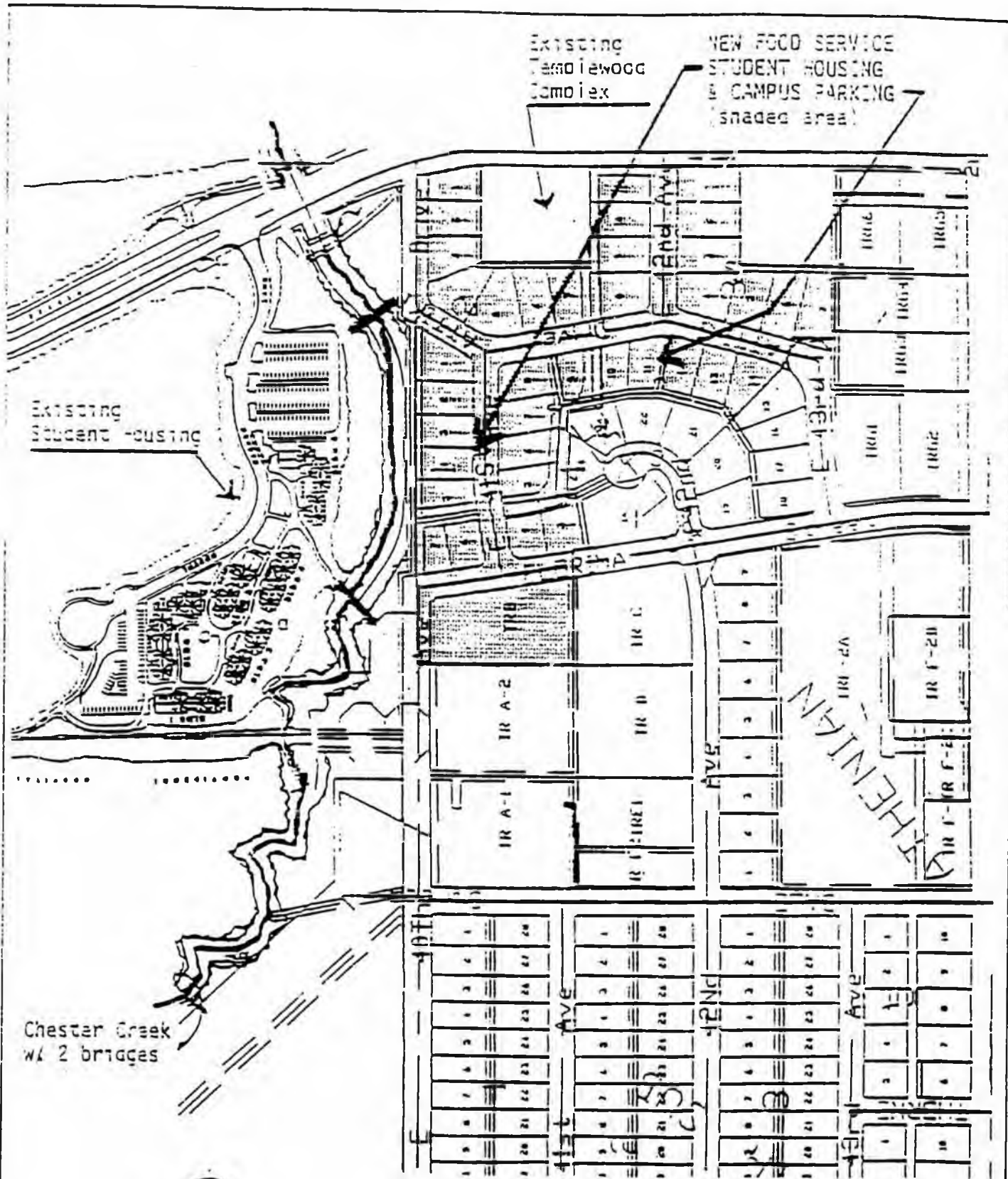


ALASKA LEGISLATURE

1077

HOUSE and SENATE FINANCE COMMITTEE FILES, 1993-1994



EXISTING
LANDWOOD
Complex

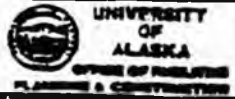
NEW FOOD SERVICE
STUDENT HOUSING
& CAMPUS PARKING
(shaded area)

EXISTING
STUDENT HOUSING

Chester Creek
w/ 2 bridges



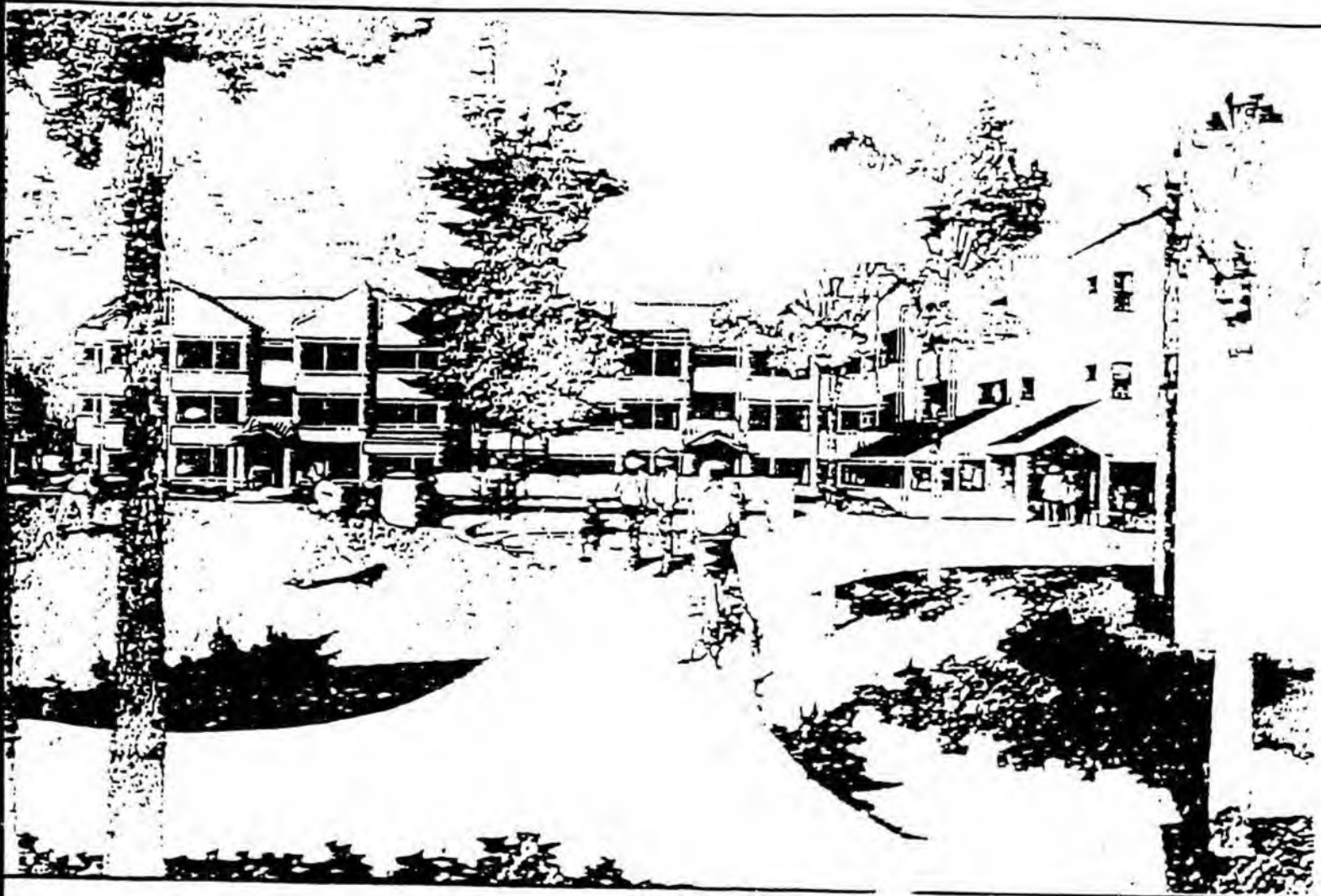
**FACILITIES INVENTORY
SITE PLAN**



DATE	
BY	
FOR	
PROJECT	

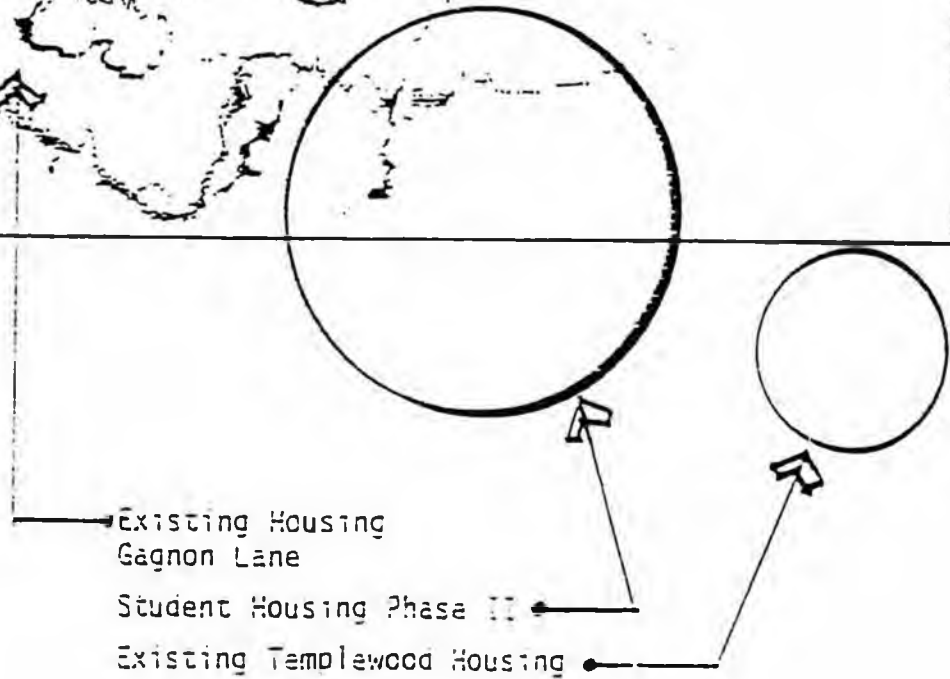
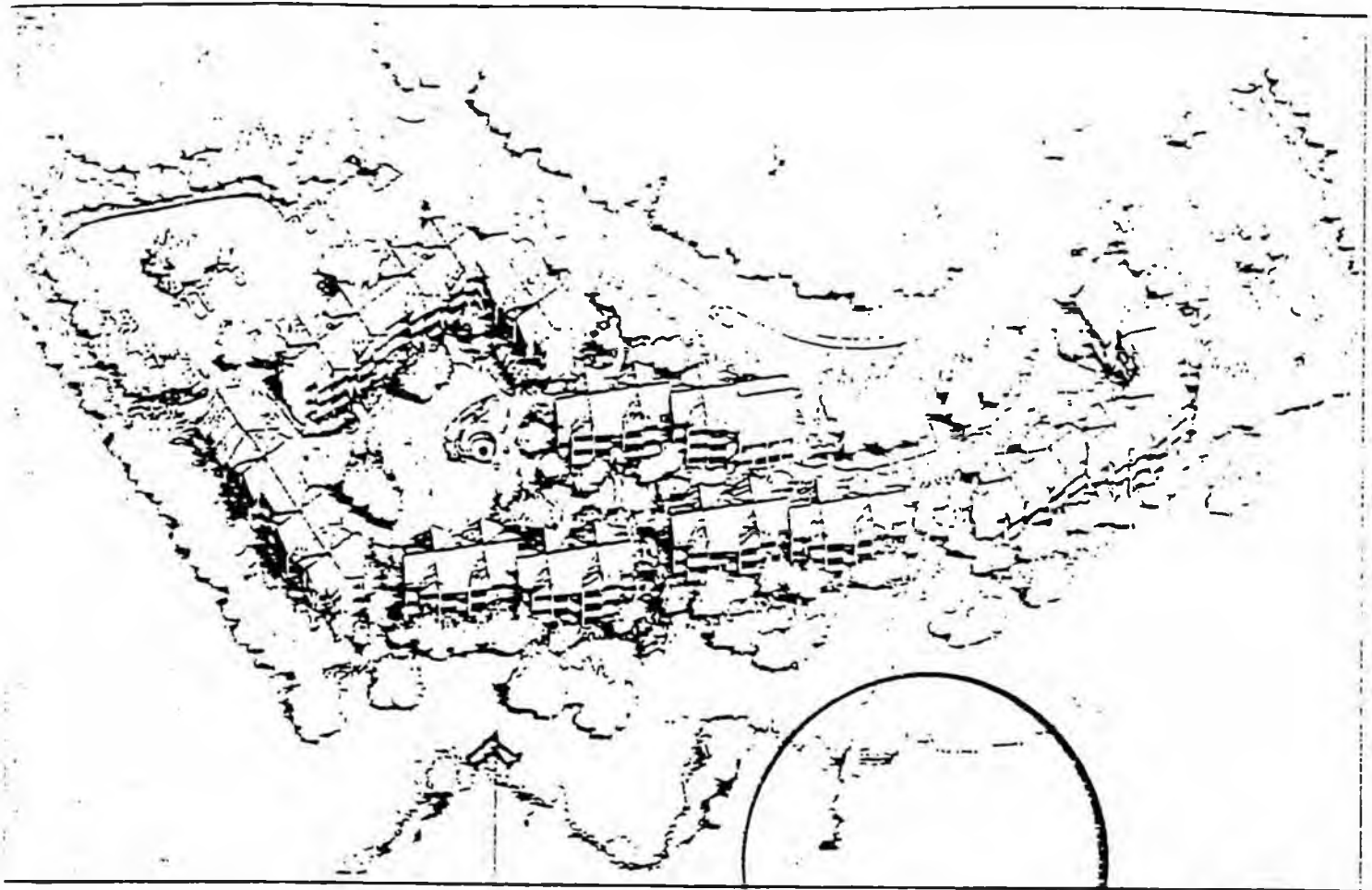
UAA STUDENT HOUSING

