

HB

57

ALASKA STATE LEGISLATURE

House of Representatives

COMMITTEE ASSIGNMENTS:

JUDICIARY COMMITTEE, CHAIRMAN
LABOR & COMMERCE COMMITTEE, MEMBER
LEGISLATIVE COUNCIL, MEMBER
SPECIAL COMMITTEE ON ECONOMIC DEVELOPMENT &
TOURISM, MEMBER

website: <http://www.akrepublicans.org/Rokeberg.htm>



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SESSION:
ALASKA STATE CAPITOL
JUNEAU, AK 99801-1182
PHONE: (907) 465-4968
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Representative Norman Rokeberg

e-mail: Representative_Norman_Rokeberg@legis.state.ak.us

MEMORANDUM

TO: The Honorable John Coghill, Chairman
House State Affairs Committee

FROM: Rep. Norman Rokeberg

DATE: February 19, 2001

RE: House Bill 57 - Legislative Hall

A handwritten signature in black ink, appearing to read "Norman Rokeberg".

I would request that HB 57 be brought before your committee for a hearing.

Attached are:

1. HB 57
2. Sponsor Statement
3. Sectional Analysis
4. Fire Chief's April 9, 1998 letter and fire inspection report

Thank you for your consideration of this request.

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SPONSOR STATEMENT HOUSE BILL 57

An Act relating to construction of a legislative hall

HB 57 creates a fair, equitable competition for the construction of a new legislative hall for Alaska.

This legislation permits the Alaska Legislative Council to develop specifications and solicit proposals for a new legislative hall. The bill allows proposals from borough or unified municipalities with at least 30,000 residents, which would include Anchorage, Matanuska-Susitna, Fairbanks, Fairbanks North Star Borough, Juneau, and Kenai Peninsula Borough.

The current capitol building was finished in 1931. While efforts have been made to update the building, there is only so much that can be done to address its major problems. These problems include: corridors which do not meet the current fire and safety building codes; limited ingress and egress for the disabled; lack of amenities such as parking and a public lounge; antiquated heating and ventilation systems; inadequate wiring for electrical and telecommunication services; and insufficient office, chamber, and committee space. The capitol building has outlived its usefulness as a legislative hall, and it is time to have a modern, functional building.

Upon making a selection, the Legislative council will be responsible for carrying out the terms of the proposal, and for the operation and maintenance of the building. The rent would be set at \$1 per year. The new building will be completed and ready for occupancy by June 30, 2004.

HB 57 will provide Alaskans with an up-to-date, accessible, and safe legislative hall - a distinguished symbol of our government and a structure that Alaskans can be proud of.

I would urge your support of this legislation.

ED1:01/25/01

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SECTIONAL ANALYSIS

HOUSE BILL 57

An Act relating to construction of a legislative hall

Prepared by Representative Norman Rokeberg

Section 1: Findings

Section 2: Specifications for Legislative Hall: Directs Legislative Council to develop specifications for construction of new legislative hall and to make those available by December 15, 2001. Sets forth that specifications must include at least the following space:

- Private office for each legislator and legislator's staff
- Larger private offices for Speaker of House and Senate President
- Chamber for each body with electronic voting boards and other appropriate equipment and galleries to accommodate 150 people in addition to media
- Private lounge for legislators, on same floor as chambers, with cooking facilities
- 18 committee rooms, with space for committee staff, 11 committee members, and at least 75 public members.
- Office suites for governor, Lt. Governor, and commissioners for their use when they visit legislative hall
- One courtroom and adequate offices for judicial officers of the supreme court and staff
- One photocopy service room on each floor
- Public lounge and restaurant
- Rooms for security staff, documents, and supplies
- Office space for each agency of legislative branch that Council determines should be located with the legislature
- Office space for Senate Secretary and House Clerk
- Print Shop
- Maintenance Shop
- Media office
- Area adequate for electronic technology and telecommunications equipment and cabling
- Rotunda or atrium for public meetings, celebrations and events
- Facilities for display of Alaska historical exhibits and artifacts.

