204.7)	(200.0)	(203.3)	(205.4)	(239.8)	(165.9)	(165.9)	(165.9)	(165.9)
Transfers to Build Alaska Bonding	(17.8)	(26.5)	(47.2)	(55.1)	(102.8)	(108.6)	(139.8)	(139.8)	(139.8)	(139.8)
Additional Settlement Deposits	160.5	270.0	270.0	25.0	25.0	25.0	25.0	25.0	25.0	25.0
CBRF Fund Ending Balance	3,515.1	3,805.6	4,100.9	4,161.1	4,175.8	4,151.4	4,167.9	4,185.7	4,204.7	4,225.0
Build Alaska Bonding Beginning Balance	0.0	17.8	24.3	26.5	11.4	18.4	11.0	6.5	2.0	0.4
Revenue from Tobacco Tax	17.8	32.0	32.0	32.0	31.0	31.0	31.0	30.0	30.0	30.0
		0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
Transfers from CBRF and operations	87.4	90.0	93.5	84.6	120.6	123.0	139.8	139.8	139.8	139.8
Build Alaska Bonds Debt Service		(30.0)	(55.0)	(80.0)	(105.0)	(125.0)	(142.0)	(142.0)	(142.0)	(142.0)
Current Debt Service	(87.4)	(85.5)	(68.3)	(51.7)	(39.6)	(36.4)	(33.3)	(32.3)	(29.4)	(21.9)
Capital Fund Ending Balance	17.8	24.3	26.5	11.4	18.4	11.0	6.5	2.0	0.4	0.3

Majority Five Year Plan

Build Alaska Six Year Plan

Deferred Maintenance Task Force

Building Alaska for the 21st Century

Notes and Assumptions

- 1 Debt service was adjusted to reflect the latest Alaskan Public Debt Report information less Bank of America income offset
- 2 Capital (cash) was reduced from operating expenditure budget by \$10 million annually. Beginning in FY 1999 that will be used for debt service. (Possible from savings on historically cash appropriations funded in new bonding proposal.)
- 3 The CBRF rate of return was calculated at 7.16% beginning in FY 1998, reflecting Dept. of Revenue's latest projections.
- 4 Tobacco tax revenue will be used in the Build Alaska Fund to support school bonds
- 5 Tobacco tax revenues utilize Department of Revenue's latest projections
- 6 No interest earnings were calculated on the Build Alaska Fund balance.
- 7 The CBRF principal is not reduced by the Build Alaska program in this scenario
- 8 A blend of 15 and 20 year bonds and/or more favorable rates could net nearly \$1.5 billion from \$125 million in debt service
- 9 Sale of the Four Dam Pool at \$100 million, deposited in the CBRF, could generate an additional \$7 million in earnings to service \$70 million in debt in the Build Alaska Fund.
- 10 This is a cash flow example for discussion purposes only. Technically, all funds flow into the general fund and are available for appropriation by the Legislature. For technical understanding of proposal, the proposed legislation should be reviewed.