UNIVERSITY OF ALASKA, ANCHORAGE
1 of 1



UNIVERSITY OF ALASKA STUDENT HOUSING

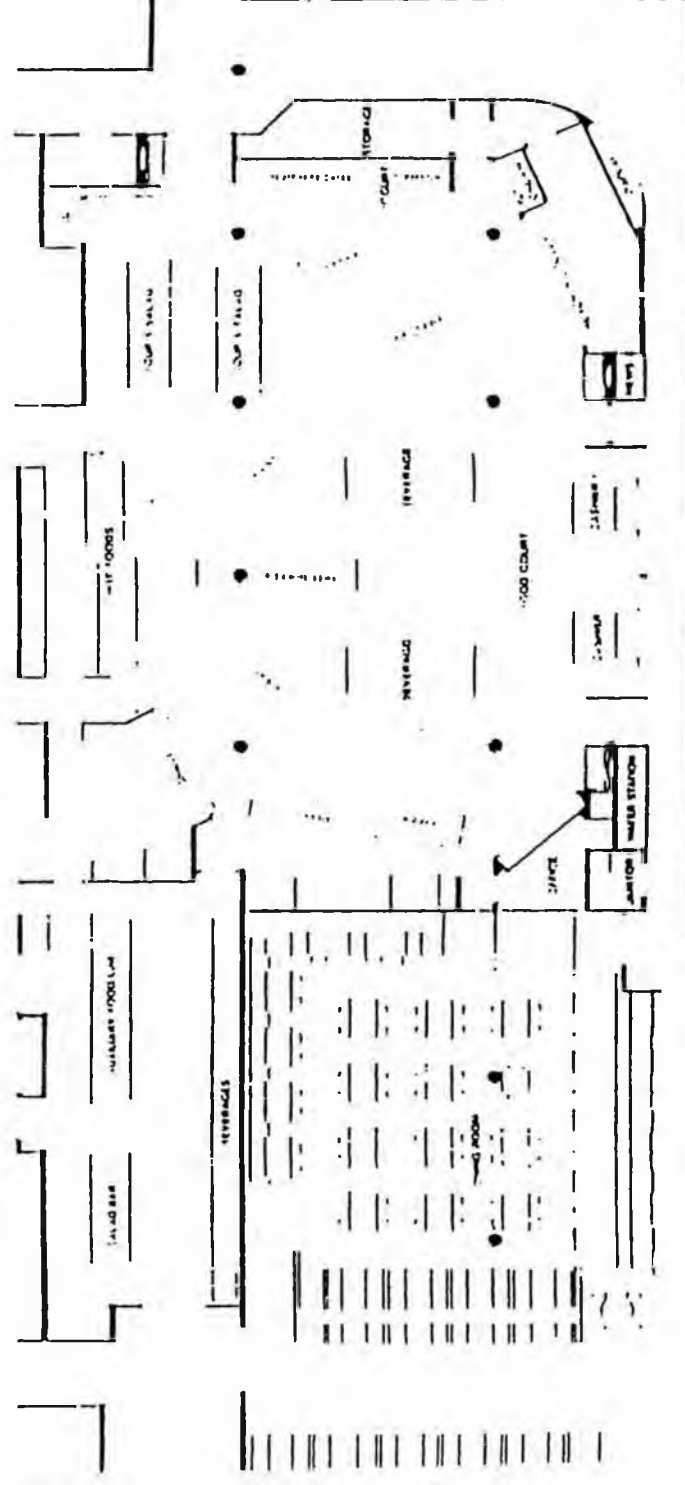
Anchorage, Alaska



Existing Housing
Gagnon Lane
Student Housing Phase II
Existing Templewood Housing

STUDENT HOUSING PHASE II will support both existing and new housing with food service.

FOOD SERVICE - an essential part of a campus residential life program



	300 Beds Plus Food Service	600 Beds Plus Food Service
Project Costs		
Food Service for 600 300 Beds	\$7,500,000	\$7,500,000
600 Beds	\$11,500,000	N/A
	<u>N/A</u>	<u>\$21,000,000</u>
Total Project Cost	\$19,000,000	\$28,500,000
Bond Issuance Costs		
Fees	\$100,000	\$100,000
Issuer Discount	\$243,000	\$364,500
Capitalized Interest	\$2,756,500	\$4,134,900
Required Debt Service Reserve	\$2,641,250	\$3,961,375
Interest Earned during Construction	(\$451,385)	(\$677,323)
Rounding	\$1,035	\$1,533
Total Bonds Issued	\$24,290,000	\$36,385,000
Debt Term		
Annual Debt Service	15 years \$2,540,000	15 years \$3,310,000
<hr/>		
TOTAL BOND PAYBACK	\$38,100,000	\$57,150,000

TABLE 17.12: **

Expected Occupancy of Students

Phase	Occupancy by Phase *	Accumulated Occupancy *	Demand for Occupancy	Occupancy Year
1	224	224	950	1985
2	224	448	1,060	1987
3	224	672	1,162	1989
4	448	1,120	1,406	1995
5	448	1,568	1,604	2000
6	248	1,816	1,816	2005

* - Expected occupancy per construction schedule

The recommendation is for the purpose of facility programming rather than just demand for student housing.

** Information from Campus Housing Feasibility Study/Market Analysis by Leonard Lane Associates.

TABLE IV.13: *

Applications and Placement in Housing
As a Percentage of Full-Time Enrollment,
By Control and Type of Institution,
Fall 1980

Control and Type of Institution	Housing Applications as a Percentage of Full-time Enrollment	Students Placed in Housing as a Percentage of	
		Housing Applications	Full-time Enrollment
All Institutions	46	35	39
Universities	40	34	33
4-year Colleges	31	37	45
2-year Colleges	43	73	32
Public Institutions	38	33	32
Universities	36	36	31
4-year Colleges	43	79	34
2-year Colleges	28	36	24
Private Institutions	61	68	53
Universities	53	79	42
4-year Colleges	62	95	39
2-year Colleges	76	66	30

UAA % of students placed in housing is 2.6%

* Information from Campus Housing Feasibility Study/Market Analysis by Leonard Lane Associates.

AMENDMENT ¹

OFFERED IN THE HOUSE

BY REPRESENTATIVE MARTIN,
HUDSON AND ULMER

TO: HB 466

Page 1, line 3, after "University of Alaska":

Insert "and for the construction of new student housing facilities at the University of Alaska Anchorage and the University of Alaska Southeast"

Page 2, line 23:

Delete "\$30,000,000"

Insert "\$64,500,000. Of the bonds authorized by this section, bonds in an amount not to exceed \$30,000,000 may be issued.

Page 2, line 26, after "bonds":

Insert ", bonds in an amount not to exceed \$28,500,000 may be issued for the planning, design, construction and furnishing of new student housing facilities at the Anchorage campus of the University of Alaska and to pay related costs, including costs of issuing the bonds, and bonds in an amount not to exceed \$6,000,000 may be issued for the planning, design, construction, and furnishing of new student housing facilities at the University of Alaska Southeast and to pay related costs, including costs of issuing the bonds"

Analysis of Debt Retirement Needs

	\$45 million Facilities Repair & Rehabilitation	\$30 million Student Housing Repair & Rehabilitation
Construction	\$40,376,100	\$26,917,400
Issuance Expenses	\$900,000	\$600,000
	\$41,276,100	\$27,517,400
Financed Acquisition Cost	\$41,276,100	\$27,517,400
Required Debt Reserve (1 year payment)	\$3,723,900	\$2,482,600
	\$45,000,000	\$30,000,000
Total Project Cost	\$45,000,000	\$30,000,000
Term (years)	20	
Payments per year	4	
Interest rate	5.50%	
First payment due 1 year after issue		
Anticipated Annual Amount of Rental Obligatio	\$3,723,900	\$2,482,600
Total Lease Payments for 20 year term	\$74,478,084	\$49,652,058

¹Bonds represent a three year construction program. Debt retirement for the second and third years of the program would be required for only those bonds issued and sold. Annual cost of debt service once all bonds have been sold will be \$6,206.5 utilizing a 5.5% interest rate assumption.

Alaska Debt Retirement Fund (AS 37.15.011)					
Alaska Debt Retirement Fund may be appropriated for GO debt, reimbursement to Municipalities for AS 14.11.100 (school construction), financing the acquisition of state facilities through lease-purchase agreements.					
Fiscal Year	State GO	Interest	Lease Purchase	School Debt (est)*	Total
94	30.9	5.6	0.8	99.6	136.9
95	19.1	4	8.7	103.3	135.1
96	18.6	2.9	8.7	* 97.2	127.4
97	14.9	1.8	8.7	76	101.4
98	13.4	1	8.8	73.2	96.4
99	8.6	0.4	8.8	70.6	88.4
00	2.5	0.1	7.3	58.7	68.6
01	0	not avail	5.9	47.3	53.2
02	0	not avail	5.3	34.9	40.2
03	0	not avail	5.3	31	36.3
04	0	not avail	4.7	30.5	35.2
05	0	not avail	4.7	30.4	35.1
* estimate includes approximately \$20M for reimbursement under SB 7					
assumes all new debt will occur by FY 96 (source:Dept of Education FY 95 Budget Overview)					

in response to questions in HB 466 H/F n.

143466

Attachment #1
5/2/94

MAJOR MAINTENANCE SCHOOL PROJECTS

E. D.	PROJ. #	DISTRICT	PROJECT NAME	AMOUNT REQUESTED	LOCAL MATCH	STATE SHARE
1	2	Ketchikan	White Cliff Elementary Code Upgrade	1,045.0	313.5	731.5
2	24	Wrangell	Primary School Foundation Renovation	175.0	52.5	122.5
2	25	Sitka	High School Renovation and Addition	7,000.0	2,100.0	4,900.0
3	9	Juneau	Juneau/Douglas High School Roof Repair	957.0	287.1	669.9
4	42	Juneau	Auke Bay Reroof	680.0	204.0	476.0
5	8	Annette Island	High School Critical Needs	750.0	15.0	735.0
5	N/A	Craig	additional deferred	2,000.0	200.0	1,800.0
7	50	Kenai Penninsula	Homer Junior High Handicap Access	145.5	43.7	101.8
7,8,9,10	N/A	Kenai	additional deferred	2,000.0	600.0	1,400.0
9	52	Kenai Penninsula	Kenai Junior High Handicap Access	143.8	43.1	100.7
25,26,27,28	N/A	Mat Su	additional deferred maintenance	1,196.5	119.7	1,076.8
33/34	N/A	North Pole/FNSB	additional deferred maintenance	1,000.0	300.0	700.0
34	28	Denali	Anderson School Shop Code Upgrade	208.2	20.8	187.4
35	26	Copper River	Glennallen Elementary Remodel	1,558.2	31.2	1,527.0
36	3	Galena	Galena Highschool Repair	1,015.0	101.5	913.5
37	1	North Slope	Bulk Fuel System Upgrades	8,000.0	4,200.0	3,800.0
38	7	Nome	Nome-Beltz Complex Roof Replacement	950.0	95.0	855.0
38	11	Saint Mary's Schools	Health/Life Safety Code Upgrade	737.0	36.9	700.1
38	N/A	Bering Straits	Deferred Maintenance	1,200.0	24.0	1,176.0
50	18	Anchorage Schools	Fire Code Violations	3,105.0	931.5	2,173.5
50	46	Anchorage	Districtwide Generator Installations	1,260.0	378.0	882.0
50	49	Anchorage	Districtwide Kitchen Upgrades	2,070.0	621.0	1,449.0
50	56	Anchorage	Chugach Optional Heat System Renovations	165.0	49.5	115.5
50	N/A	Anchorage	Additional	4,000.0	1,200.0	2,800.0
50	N/A	Anchorage	Aurora Elementary Emergency Roof Repair	430.0	0.0	430.0
50	N/A	Anchorage	BASE SCHOOLS FEDERAL MATCH	1,500.0	0.0	1,500.0
60	6	Fairbanks N. Star	Hunter Elementary Renovations	617.8	185.3	432.5
60	15	Fairbanks N. Star	Districtwide Fire Protection	168.7	50.6	118.1
60	27	Fairbanks N. Star	West Valley Renovation	562.4	168.7	393.7
60	37	Fairbanks N. Star	DW Major Repair/Renovat./ADA Renovations	563.4	169.0	394.4
36/40	5	Lake and Penninsula	Water and Sewer Upgrades	500.0	50.0	450.0
36/40	20	Lake and Penninsula	Pedro Bay Renovations	450.0	45.0	405.0
38/39	4	Lower Kuskokwim	Bulk Fuel Storage	3,868.0	77.4	3,790.6
DOE LIST TOTALS				50,021.5	12,714.0	37,307.5

**University of Alaska
Repair and Rehabilitation Bond Package**

	University of Alaska \$45 million Facilities Repair & Rehabilitation	Alaska Housing Finance Corp. \$30 million Student Housing Repair & Rehabilitation
University of Alaska Anchorage		
Anchorage Campus	\$7,408,300	\$2,455,000
Kenai Peninsula College	\$65,000	
Kodiak College	\$230,300	
Matanuska-Susitna College	\$465,000	
Prince William Sound Community College	\$900,000	\$664,000
Total UA Anchorage	\$9,068,600	\$3,119,000
University of Alaska Fairbanks		
Fairbanks Campus	\$26,524,500	\$22,793,700
Bristol Bay Campus	\$300,000	
Chukchi Campus	\$372,800	
Kuskokwim Campus	\$1,047,100	\$75,000
Northwest Campus	\$756,700	
AFES Palmer	\$402,000	
AFES Mat-Su Farm	\$822,500	
Total UA Fairbanks	\$30,225,600	\$22,868,700
University of Alaska Southeast		
Juneau Campus	\$462,600	\$929,700
Ketchikan Campus	\$319,300	
Sitka Campus	\$300,000	
Total University of Alaska Southeast	\$1,081,900	\$929,700
Total Repair & Rehabilitation Projects	\$40,376,100	\$26,917,400
Bond Issuance Costs	\$900,000	\$600,000
Required Debt Reserve	\$3,723,900	\$2,482,600
Total Bond Issue	\$45,000,000	\$30,000,000