Parking must also be addressed and must include at least the following:

**Covered parking for 75 vehicles on site of legislative hall
Parking for at least 300 vehicles on site or adjacent to hall
Covered walkways from parking areas to hall
Parking area for an additional 150 vehicles near hall
Total parking space must equal or exceed amount in Uniform Building
Code current on date specifications are complete.**

**Section 3: Proposals for Legislative Hall: May be submitted by boroughs or unified municipalities with at least 30,000 population.
Must include details regarding financing of project and terms on which hall will be made available to legislature.
Lease payments by legislature may not be in excess of \$1
Hall must be completed before June 30, 2004.**

**Proposal evaluation shall also consider:
Availability of basic utility service
Adequate airport access
Adequate road or weekly winter ferry service
Adequate health, education and social service facilities
Adequate housing opportunities.**

**Section 4: Selection of a Proposal: Council must select or reject all proposals by June 30, 2002.
If proposal selected, Council will enter into contracts, leases, etc.
If proposal includes a site wholly or partially on state land, Council shall take all action to arrange for transfer of land to municipality at no cost
AS 36.30.020 and AS 35.05.010 do not apply to this Act.**

**Section 5: Transition: The first regular session of 24th Legislature and all thereafter shall convene in hall.
Revisor shall propose legislation making all changes to statutes necessary to conform to Section 5.**

ED1:02/15/2001

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820 Glacier Avenue • Juneau, Alaska 99801
Telephone (907) 586-5322
Fax (907) 586-8323

April 9, 1998

Mr. Don Johnston, Maintenance
Legislative Affairs Agency
State Capitol Building - Room 12
Juneau, Alaska 99801-1182

Dear Don:

Attached is the fire inspection report you requested on the State Capitol Building. This report was prepared by both the Fire Marshal and the Building Official of the City and Borough of Juneau.

After carefully reviewing the report, it appears to me that the majority of items needing attention are of a house keeping nature with a minimum cost associated to them. (For example, adding a flammable liquid storage cabinet in the workshop area, providing a portable fire extinguisher in the kitchen area, documenting various test reports on existing systems throughout the building, etc.).

The one item needing the most consideration involves the building corridors because some of them are also part of the exit system. In this regard, you have eighteen months to develop a plan to bring the corridors up to compliance.

As I understand it, you accompanied Fire Marshal Curtis Jones on the inspection so the above mentioned items probably don't come as a surprise.

If there is anything else we can do to be of assistance, please call me or Curtis.

Respectfully,

CAPITAL CITY FIRE RESCUE

Michael L. Doyle
Fire Chief

MD:djb
c: Curtis Jones, CBJ Fire Marshal
Chris Roust, CBJ Building Official
Dave Palmer, City Manager



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April 9, 1998

Mr. Don Johnston, Maintenance
Legislative Affairs Agency
State Capitol Building
Room 12
Juneau, Alaska 99801-1182

Dear Don:

Thank you for your assistance during the February 19, 1998, fire inspection of the State Capitol Building by Juneau Fire Marshal Curtis Jones. This appears to have been the first request for such an inspection of the Capitol since the State Fire Marshal deferred enforcement of the building and fire codes to the City and Borough of Juneau in 1982.

The codes sections cited below are from the 1994 editions of the Uniform Fire Code (UFC) and the Uniform Building Code (UBC).

- 1) **WORKSHOP:** Fire rated door separating the workshop from the boiler room must be provided with an automatic closing device. The door shall remain in the closed position unless held open by an approved holding device which will allow the door to close upon activation of the fire alarm system (UFC1112).
- 2) **PAINT LOCKER:** If flammable or combustible liquids are used in the workshop area, no storage is allowed in this room outside an approved Flammable Liquid Storage Locker. This area is classified as Hazard Occupancy. The exit door from the paint spray room must swing in the direction of exit travel. Please provide Explosive Proof Construction data for the concealed exhaust fan (UFC7902.5.9).
- 3) **ELEVATOR / MAIN STAIRWAY:** Please provide a copy of the test report by an individual or company holding a valid permit as required (13AAC 50.035) showing that elevator recall and stairway doors close upon activation of the fire alarm system (UFC Appendix I-A 3).
- 4) **KITCHEN:** Provide a portable fire extinguisher with a minimum of 40 BC rating. This extinguisher must be mounted no more than five feet in height from the top of the extinguisher and within 30 travel feet from the stove (UFC1006.2.7 & UFC Standard 10-1).
- 5) **GENERAL STORAGE:** Throughout the building, reduce storage height to at least two feet below ceiling. Exception: when storage is against a wall (UFC1103.3.2.2).