**University of Alaska
Repair and Rehabilitation Bond Package
Student Housing Projects**

UA Anchorage		
Anchorage Campus		\$2,455,000
Student housing complex	\$1,728,000	
Templewood Condominiums	\$727,000	
Prince William Sound Community College		\$664,000
Copper Basin Hall	\$40,000	
Cordova Hall	\$60,000	
Student Housing	\$394,000	
Valdez Hall	\$170,000	
Total UA Anchorage	\$3,119,000	
UA Fairbanks		
Fairbanks Campus		\$22,793,700
Bartlett Hall	\$2,303,400	
Garden Apartments I & II	\$52,000	
Harwood Hall	\$1,534,500	
Hess Commons	\$294,200	
Hess Village	\$4,418,000	
Lathrop Hall	\$2,209,200	
McIntosh Hall	\$1,157,300	
Moore Hall	\$2,562,500	
Nerland Hall	\$1,117,200	
Skarland Hall	\$1,346,100	
Stevens Hall	\$1,068,000	
Student Apartment Complex	\$1,875,100	
Tilly Commons	\$1,381,000	
Wickersham Hall	\$1,475,200	
Kuskokwim Campus		\$75,000
Sackett Hall	\$75,000	
Total UA Fairbanks	\$22,868,700	
UA Southeast - Juneau Campus		\$929,700
Student Housing Complex	\$929,700	
Total UA Southeast	\$929,700	
University of Alaska Total		\$26,917,400

	G	H	I
508	University of Alaska Deferred Maintenance		
509	Non-Residential Projects - by Campus, by Building		
510			
511	Arts Building		23,000
512	Auto/Diesel Building		35,000
513	Aviation Tec. Ctr.		19,000
514	Campus		2,904,435
515	Campus Center		175,000
516	College of Arts & Science		246,100
517	Cuddy Center		110,700
518	Downtown Center		337,950
519	Hartlieb		152,000
520	Buliding K		626,300
521	Library		440,000
522	McDonald		277,450
523	Monserud		604,500
524	Science Building		86,800
525	Short Buliding		564,000
526	Sports Center		412,265
527	Student Center		295,000
528	Williamson		98,800
529		Anchorage Campus Total	7,408,300
530			
531	Campus, KOC		194,800
532	Voc-Ed, KOC		35,500
533		Kodiak Campus Total	230,300
534			
535	Homer, KPC		65,000
536		Kenai Penninsula Campus Total	65,000
537			
538	Campus, MSC		240,000
539	Kertula, MSC		225,000
540		Mat-Su Campus Total	465,000
541			
542	PWSCC		900,000
543		PWSCC Total	900,000
544			
545	University of Alaska Anchorage		9,068,600
546			
547			
548	AHRC		740,000
549	Brooks Building		427,414
550	Bunnell Building		1,910,000
551	Bunnell House		10,000
552	Cul Lab		25,000
553	Consitution Hall		180,000
554	Duckering Building		2,112,000
555	Elvey Building		400,000

	G	H	I
556	Fine arts		1,430,000
557	Geist Museum		1,039,350
558	Gruening Building		70,000
559	Irving I		1,803,000
560	Irving II		385,000
561	O'Neill Building		4,438,000
562	Patty Center		6,100,000
563	Patty Ice Arena		850,000
564	Physical Plant		170,000
565	Rasmuson		570,000
566	UAF Campus Wide		2,909,736
567	Utilities		765,000
568	Wood Center		190,000
569		Fairbanks Campus Total	26,524,500
570			
571	Dillingham		300,000
572		Bristol Bay Campus Total	300,000
573			
574	Admin/Classroom		347,837
575	MAU-WIDE		24,963
576		Chukchi Campus Total	372,800
577			
578	All		150,000
579	Phase I (YLC)		26,000
580	Phase I-II		10,000
581	Phase I-III		30,000
582	Phase III		756,138
583	Sackett Hall		74,962
584		Kuskokwim Campus Total	1,047,100
585			
586	Bookstore		80,000
587	Brown		225,648
588	CES/Storage		41,000
589	Classroom		90,000
590	MAU-WIDE		105,052
591	Nagozruk		115,000
592	Sats A-D		100,000
593		Northwest Campus Total	756,700
594			
595	HSG 1-8		110,008
596	Main Office/Lab		291,992
597		AFES Palmer Total	402,000
598			
599	AG Lab		150,000
600	All		300,000
601	North Garage		9,961
602	Sewage Treat		125,000
603	Straw Mix Facility		37,539

	G	H	I
604	Water Reservoir		200,000
605		AFES Mat-Su Farm Total	822,500
606			
607	University of Alaska Fairbanks		30,225,600
608			
609			
610	Anderson		78,005
611	Bill Ray		12,095
612	Child Care		9,333
613	Child Center		6,667
614	Egan		93,900
615	Lee Street		46,600
616	Marine Tech		14,666
617	Mourant		41,333
618	Novatney		24,000
619	UAS Site		20,000
620	Soboleff		33,334
621	Welding Lab		60,000
622	Whitehead		22,667
623		Juneau Campus Total	462,600
624			
625	Hamilton		16,000
626	Paul/Ziegler/Robert		216,800
627	Ziegler		86,500
628		Ketchikan Campus Total	319,300
629			
630	Hangar 332		300,000
631		Sitka Campus Total	300,000
632			
633	University of Alaska Southeast Total		1,081,900
634			
635	Total Non-Residential Deferred Maintenance Projects		40,376,100
636			
637		Bond Issuance Costs	900000
638		Required Debt Reserve	3723900
639	Total Bond Issue		45,000,000

HB

466

SFIN

FILE

FN ✓

SENATE FINANCE COMMITTEE REPORT

DATE: 5/6/94

FURTHER:

DATE TURNED INTO OFFICE: 5-7-94

The Finance Committee considered HOUSE BILL NO. 466 am

Issuance of bonds by the Alaska Housing Finance Corporation to pay for the costs of repair and rehabilitation of student housing facilities of the University of Alaska; authorizing the issuance of bonds by the University of Alaska to pay for the costs of repair and rehabilitation of facilities of the University of Alaska; amending powers of the Alaska Housing Finance Corporation; amending the definition of "public building"; relating to the Alaska debt retirement fund; etd.

and recommends:

- replace with _____ CS _____ (FINANCE)
- or adopt previous _____ CS _____ (_____)
- attaches amendment(s)

- same title
- new title
- technical title change (HB only)

- adopts _____ Letter of Intent
- further referral to the _____

- do pass
- do not pass
- no recommendation
- individual recommendations

NEW FISCAL NOTES

Department	Date	Zero	Fiscal

PREVIOUS FISCAL NOTES

Department	Date	Zero	Fiscal
Gov.	7/10/94	0	
DR.	7/11/94	0	
Univ.	7/9/94	0	

Appropriation No Fiscal Note

DO PASS:

Tim Kell

Bob Murphy

1. Don Duce

OTHER RECOMMENDATIONS:

Copy to do not pass

There are no recommendations

Heather do not pass

FISCAL NOTE

STATE OF ALASKA
 1994 LEGISLATIVE SESSION

Revision Date: _____ Department Affected: University of Alaska
 Title: Authorizing issuance of bonds by Ak. Housing BRU:
Finance and UA for deferred maintenance Component: all
 Sponsor: Governor
 Requestor: (H)HESS COMPONENT SERIAL NO. _____

EXPENDITURES/REVENUES: (Thousands of Dollars)

OPERATING	FY95	FY96	FY97	FY98	FY99	FY00
PERSONAL SERVICES						
TRAVEL						
CONTRACTUAL	0.0	0.0	0.0	0.0	0.0	0.0
SUPPLIES						
EQUIPMENT						
LAND & STRUCTURES						
GRANTS, CLAIMS						
MISCELLANEOUS						
TOTAL OPERATING	0.0	0.0	0.0	0.0	0.0	0.0

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

REVENUE FD SOURCE						
-------------------	--	--	--	--	--	--

FUNDING: (Thousands of Dollars)

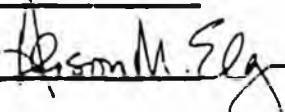
1002 FEDERAL FUNDS						
1003 GF MATCH						
1004 GENERAL FUND						
1006 GF/MHTIA						
OTHER						
TOTAL FUNDING	0.0	0.0	0.0	0.0	0.0	0.0

POSITIONS:						
FULL-TIME						
PART-TIME						
TEMPORARY						

Estimate of current year impact: None

ANALYSIS: (Attach a separate page if necessary.)

The correction of deferred maintenance problems existing with University facilities is anticipated to reduce operations and maintenance costs of the facilities. The University is currently significantly underfunded for facility maintenance needs. Any realized savings will be reinvested in the maintenance of all University facilities to reduce deferred maintenance accrual.

Prepared by: Wendy Matheny, Budget Analyst Phone: 463-3086
 Division: Statewide Budget Office Date: _____
 Approved by: Alison Elgee, Associate Director  Date: 2/8/93
 Agency: Statewide Budget Office

Distribution (by preparer): Legislative Finance, Legislative Sponsor, Requestor, OMB, & Impacted Agency(ies).

FISCAL NOTE

STATE OF ALASKA 1994 LEGISLATIVE SESSION

BILL NO. _____

Revision Date: February 11, 1994

Dept. Affected: Department of Revenue

Title: An Act authorizing the issuance of bonds by AHFC to pay for the costs of repair and rehabilitation of student housing facilities of U of A

BRU: Alaska Housing Finance Corp

Component: Operations

Sponsor: _____

Requestor: _____

COMPONENT SERIAL NO. 0110

Expenditures/Revenues:

(Thousands of Dollars)

OPERATING	FY95	FY96	FY97	FY98	FY99	FY00
PERSONAL SERVICES	0	0	0	0	0	0
TRAVEL	0	0	0	0	0	0
CONTRACTUAL	0	0	0	0	0	0
SUPPLIES	0	0	0	0	0	0
EQUIPMENT	0	0	0	0	0	0
LAND & STRUCTURES	0	0	0	0	0	0
GRANTS, CLAIMS	0	0	0	0	0	0
MISCELLANEOUS	0	0	0	0	0	0
TOTAL OPERATING	0	0	0	0	0	0

CAPITAL	0	0	0	0	0	0
---------	---	---	---	---	---	---

REVENUE FUND SOURCE:	0	0	0	0	0	0
----------------------	---	---	---	---	---	---

FUNDING:

(Thousands of Dollars)

1002 Federal Receipts	0	0	0	0	0	0
1003 GF Match	0	0	0	0	0	0
1004 GF	0	0	0	0	0	0
1005 GF/Program Receipts	0	0	0	0	0	0
1008 GF/MHTIA	0	0	0	0	0	0
1022 Corporation Receipts	0	0	0	0	0	0
TOTAL	0	0	0	0	0	0

POSITIONS:

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

Estimate of current year (FY94) impact: \$ 0

ANALYSIS: (Attach a separate page if necessary.)

Alaska Housing Finance Corporation does not anticipate any increased cost with the proposed amendments to AS 18.55.100, AS 18.55.288 and AS 37.15.011. The fiscal note indicates no incremental costs to the AHFC. There are expected to be expenses, costs and reserve funds associated with the issuance of the bonds and servicing of debt. Reserve funds, while not a cost or expense, will reduce the loan amount available to the University of Alaska. The costs and expenses associated with the financing will be taken into consideration in determining the payment obligations of the University of Alaska.

Prepared by:

Judith DeSpain

Phone: (907) 561-1900

Division:

Alaska Housing Finance Corporation

Date: February 11, 1994

Approved by

[Signature]

Date: 2/11/94

Agency:

REVENUE

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FISCAL NOTE

STATE OF ALASKA
1994 LEGISLATIVE SESSION

No. 1
Bill Version: HB 466
(H) Publish Date: 2/11/94

Revision Date: _____
Title: "An Act authorizing issuance of bonds..."
Sponsor: House Rules Committee
Requestor: Governor

Department Affected: Office of the Governor
BRU: Elective Operations
Component: General & Primary
COMPONENT SERIAL NO. 0022

EXPENDITURES/REVENUES: (Thousands of Dollars)

OPERATING	FY 95	FY 96	FY 97	FY 98	FY 99	FY 00
PERSONAL SERVICES	0	0	0	0	0	0
TRAVEL	0	0	0	0	0	0
CONTRACTUAL	0	0	0	0	0	0
SUPPLIES	0	0	0	0	0	0
EQUIPMENT	0	0	0	0	0	0
LAND & STRUCTURES						
GRANTS, CLAIMS						
MISCELLANEOUS						
TOTAL OPERATING	0	0	0	0	0	0

CAPITAL EXPENDITURES						
----------------------	--	--	--	--	--	--

CHANGE IN REVENUES ()						
------------------------	--	--	--	--	--	--

FUND SOURCE

1002 Federal Receipts						
1003 GF Match						
1004 GF						
1005 GF/Program Receipts						
1006 GF/MHTIA						
OTHER						
TOTAL	0	0	0	0	0	0

POSITIONS

FULL-TIME						
PART-TIME						
TEMPORARY						

Estimate of any current year (FY94) cost: 0

ANALYSIS: (Attach a separate page if necessary.)

Should bond sale require approval of the voters, the fiscal impact will be 2.2 or 53.4 if additional ballot required.

Prepared by: Joe Swanson, Director
Division: Division of Elections

Phone: 465-4611
Date: 2/10/94

Approved by Commissioner: Lt. Governor John B. Condon
Agency: Office of the Lt. Governor

Date: 2/10/94

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AMENDMENT

OFFERED IN THE SENATE

BY SENATOR KELLY

TO: HB 466 am

Page 1, line 3:

After "University of Alaska"

Insert: "and for the construction of new student housing facilities at the University of Alaska Anchorage and the University of Alaska Southeast"

Page 2, line 20:

Delete "\$30,000,000"

Insert "\$64,500,000. Of the bonds authorized by this section, bonds in an amount not to exceed \$30,000,000 may be issued."

Page 2, line 23:

After "bonds"

Insert ", bonds in an amount not to exceed \$28,500,000 may be issued for the planning, design, construction and furnishing of new student housing facilities at the Anchorage campus of the University of Alaska and to pay related costs, including costs of issuing the bonds, and bonds in an amount no to exceed \$6,000,000 may be issued for the planning, design, construction and furnishing of new student housing facilities at the University of Alaska Southeast and to pay related costs, including costs of issuing bonds"

5-7-94
TK
3
DP
SR
E

Failed
2-4
TK
SR

SENATE FINANCE
COMMITTEE
Amendment Number: ①
Bill Number: HB 466
Sponsor: KELLY Date: 5/7/94
Logged In By: [Signature]

HB 466/SB 304 — Bonding for repair and rehabilitation of UA facilities

The Background

After years of inadequate funding, the backlog of deferred maintenance projects now totals more than \$150 million for the University of Alaska system. Over the past decade, the university has sought nearly \$180 million for maintenance projects, and received less than one third of that amount. The result is that the facilities on every campus, particularly the oldest campuses in Fairbanks and Ketchikan, are in dangerous states of disrepair.

Colleges and universities around the country face similar problems. In 1988, inadequate funding forced U.S. colleges and universities to defer \$4 of needed maintenance for every dollar spent. The combination of flat funding and increasing enrollments continue to force institutions of higher education to "spend down" plant assets to meet these conflicting demands. The associated costs of these efforts are considerable. In addition to obvious problems of health and safety, there is a major loss of program flexibility, energy efficiency, and optimum space utilization in deteriorating facilities.

The Board of Regents has made capital improvement maintenance its highest priority and the university wants the problem resolved this year either through passage of bonding legislation or direct appropriation. Further, to avoid slipping backwards, the regents are requiring a three-to-four-year plan to increase the amount of funds directed to ongoing maintenance.

Current Status

The governor and the legislature have a strong commitment to protecting the state's investment in its infrastructure. At the request of Governor Hickel, House Bill 466 and Senate Bill 304 have been introduced to address \$75 million of the problem. The bills call for the Alaska Housing Finance Corporation to issue \$30 million in bonds for student housing, and the university to issue another \$45 million in bonds for repair of classroom, office and laboratory facilities throughout the system.

Over the past decade, the university has sought nearly \$180 million for maintenance projects, and received less than one third of that amount.

Anchorage campus	\$ 7,408,300
Kodiak Campus	230,300
Kenai Peninsula Campus	65,000
Mat-Su Campus	465,000
Prince William Sound Community Coll.	900,000
Fairbanks Campus	26,524,500
Bristol Bay Campus	300,000
Chukchi Campus	372,000
Kuskokwim Campus	1,047,100
Northwest Campus	756,700
AFES Palmer	402,000
AFES Mat Su	822,500
Juneau Campus	462,600
Ketchikan Campus	319,300
Sitka Campus	300,000

Bonds make sense this year because the state's outstanding debt service is declining, and bond interest rates last year were the lowest since the 1960s.

contact:

Wendy Redman 474-4782, Fairbanks
 463-3086, Juneau

**University of Alaska
Repair and Rehabilitation Bond Package**

	University of Alaska \$45 million Facilities Repair & Rehabilitation	Alaska Housing Finance Corp. \$30 million Student Housing Repair & Rehabilitation
University of Alaska Anchorage		
Anchorage Campus	\$7,408,300	\$2,455,000
Kenai Peninsula College	\$65,000	
Kodiak College	\$230,300	
Matanuska-Susitna College	\$465,000	
Prince William Sound Community College	\$900,000	\$664,000
Total UA Anchorage	\$9,068,600	\$3,119,000
University of Alaska Fairbanks		
Fairbanks Campus	\$26,524,500	\$22,793,700
Bristol Bay Campus	\$300,000	
Chukchi Campus	\$372,800	
Kuskokwim Campus	\$1,047,100	\$75,000
Northwest Campus	\$756,700	
AFES Palmer	\$402,000	
AFES Mat-Su Farm	\$822,500	
Total UA Fairbanks	\$30,225,600	\$22,868,700
University of Alaska Southeast		
Juneau Campus	\$462,600	\$929,700
Ketchikan Campus	\$319,300	
Sitka Campus	\$300,000	
Total University of Alaska Southeast	\$1,081,900	\$929,700
Total Repair & Rehabilitation Projects	\$40,376,100	\$26,917,400
Bond Issuance Costs	\$900,000	\$600,000
Required Debt Reserve	\$3,723,900	\$2,482,600
Total Bond Issue	\$45,000,000	\$30,000,000

**University of Alaska
 Repair and Rehabilitation Bond Package
 Student Housing Projects**

UA Anchorage

Anchorage Campus		\$2,455,000
Student housing complex	\$1,728,000	
Templewood Condominiums	\$727,000	
Prince William Sound Community College		\$664,000
Copper Basin Hall	\$40,000	
Cordova Hall	\$60,000	
Student Housing	\$394,000	
Valdez Hall	\$170,000	
Total UA Anchorage	\$3,119,000	

UA Fairbanks

Fairbanks Campus		\$22,793,700
Bartlett Hall	\$2,303,400	
Garden Apartments I & II	\$52,000	
Harwood Hall	\$1,534,500	
Hess Commons	\$294,200	
Hess Village	\$4,418,000	
Lathrop Hall	\$2,209,200	
McIntosh Hall	\$1,157,300	
Moore Hall	\$2,562,500	
Nerland Hall	\$1,117,200	
Skarland Hall	\$1,346,100	
Stevens Hall	\$1,068,000	
Student Apartment Complex	\$1,875,100	
Tilly Commons	\$1,381,000	
Wickersham Hall	\$1,475,200	
Kuskokwim Campus		\$75,000
Sackett Hall	\$75,000	
Total UA Fairbanks	\$22,868,700	

UA Southeast - Juneau Campus

Student Housing Complex	\$929,700	\$929,700
Total UA Southeast	\$929,700	

University of Alaska Total

\$26,917,400

	G	H	I
508	University of Alaska Deferred Maintenance		
509	Non-Residential Projects - by Campus, by Building		
510			
511	Arts Building		23,000
512	Auto/Diesel Building		35,000
513	Aviation Tec. Ctr.		19,000
514	Campus		2,904,435
515	Campus Center		175,000
516	College of Arts & Science		246,100
517	Cuddy Center		110,700
518	Downtown Center		337,950
519	Hartlieb		152,000
520	Buliding K		626,300
521	Library		440,000
522	McDonald		277,450
523	Monserud		604,500
524	Science Building		86,800
525	Short Buliding		564,000
526	Sports Center		412,265
527	Student Center		295,000
528	Williamson		98,800
529		Anchorage Campus Total	7,408,300
530			
531	Campus, KOC		194,800
532	Voc-Ed, KOC		35,500
533		Kodiak Campus Total	230,300
534			
535	Homer, KPC		65,000
536		Kenai Penninsula Campus Total	65,000
537			
538	Campus, MSC		240,000
539	Kertula, MSC		225,000
540		Mat-Su Campus Total	465,000
541			
542	PWSCC		900,000
543		PWSCC Total	900,000
544			
545	University of Alaska Anchorage		9,068,600
546			
547			
548	AHRC		740,000
549	Brooks Building		427,414
550	Bunnell Building		1,910,000
551	Bunnell House		10,000
552	Coal Lab		25,000
553	Consitution Hall		180,000
554	Duckering Building		2,112,000
555	Elvey Building		400,000

	G	H	I
556	Fine arts		1,430,000
557	Geist Museum		1,039,350
558	Gruening Building		70,000
559	Irving I		1,803,000
560	Irving II		385,000
561	O'Neill Building		4,438,000
562	Patty Center		6,100,000
563	Patty Ice Arena		850,000
564	Physical Plant		170,000
565	Rasmuson		570,000
566	UAF Campus Wide		2,909,736
567	Utilities		765,000
568	Wood Center		190,000
569		Fairbanks Campus Total	26,524,500
570			
571	Dillingham		300,000
572		Bristol Bay Campus Total	300,000
573			
574	Admin/Classroom		347,837
575	MAU-WIDE		24,963
576		Chukchi Campus Total	372,800
577			
578	All		150,000
579	Phase I (YLC)		26,000
580	Phase I-II		10,000
581	Phase I-III		30,000
582	Phase III		756,138
583	Sackett Hall		74,962
584		Kuskokwim Campus Total	1,047,100
585			
586	Bookstore		80,000
587	Brown		225,648
588	CES/Storage		41,000
589	Classroom		90,000
590	MAU-WIDE		105,052
591	Nagozruk		115,000
592	Sats A-D		100,000
593		Northwest Campus Total	756,700
594			
595	HSG 1-8		110,008
596	Main Office/Lab		291,992
597		AFES Palmer Total	402,000
598			
599	AG Lab		150,000
600	All		300,000
601	North Garage		9,961
602	Sewage Treat		125,000
603	Straw Mix Facility		37,539

	G	H	I
604	Water Reservoir		200,000
605		AFES Mat-Su Farm Total	822,500
606			
607	University of Alaska Fairbanks		30,225,600
608			
609			
610	Anderson		78,005
611	Bill Ray		12,095
612	Child Care		9,333
613	Child Center		6,667
614	Egan		93,900
615	Lee Street		46,600
616	Marine Tech		14,666
617	Mourant		41,333
618	Novatney		24,000
619	UAS Site		20,000
620	Soboleff		33,334
621	Welding Lab		60,000
622	Whitehead		22,667
623		Juneau Campus Total	462,600
624			
625	Hamilton		16,000
626	Paul/Ziegler/Robert		216,800
627	Ziegler		86,500
628		Ketchikan Campus Total	319,300
629			
630	Hangar 332		300,000
631		Sitka Campus Total	300,000
632			
633	University of Alaska Southeast Total		1,081,900
634			
635	Total Non-Residential Deferred Maintenance Projects		40,376,100
636			
637		Bond Issuance Costs	900000
638		Required Debt Reserve	3723900
639	Total Bond Issue		45,000,000

Alaska Debt Retirement Fund (AS 37.15.011)								
Alaska Debt Retirement Fund may be appropriated for GO debt, reimbursement to Municipalities for AS 14.11.100 (school construction), financing the acquisition of state facilities through lease-purchase agreements.								
Fiscal Year	State GO	Interest	Lease Purchase	School Debt (est)*	Total			
94	30.9	5.6	0.8	99.6	136.9			
95	19.1	4	8.7	103.3	135.1			
96	18.6	2.9	8.7	97.2	127.4			
97	14.9	1.8	8.7	76	101.4			
98	13.4	1	8.8	73.2	96.4			
99	8.6	0.4	8.8	70.6	88.4			
00	2.5	0.1	7.3	58.	68.6			
01	0	not avail	5.9	47.3	53.2			
02	0	not avail	5.3	34.9	40.2			
03	0	not avail	5.3	31	36.3			
04	0	not avail	4.7	30.5	35.2			
05	0	not avail	4.7	30.4	35.1			
* estimate includes approximately \$20M for reimbursement under SB 7								
assumes all new debt will occur by FY 96 (source:Dept of Education FY 95 Budget Overview)								

①

UNIVERSITY OF ALASKA ANCHORAGE
STUDENT HOUSING DEVELOPMENT PHASE II
FY 95

project need:

The University of Alaska, Anchorage needs and can support a rationally additional STUDENT HOUSING. UAA's Housing Master Plan projects housing growth to 1,433 beds in 1995, today there are 584 beds. Today, the UAA housing office gives preference to those students living beyond the greater Anchorage area. The housing office maintains substantial waiting lists throughout the semester for any available housing openings and today can provide housing to only 2.6% of its students. Local students are seldom able to derive benefits from an on-campus living experience.

UAA today needs 600 additional beds. Dorm style housing is the most cost effective and efficient method to provide this number of beds. Additionally, dorm style housing will provide UAA with a mix of housing types, that of new dormitory rooms and existing apartments.

This facility will include shared dorm rooms with associated compartmentalized bathrooms, accessory spaces for study, lounge, laundry etc. and food service. A food service plan will be a part of the housing program for dorm and apartment students and is an essential part of a campus residential life program.

An alternative that would meet a portion of the demand would be the reduction to a 300 bed facility with food service.

project budget: \$28,500,000

A capital appropriation of \$28.5 million, will fund planning, design and construction costs. This facility would be constructed adjacent to the existing student housing facilities on University land.