- 6) **EMERGENCY POWER SUPPLY SYSTEM:** Please provide a copy of the biannual maintenance test report for the emergency power supply system (UFC Standard 5.6) (NFPA 110-6.3).
- 7) **FIRE ALARM SYSTEM:** Please provide a copy of the annual fire alarm test report. Test report must include the name of the company or individual and their valid permit number as required by State Fire Marshal (13 AAC 50-035) (UFC1001.4 & CBJ Title 19.09.010(b)(13)).
- 8) **STANDPIPE SYSTEM:** Please provide a copy of the five year standpipe test report for the interior and exterior systems. Report must include the name of the company or individual and their valid permit number as required by State Fire Marshal (13 AAC 50-035) (UFC101.4 & CBJ Title 19.09.010(b)(17)).
- 9) **CORRIDOR WIDTH:** The required width of the corridors shall be unobstructed. Exit travel through an intervening room may be allowed provided the exit door meets the required minimum width, has no locking devices, and has smoke detectors that are connected to the fire alarm system located on each side of the door (UFC Appendix I-A 2.3 & UBC Appendix 3407.3).
- 10) **GUARDRAILS:** The fire escape guardrails installed under building permit 9442 issued in September of 1973 appear to not have been inspected for building code compliance. The 1970 Uniform Building Code, which was in effect at the time, in section 1714 called for 42" high guardrails on the fire escape landings and stairs with intermediate rails spaced such that an object 9" in diameter could not pass through. Current codes call for no more than 4" spacing between intermediate rails. The existing guardrails do not meet either the 1970 or current codes.
- 11) **CORRIDORS:** The Uniform Building Code and Uniform Fire Code sections dealing with Life Safety in Existing Non-High Rise Buildings contain requirements for corridors which are a part of an exit system serving an occupant load of 30 or more in an office building. Such corridor walls and ceilings shall have not less than one hour fire resistive construction, doors shall be 20 minute fire rated with self closers and smoke gaskets, and transoms shall have ¼ hour rated fixed glazing (UFC Appendix I-A 2.3 & UBC Appendix 3407.3).

City records show that the Capitol was built in 1929 which was two years after the first edition of the Uniform Building Code was written and long before it was adopted in Alaska. The 1927 edition of the UBC did not require fire protection of corridors in new buildings and the UBC did not have a requirement for fire protection of corridors in existing non-high rise buildings until the 1982 edition. The concept of a fire protected corridor, free from smoke, allowing safe exiting of the occupants of a building during a fire is now a fundamental life safety requirement of building and fire codes throughout the world.

The requirement for such fire ratings may be eliminated if an approved automatic sprinkler system is installed throughout the building. There may be other options to allow this building to retain its historic character with approval of the building official. Examples include covering door panels less than 1 3/8 inches thick with wood-trimmed sheet rock and installing fixed ¼ hour fire rated windows behind frosted glass door windows in doors or transoms.

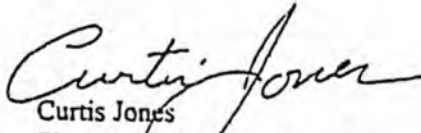
We have attached some information concerning the preservation of historic building components from the Uniform Code for Building Conservation as well as Appendix Section 3407.3 from the Uniform Building Code concerning corridor protection.

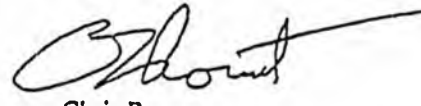
Items 1 through 9 must be addressed immediately and should be completed within 21 days of receipt of this report.

Within 18 months of receipt of this report, plans for compliance with items 10 and 11 shall be submitted and approved by CBJ Building Department and within 18 months thereafter the work shall be completed.

If you have any questions concerning this report and the code requirements stated herein, please call Curtis Jones at 789-2052 or Chris Roust at 586-5230.

Sincerely,


Curtis Jones
Fire Marshal
Capital City Fire/Rescue


Chris Roust
Building Official
City and Borough of Juneau