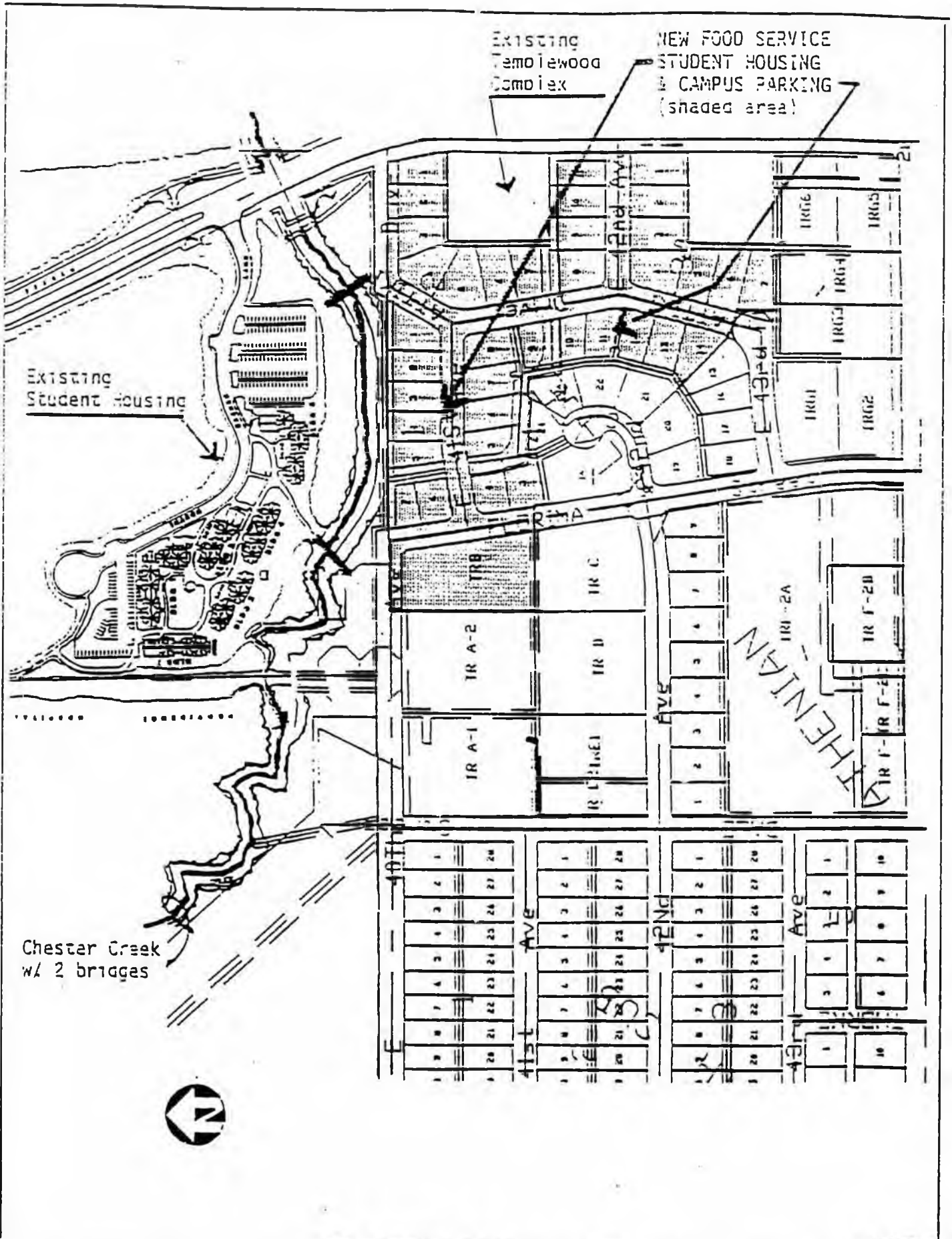
If bond indebtedness were to fund the 600 bed Phase II Housing Project, then the total cost would be \$57,150,000. This reflects a debt term of 15 years at an annual debt service cost of \$3,810,000 per year.

The cost for a 300 bed Phase II Housing Project would be capital cost of \$19 million, with a bond indebtedness cost of \$38,100,000 with a debt term of 15 years with annual debt service cost of \$2,540,000 per year.

project benefit:

This additional student housing will benefit the University of Alaska Anchorage with additional beds, affording more students a residential campus-life experience. Additional benefits will accrue to the Municipality of Anchorage and State of Alaska with more students spending money in the community for goods and services, creating an economic benefit for those business. This would provide additional tax revenue in the community.

The additional beds will also provide the University of Alaska Anchorage a greater opportunity for summer educational conferences, which will bring educators from across the country to our city, which also translates into additional revenue to our community and the State of Alaska.



EXISTING
Lemoiewood
Complex

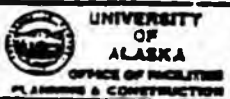
NEW FOOD SERVICE
STUDENT HOUSING
& CAMPUS PARKING
(shaded area)

Existing
Student Housing

Chester Creek
w/ 2 bridges

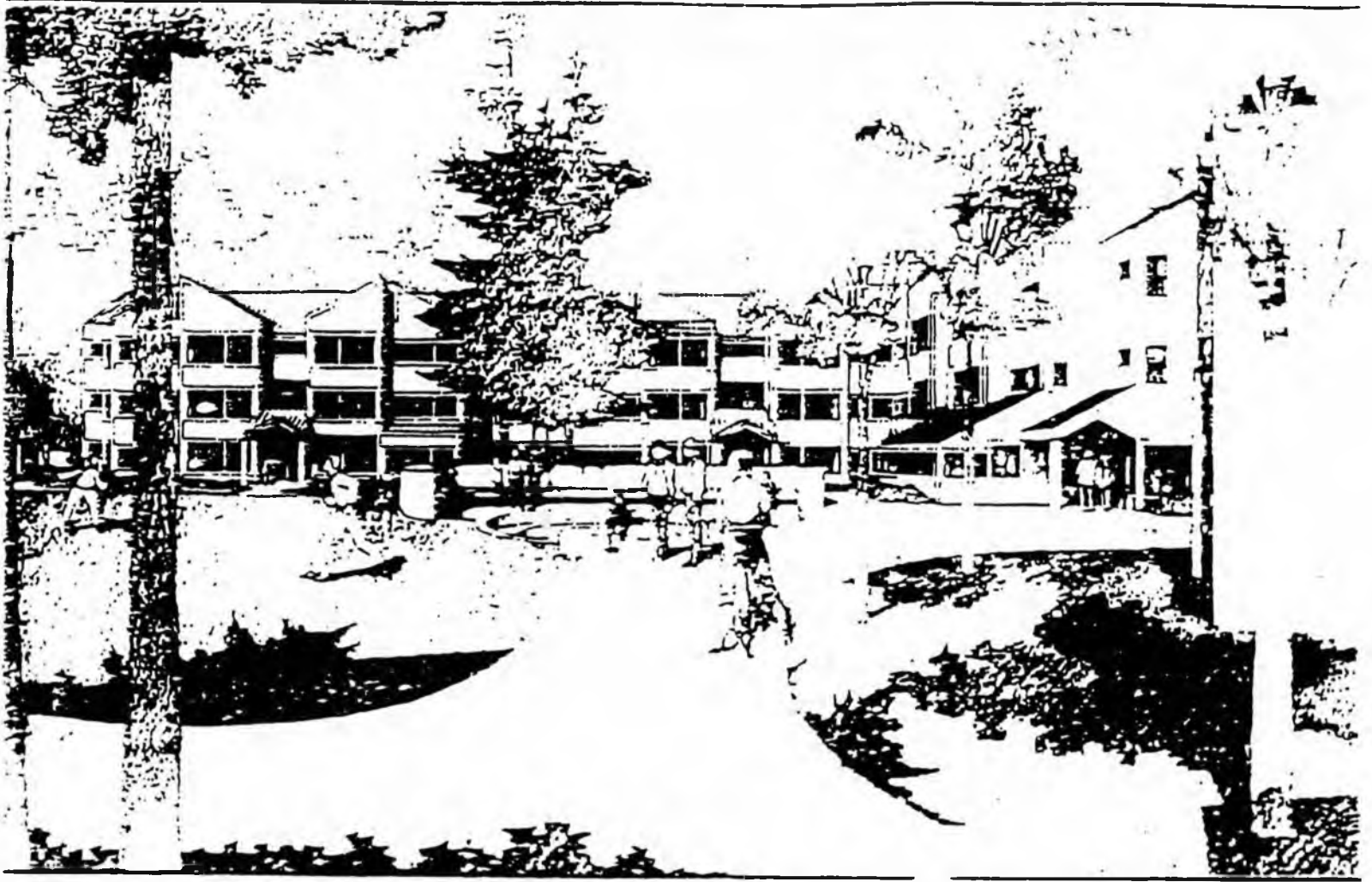


**FACILITIES INVENTORY
SITE PLAN**



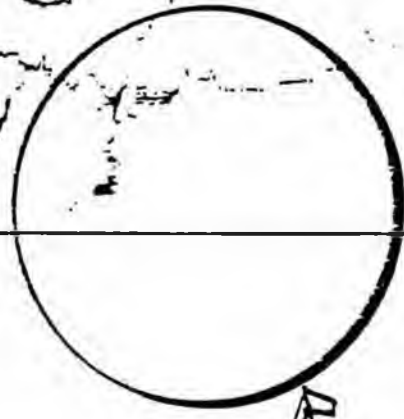
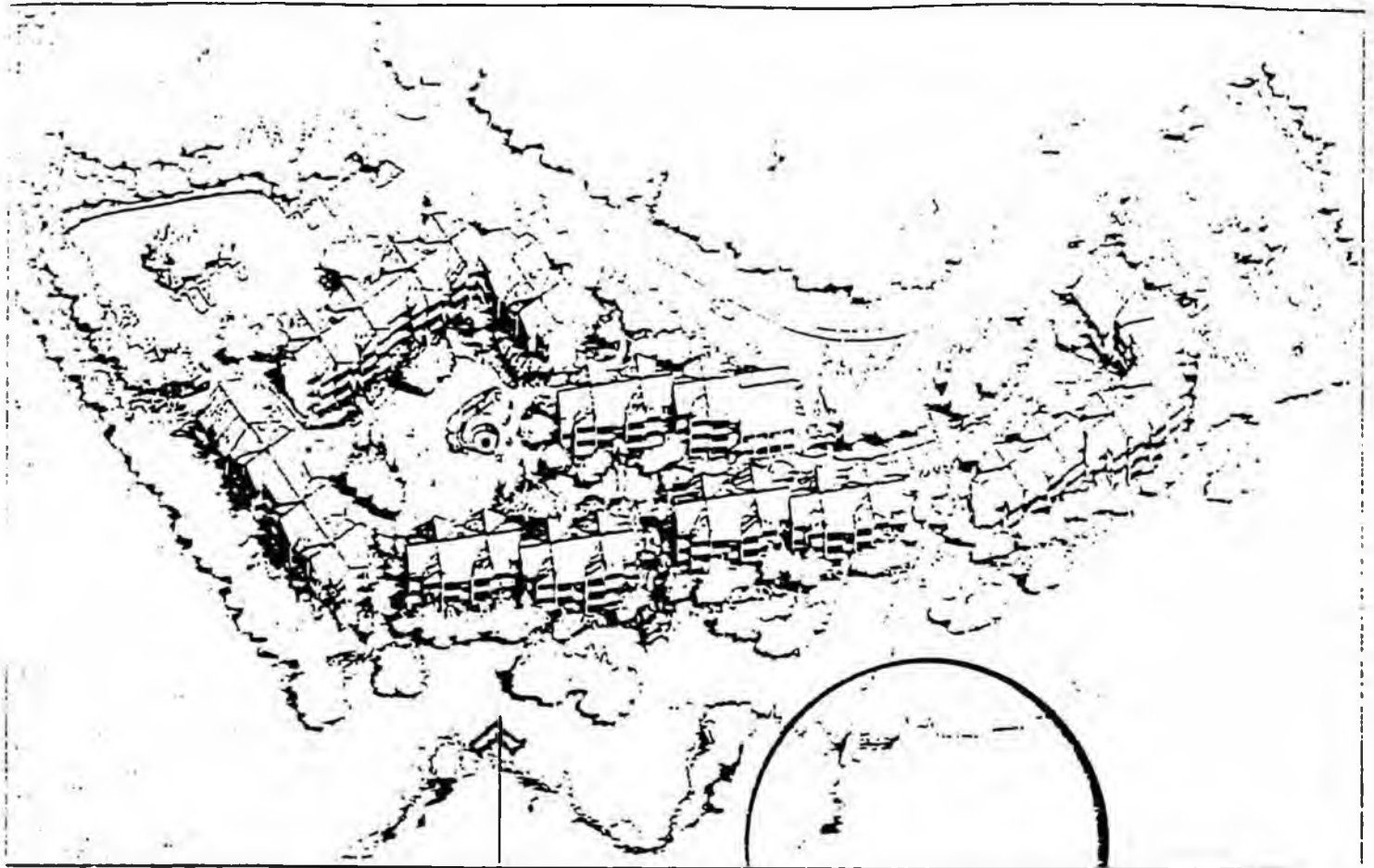
UAA STUDENT HOUSING

UNIVERSITY OF ALASKA,
ANCHORAGE



UNIVERSITY OF ALASKA STUDENT HOUSING

Anchorage, Alaska



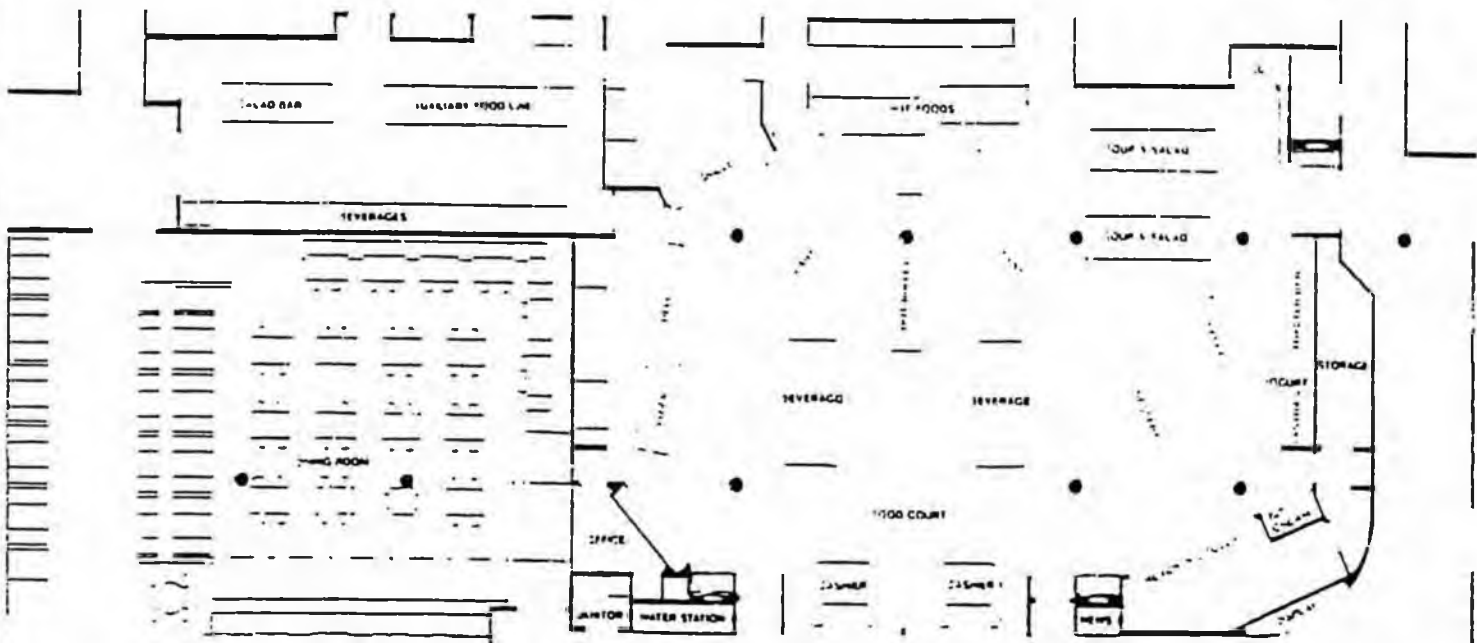
Existing Housing
Gagnon Lane

Student Housing Phase II

Existing Templewood Housing

STUDENT HOUSING PHASE II will support both existing and new housing with food service.

FOOD SERVICE - an essential part of a campus residential life program



	300 Beds Plus Food Service	600 Beds Plus Food Service
Project Costs		
Food Service for 600 300 Beds	\$7,500,000	\$7,500,000
600 Beds	\$11,500,000	N/A
	N/A	\$21,000,000
Total Project Cost	\$19,000,000	\$28,500,000
Bond Issuance Costs		
Fees	\$100,000	\$100,000
Issuer Discount	\$243,000	\$364,500
Capitalized Interest	\$2,756,600	\$4,134,900
Required Debt Service Reserve	\$2,641,250	\$3,961,375
Interest Earned during Construction	(\$451,835)	(\$677,323)
Rounding	\$1,035	\$1,553
Total Bonds Issued	\$24,290,000	\$36,385,000
Debt Term	15 years	15 years
Annual Debt Service	\$2,540,000	\$3,810,000
<hr/>		
TOTAL BOND PAYBACK	\$38,100,000	\$57,150,000

TABLE IV.12: **

Expected Occupancy of Students

<u>Phase</u>	<u>Occupancy By Phase *</u>	<u>Accumulated Occupancy *</u>	<u>Demand for Occupancy</u>	<u>Occupancy Year</u>
1	224	224	950	1985
2	224	448	1,060	1987
3	224	672	1,162	1989
4	448	1,120	1,436	1993
5	448	1,568	1,634	2000
6	248	1,816	1,813	2005

* = Expected occupancy per construction schedule

The recommendation is for the purpose of facility programming rather than just demand for student housing.

** Information from Campus Housing Feasibility Study/Market Analysis by Leonard Lane Associates.

TABLE IV.13: *

Applications and Placement in Housing
As a Percentage of Full-Time Enrollment,
By Control and Type of Institution,
Fall 1980

Control and Type of Institution	Housing Applications as a Percentage of Full-time Enrollment	Students Placed in Housing as a Percentage of	
		Housing Applications	Full-time Enrollment
All Institutions	46	35	39
Universities	40	34	33
4-year Colleges	51	37	45
2-year Colleges	43	75	32
Public Institutions	38	33	32
Universities	36	36	31
4-year Colleges	43	79	34
2-year Colleges	28	36	24
Private Institutions	61	98	53
Universities	53	79	42
4-year Colleges	62	95	59
2-year Colleges	76	66	30

UAA % of students placed in housing is 2.6%

* Information from Campus Housing Feasibility Study/Market Analysis by
Leonard Lane Associates.

PROJECT PLANNING GUIDE

129 BED STUDENT RESIDENCE HALL

UNIVERSITY OF ALASKA SOUTHEAST JUNEAU CAMPUS

INTRODUCTION

Enrollment growth at the Juneau campus is being constrained by lack of facilities including insufficient on-campus housing for both single students and students with families. The problem is exacerbated by a rental vacancy rate of 1.4% in the community and the high rental rates that accompany such a low vacancy rate (second quarter 1993 vacancy rates from AHFC). An informal poll of students who planned to attend UAS in the Fall 1992 semester, but who failed to register for classes, indicated that the majority listed financial pressures and lack of affordable housing as reasons for not enrolling.

The existing housing complex, completed in the Fall of 1985, consists of 50 apartments, each capable of housing four students in either single or double bedrooms. However, 15 of the apartments house single parents or married couples with children. The result is that 155 - 160 students are routinely housed. For the past three years the occupancy rate has been 100% with a substantial waiting list at the beginning of the Fall semester.

PROPOSED PROJECT

UAS proposes to develop housing for single students in a residence hall format to accommodate 129 students. This will provide a more traditional housing type which will be better suited to the younger student -- a growing component of the total UAS enrollment. The younger student can be expected to more easily make the transition from home to campus in a collective type of housing environment, and can later transfer to apartment style living on campus.

The proposed housing type is more efficient, and more cost effective, than apartment style housing. However, the existing campus food service operation will have to be expanded and the hours extended to accommodate a full meal service program. That work is planned as a separate capital improvement project.

PROJECT DESCRIPTION

The residence hall is anticipated to consist of 66 bedrooms, each housing 2 students except for a single resident advisor bedroom on each floor. Each pair of bedrooms will share a semi-private bathroom. The total floor area is 24,690 GSF arranged in three levels with 22 bedrooms and 11 bathrooms at each level. The facility will also include a communal living room. Other

amenities such as a game room, washers and dryers, etc., are available in the existing lodge building.

Major systems and assemblies have been evaluated by several criteria including first cost, operating cost, maintenance, weatherability, vandal resistance, thermal performance, and acoustic performance. Preliminary selections of materials assume the following: stained wood siding or shingles on exterior walls similar in character to existing buildings; metal roofing similar in appearance to existing buildings; two layers of painted gypsum drywall on interior walls; thermal break double casement aluminum windows with 1" insulating glass.

The structural system assumes simple spread footings, wood truss roof framing, truss joists at floors, and walls framed with metal studs. The mechanical system assumes oil fired boilers and distribution of heat through a perimeter baseboard radiation system. The ventilation system will include air-to-air heat exchangers. Like the existing complex, the building will be served by city water and sewer systems.

A site has been selected east of the lodge building. Requirements for additional parking have not been determined. Extension of utilities to the site will require approximately 400 foot runs for power, sewer, water and communications.

PROJECT BUDGET

UAS proposes funding for the project in the amount of \$5,775,000 (1994 dollars). The construction cost of the building is estimated at \$3,865,000. Site development costs will add another \$350,000. Remaining project costs include permits and fees, testing and engineering, telephone installation and furnishings, and art in public places acquisitions.

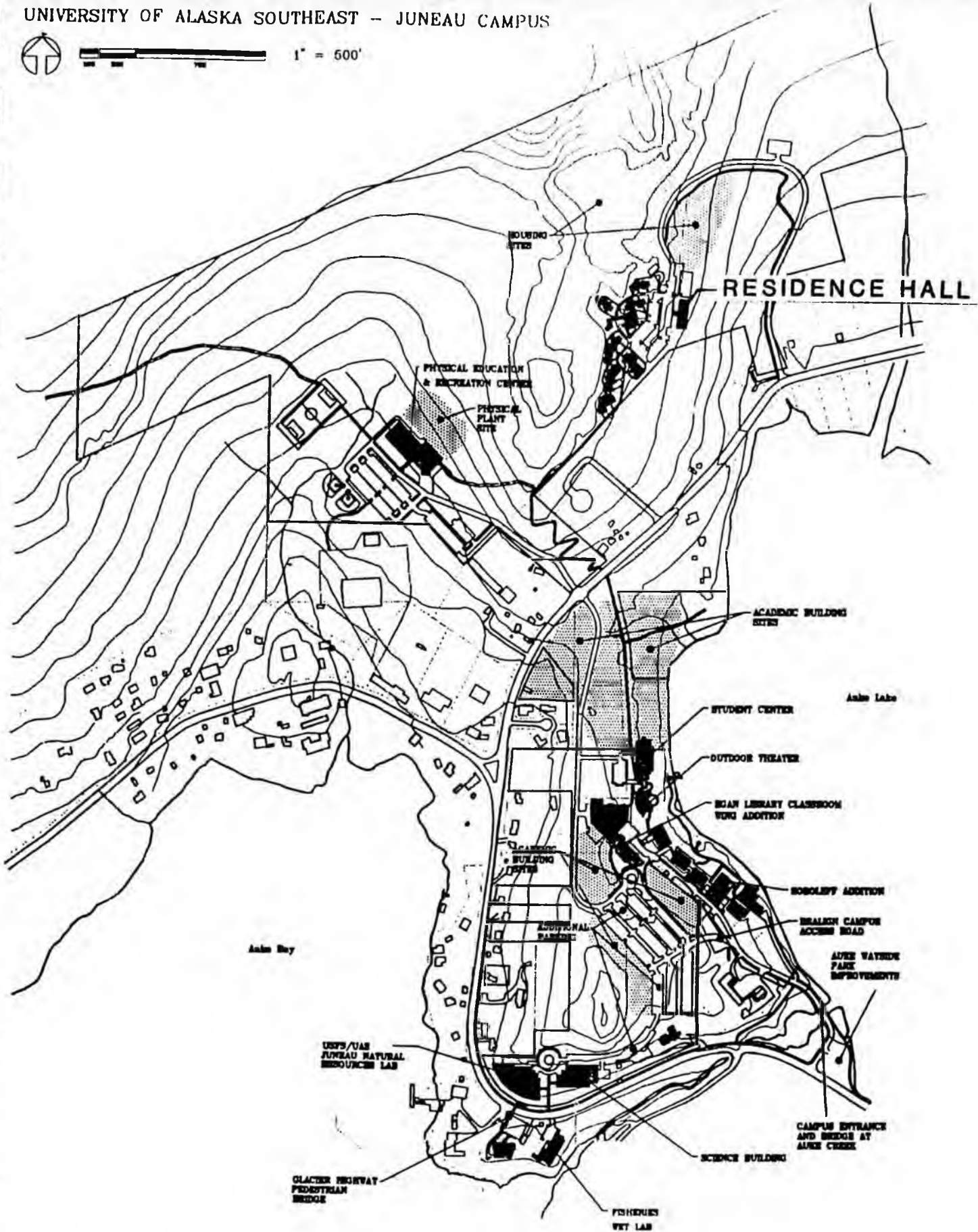
PROJECT SCHEDULE

Site selection, schematic design and a cost estimate have been completed. Final construction documents will be ready by June 30, 1994. Construction funding is now being sought. The project will bid, contingent on funding by the legislature, in July and construction will start in August with completion in July, 1995.

March 8, 1994

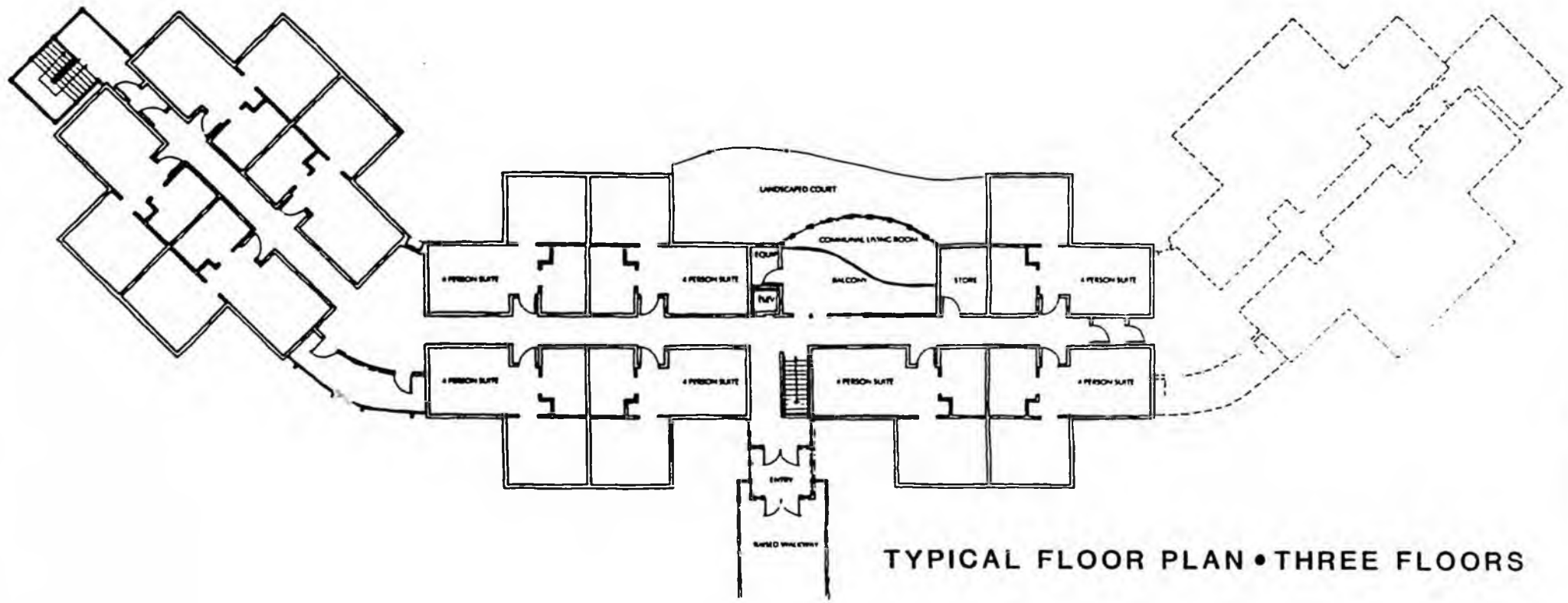


1" = 500'



**PROPOSED FACILITIES
LONG RANGE DEVELOPMENT SITES**





TYPICAL FLOOR PLAN • THREE FLOORS

Alaska State Legislature

Senate Minority Leader
Chair, Judiciary Committee
Vice Chair, Community &
Regional Affairs

Member, State Affairs Committee
Committee on Committees
Western States Legislative Forestry Task Force
Legislative Council



State Capitol
Juneau, Alaska 99801-1182
907-465-3873
Fax 907-465-3922

352 Front Street
Ketchikan, Alaska 99901
907-225-8088
Fax 907-225-0713

Senator Robin L. Taylor

MEMORANDUM

**TO: Senator Steve Rieger, Chair
Senate HES Committee**

FROM: Senator Robin L. Taylor

DATE: 4/20/94

REF: Addition of Student Housing to UA Bond Package

As your committee considers the possible expansion of the bond package requested by the Board of Regents for deferred maintenance to include new student housing, please consider including this modest proposal from the Ketchikan Campus-UAS.

There is currently no student housing at Ketchikan. Expansion of housing availability at the Juneau campus, combined with the existing housing at Sitka would put Ketchikan at a serious competitive disadvantage in efforts to attract a larger student population.

I believe UAS-Ketchikan should be included in any expansion of the bond package in the amount of \$1.5 million. That would cover land acquisition, site preparation and the design and construction of a facility housing 20 students. Option B of the Ketchikan proposal would provide a facility that could be used for single or family student housing. The two-bedroom apartment design, with a kitchen area would be preferable over the dorm-style rooms, which would require a communal kitchen and its associated costs.

District A

Hyder • Ketchikan • Kupreanof • Meyers Chuck • Petersburg • Saxman • Sitka • Wrangell



University of Alaska Southeast
Facilities Planning & Construction
P.O. Box 210049
Auke Bay, Alaska 99821

(907) 465-6484
FAX: (907) 465-6527

April 11, 1994

MEMORANDUM

TO: Marshall Lind, Chancellor
University of Alaska Southeast

Fran Felnerman, Director
Ketchikan Campus

FROM: Jack Wolever, Regional Director
Facilities Planning & Construction

JACK WOLEVER - MRG

RE: KETCHIKAN HOUSING

Enclosed are three options for student housing. Option A is Residence Hall Housing similar to the Juneau proposal but with some accommodation for cooking. It is the lowest cost per bed solution. It will not meet needs of the single parent or family student.

Option B is the most appropriate solution providing two bedroom apartments that can be used for single or family student housing. Each can accommodate up to 4 students.

Option C is efficiency style apartments. I have assumed that no more than 2 students could share an efficiency because of lack of space. This is the most costly solution measured by the cost per bed.

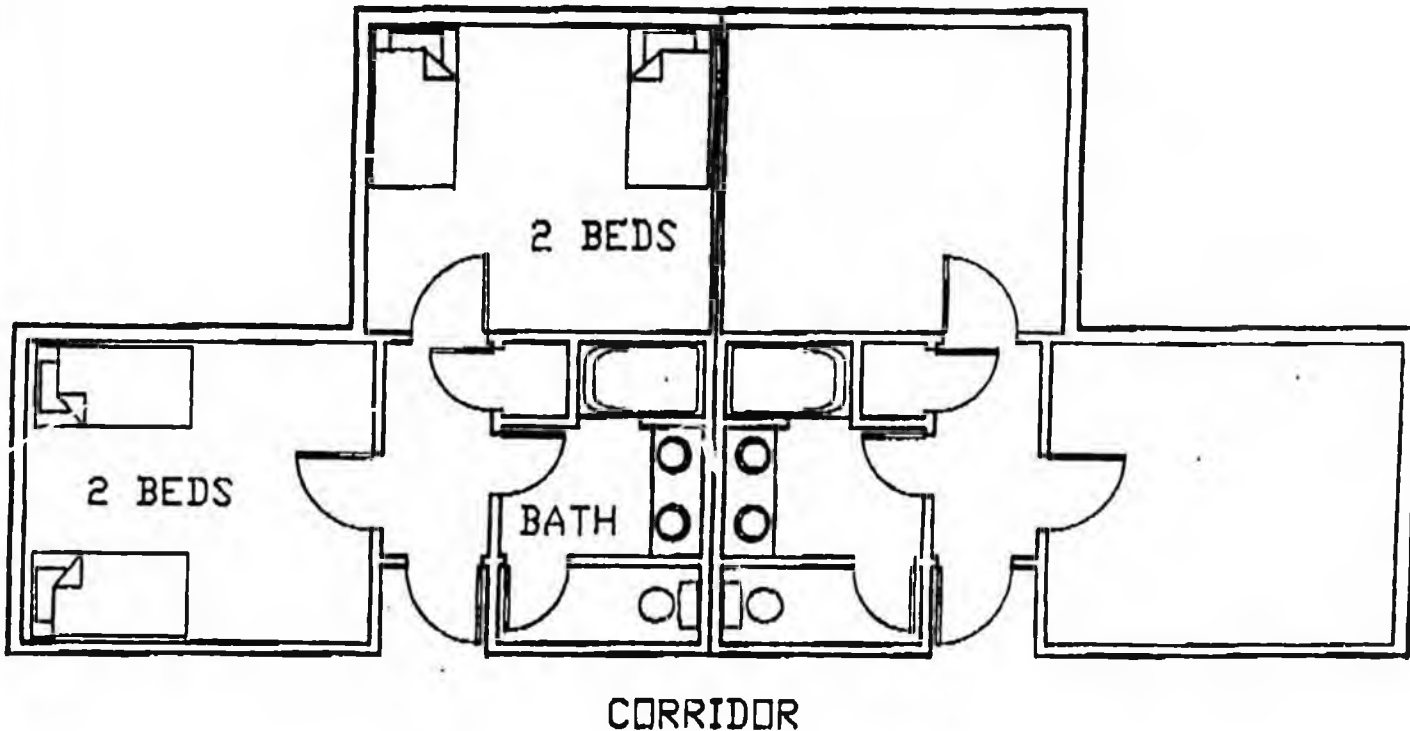
Please let us know what adjustments to these options, or what additional options, you would like to see.

Attachments

**cc: Mike Greene
11.110**

UAS Ketchikan Student Housing

Facilities Planning and Construction



OPTION A - Single Student Housing

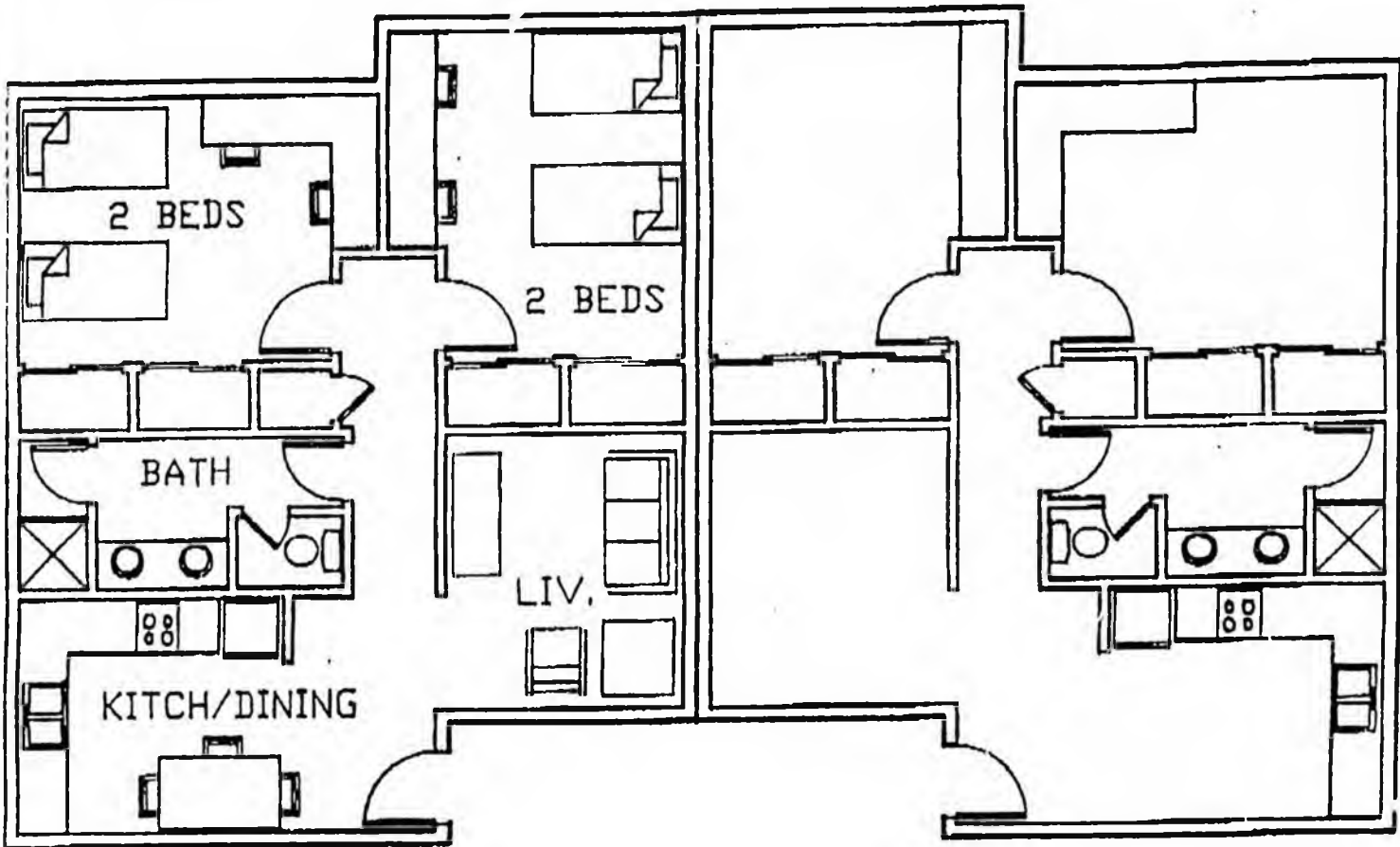
RESIDENCE HALL WITH COMMUNAL LIVING/DINING/KITCHEN AREAS
 EACH ROOM PROVIDES FOR TWO STUDENTS (BEDS)
 TWO DORM ROOMS SHARE A SEMI-PRIVATE BATH
 TEN DORM ROOMS TOTAL - 20 STUDENT CAPACITY

544 GSF/UNIT X 5 SUITES = 2,720 GSF	+ 500 GSF KITCH/LIVING
	+ 100 GSF MECHANICAL + 400 GSF CIRCULATION
3,720 GSF X \$ 158.46/GSF = \$ 590,000	CONSTRUCTION COST
	59,000 SITE DEVELOPMENT
	865,000 PROJECT COST
\$ 43,250	COST PER BED

plus property acquisition

UAS Ketchikan Student Housing

Facilities Planning and Construction



OPTION B - Single or Family Student Housing

TWO BEDROOM APARTMENTS
 EACH BEDROOM ACCOMMODATES TWO BEDS
 5 APARTMENTS TOTAL
 20 STUDENT CAPACITY

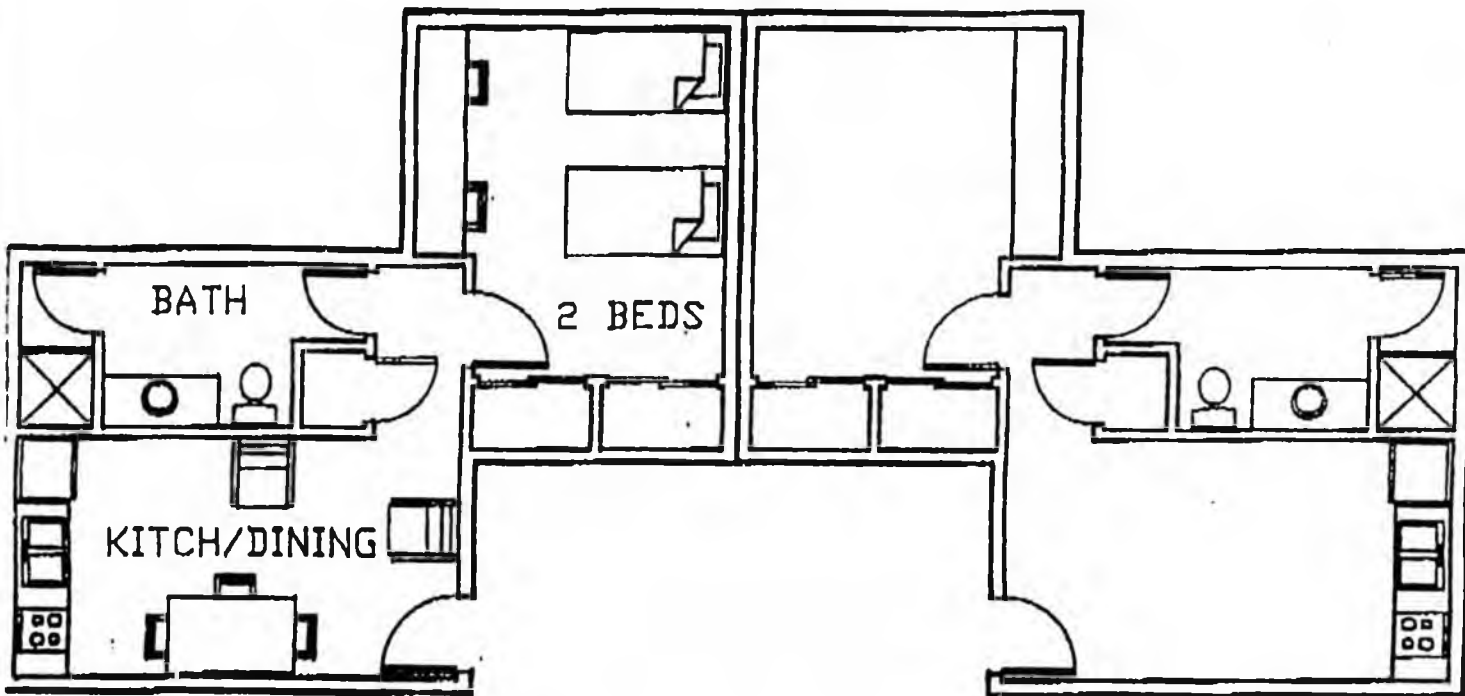
923 GSF/UNIT X 5 UNITS = 4,615 GSF + 100 GSF MECHANICAL
 = 4,715 GSF

4,715 GSF X \$ 158.46/GSF = \$ 747,000	CONSTRUCTION COST
	74,000 SITE DEVELOPMENT
	1,094,000 PROJECT COST
\$ 54,700	COST PER BED

+ property acquisition

UAS Ketchikan Student Housing

Facilities Planning and Construction



OPTION C - Single or Family Student Housing

ONE BEDROOM APARTMENTS - EFFICIENCY STYLE
EACH BEDROOM ACCOMMODATES TWO BEDS
10 APARTMENTS TOTAL
20 STUDENT CAPACITY

548 GSF/UNIT X 10 UNITS = 5,480 GSF + 100 GSF MECHANICAL
= 5,580 GSF

5,580 GSF X \$ 158.46/GSF = \$ 884,000	CONSTRUCTION COST
88,000	SITE DEVELOPMENT
1,296,000	PROJECT COST
\$ 64,800	COST PER BED

+ property acquisition

AMENDMENT

OFFERED IN THE SENATE

BY SENATOR KELLY

TO: HB 466 am

Page 1, line 3:

After "University of Alaska"

Insert: "and for the construction of new student housing facilities at the University of Alaska Anchorage and the University of Alaska Southeast"

Page 2, line 20:

Delete "\$30,000,000"

Insert "\$64,500,000. Of the bonds authorized by this section, bonds in an amount not to exceed \$30,000,000 may be issued."

Page 2, line 23:

After "bonds"

Insert ", bonds in an amount not to exceed \$28,500,000 may be issued for the planning, design, construction and furnishing of new student housing facilities at the Anchorage campus of the University of Alaska and to pay related costs, including costs of issuing the bonds, and bonds in an amount no to exceed \$6,000,000 may be issued for the planning, design, construction and furnishing of new student housing facilities at the University of Alaska Southeast and to pay related costs, including costs of issuing bonds"

SENATE FINANCE
COMMITTEE
Amendment Number: ①
Bill Number: HB 466
Sponsor: KELLY Date: 5/7/94
Logged In By: PK

WALTER J. HICKEL
GOVERNOR



HB 466
P.O. Box 110001
Juneau, Alaska 99811-0001
(907) 465-3500

STATE OF ALASKA
OFFICE OF THE GOVERNOR
JUNEAU

February 11, 1994

*The Honorable Ramona L. Barnes
Speaker of the House
Alaska State Legislature
State Capitol
Juneau, AK 99801-1182*

Dear Speaker Barnes:

Under the authority of art. III, sec. 18, of the Alaska Constitution, I am transmitting a bill authorizing the issuance of Alaska Housing Finance Corporation and University of Alaska bonds for repair and rehabilitation of university facilities.

This legislation will provide funding to partially meet the university facilities' deferred maintenance needs throughout the state. The Legislature's approval of my bill last session creating the educational facilities maintenance and construction fund was a start in stepping up to our responsibilities in investing in the state's existing infrastructure. But it was only a start. We now have the responsibility to continue to meet the university's critical needs.

The bill I am proposing authorizes the Alaska Housing Finance Corporation to issue \$30 million in bonds for student housing repair and rehabilitation, and authorizes the University of Alaska to issue \$45 million in bonds for repair and rehabilitation of other university facilities. This program will allow the buildings to be repaired now, with costs of the upgrades spread over the remaining useful life of the facilities. Repayment of the debt service will be made from annual legislative appropriations from the Alaska debt retirement fund (AS 37.05.011). The historic low interest rates currently prevailing in the national capital markets, combined with reduced future maintenance and operating costs brought about by fixing the university facilities, makes this approach particularly appropriate this year.

I urge your early and favorable consideration of this legislation.

Sincerely,

A handwritten signature in cursive script that reads "Walter J. Hickel".

Walter J. Hickel
Governor

НВ

467

HFIN

FILE

HOUSE COMMITTEE REPORT

(11)

Date Referred: March 16, 1994

FURTHER REFERRALS:

Date of Committee Action: 3/25/94 am

The FINANCE Committee considered:

HB 467

HOUSE BILL NO. 467

AHFC HOUSING LOANS

"An Act relating to housing programs of the Alaska Housing Finance Corporation and of regional housing authorities, and permitting regional housing authorities to make, originate, and service loans for the purchase and development of residential housing in the state's small communities."

RECOMMENDATIONS:

be replaced with _____ [] the same title

[] have attached amendments(s) [] a new title

[] do pass

[] do not pass

[] no recommendations

[] individual recommendations

[] additional referral to the _____ Committee

ADOPTS: _____ letter of Intent

ATTACHES NEW FISCAL NOTE(S): (Dept) _____

APPROVES PREVIOUS: (Dept/Date) _____

[] fiscal impact _____

[] fiscal note(s) Revenue 3/16/94

[] zero fiscal note _____

[] zero fiscal note(s) _____

SIGNING <u>DO PASS</u>	DP	<u>OTHER</u> RECOMMENDATIONS	DNP	NR	AM
Eileen P. Maclean <i>Maclean</i>	<input checked="" type="checkbox"/>				
Ronald J. Laisner <i>Laisner</i>	<input checked="" type="checkbox"/>	Mark Hankus <i>Hankus</i>		<input checked="" type="checkbox"/>	
Barbara <i>Grussmiller</i>	<input checked="" type="checkbox"/>	Terry Martin <i>Martin</i>		<input checked="" type="checkbox"/>	
Tom Hoff <i>Hoffman</i>	<input checked="" type="checkbox"/>	Paul Parrell <i>Parrell</i>		<input checked="" type="checkbox"/>	
Tay Brown <i>Brown</i>	<input checked="" type="checkbox"/>	Theresa Thruvold <i>Thruvold</i>		<input checked="" type="checkbox"/>	
Richard Foster <i>Foster</i>	<input checked="" type="checkbox"/>				

Ronald J. Laisner *E. P. Maclean*
CO-CHAIRMAN'S SIGNATURE

FISCAL NOTE

No. 1
 Bill Version: HB 467
 (H) Publish Date: 3/16/94

STATE OF ALASKA
 1994 LEGISLATIVE SESSION

BILL

Revision Date: March 9, 1994 Dept. Affected: Department of Revenue
 Title: An Act relating to housing programs of the AHFC and regional BRU: Alaska Housing Finance Corp
 housing authorities... Component: Operations
 Sponsor: Rep MacLean
 Requestor: House CRA COMPONENT SERIAL NO. 0110

Expenditures/Revenues: (Thousands of Dollars)

	FY95	FY96	FY97	FY98	FY99	FY00
OPERATING						
PERSONAL SERVICES	0	0	0	0	0	0
TRAVEL	0	0	0	0	0	0
CONTRACTUAL	0	0	0	0	0	0
SUPPLIES	0	0	0	0	0	0
EQUIPMENT	0	0	0	0	0	0
LAND & STRUCTURES	0	0	0	0	0	0
GRANTS, CLAIMS	0	0	0	0	0	0
MISCELLANEOUS	0	0	0	0	0	0
TOTAL OPERATING	0	0	0	0	0	0

CAPITAL	4,100.0	4,100.0	4,100.0	4,100.0	4,100.0	4,100.0
----------------	----------------	----------------	----------------	----------------	----------------	----------------

REVENUE FUND SOURCE:	0	0	0	0	0	0
-----------------------------	----------	----------	----------	----------	----------	----------

FUNDING: (Thousands of Dollars)

	FY95	FY96	FY97	FY98	FY99	FY00
1002 Federal Receipts	0	0	0	0	0	0
1003 GF Match	0	0	0	0	0	0
1004 GF	0	0	0	0	0	0
1005 GF/Program Receipts	0	0	0	0	0	0
1006 GF/MHTA	0	0	0	0	0	0
1022 Corporation Receipts	4,100.0	4,100.0	4,100.0	4,100.0	4,100.0	4,100.0
TOTAL	4,100.0	4,100.0	4,100.0	4,100.0	4,100.0	4,100.0

POSITIONS:

	FY95	FY96	FY97	FY98	FY99	FY00
FULL-TIME	0	0	0	0	0	0
PART-TIME	0	0	0	0	0	0
TEMPORARY	0	0	0	0	0	0

Estimate of current year (FY94) impact: \$ 0

ANALYSIS: (Attach a separate page if necessary.)

For the portion of the bill that increases the Supplement Housing Development Grants to 30 percent match from 20 percent from Alaska Housing Finance Corporation receipts, up to additional \$4.1 million annually (capital budget) depending upon secured U.S. Housing & Urban Development funding (presently the supplemental housing development grant fund is at \$8.2 million at the 20 percent match level).

Prepared by: Judith DeSain Phone: (907) 581-1900
 Division: Alaska Housing Finance Corporation Date: March 9, 1994
 Approved by: Darrel J. Rexwinkel, Commissioner Date: 3/9/94
 Agency: Alaska Department of Revenue

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Juneau, Alaska 99801-2105

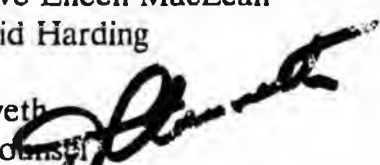
MEMORANDUM

February 17, 1994

SUBJECT: House Bill 467 -- Sectional analysis (Work Order No. 8-LS-1613\E)

TO: Representative Eileen MacLean
ATTN: David Harding

FROM: Jack Chenoweth
Legislative Counsel



The measure deals, generally, with housing. More specifically, it modifies key elements or features of housing programs of the Alaska Housing Finance Corporation that operate in rural areas and authorizes regional housing authorities to serve as seller-servicers of loans in the state's small communities.

Bill section 1: This section, an amendment to AS 18.55.997 relating to the powers granted to regional housing authorities, (1) would add to the powers currently granted that of originating and serving residential housing loans (in AHFC parlance, it would grant the regional housing authorities the status of "seller-servicer" of AHFC loans) and (2) expands the authorities' ability to operate geographically by substituting reference to "small community" for "rural" and by eliminating the limitation that restricts program operations to parts of the state outside of "an area where the corporation has a loan office."

Bill section 2: The substantive amendment made in this bill section incorporates reference to the exception made by AS 18.55.998(f).

Bill section 3: Under current law, the portion of the grant that may be made by AHFC for residential housing for which financial assistance is to be provided by the U.S. Department of Housing and Urban Development is limited to 20 percent of the total development cost per unit. This bill section proposes an exception under which the AHFC contribution may increase to as much as 30 percent of total development cost per unit if the corporation determines that "costs of installation of safe and sanitary on site sewer and water facilities to serve [the] residential housing" would cause the total project cost to exceed the 20 percent limitation on total development cost per unit. The draft intends no reciprocal reduction or loss in the amount of

support by the federal agency, only an increase in the AHFC contribution to try to be responsive on these additional water and sewer installation costs.

*

The remainder of the bill makes changes in the current "nonowner-occupied" housing program of the Alaska Housing Finance Corporation. The nonowner-occupied housing program now limits financial assistance to each of the following **in which the owner may not reside**: single-family units and multi-plex buildings containing up to eight units. As its name implies, the AHFC program chiefly supports the development of rental units. The changes made in the following sections are intended to remove the restriction imposed on owner-occupancy in order to allow the owner to occupy. Since the program could no longer properly be styled "non-owner occupied housing," the bill proposes to describe it as "rental" housing.

Bill section 4: The changes made in this bill section are technical. Since the nature of the changes made in the following bill sections is to remove the restriction on owner-occupancy (and the program ought not, therefore, to bear the name "nonowner-occupied" housing), the revision on page 4 restates the current restriction on total AHFC loans in terms that reflect the change.

Bill sections 5 and 6: AS 18.56.580 now sets out the "non-owner occupied housing program." The amendments in the respective sections substitute reference to "rental" for reference to "nonowner-occupied" to describe this program.

Bill section 7: The changes (1) substitute the term "rental housing" for "non-owner occupied housing"; (2) expand the limitation on the number of eligible multi-plex units from 8 to 16; (3) permit the owner to occupy one of those multi-plex units; and (4) limit the program to operating in the state's "small communities," a term already defined for purposes of these housing programs. See AS 18.56.600(2), set out in the bill's section 8.

Bill section 8: The amendments (1) broaden, in subparagraph (A), the definition of "housing" for purposes of certain other AHFC programs to cover owner-occupied housing with as many as four units under one roof (the limit in the current definition is two units), and (2) excludes, in subparagraph (B), assistance under the various other AHFC programs for development of housing units that would be built under the former "non-owner occupied", now retitled "rental," housing program of AS 18.56.580. The purpose of subparagraph (B) is to preclude a prospective borrower from being eligible under the various housing assistance programs.



Kodiak Island Housing Authority

MEMORANDUM

TO: David Harding
 & Rep. Maclean

FROM: Karen King
 Kodiak Island Housing Authority

DATE: March 9, 1994

SUBJECT: House Bill No. 467

Post-It™ brand fax transmittal memo 7871		# of pages	1
To	David Harding	From	Karen King
Co.	Rep. Maclean	Co.	KIHA
Dept.		Phone #	486-8111
Fax #	463-3241	Fax #	486-4432

House bill 467 will further assist regional housing authorities in our efforts to offer housing opportunities to communities on a local level.

SECTION 1

Home mortgages will be promptly available for residents of small communities by authorizing regional housing authorities to make, originate, and service loans within their jurisdiction. Currently, AHFC loan originations are not readily available to all communities. By not having local origination authority, the service delivery is impeded, requiring residents to go through an inordinate amount of effort based solely on logistics. The current situation only serves to make procuring a home mortgage, which is a stressful situation in the best of circumstances, inefficient and daunting.

SECTION 3

The Association of Alaska Housing Authorities strongly supports the corporation's increased contribution to federally funded housing developments from 20% to 30%. We would encourage a revision to the proposed language which would allow the funding to be utilized on "off-site" sewer and water facilities. Flexibility to permit the use of funding for on-site or off-site situations, based on local circumstances, will insure sufficient funds are available to develop viable, credible housing units.

A recently completed development in Craig, Alaska required an inordinate amount of development funds be utilized for off-site water/sewer facilities. The usual agencies available to the housing authority to support the development, PHS, BIA, and HUD, were unable to fully support the off-site needs which jeopardized the entire development. Combined with the difficulty in actually defining where on-site, off-site water/sewer expenses begin and end, and lack of funds, the community struggled with bringing the development to fruition.

By allowing the corporation's proposed 30% contribution to be utilized based on local circumstances, the State of Alaska could demonstrate strong support for the federal funds that are available for the housing needs of low-income Alaska residents.



Alaska State Legislature

Please enter into the record my testimony to the House Community & Regional Affairs committee name
 committee on HB 467 / AIFC Housing Loans dated 3/10/94
 bill/subject

Memo: Pro-testimony for HB 467
 From: Craig H. Johnson
 Associated Island Brokers Inc.
 Date: March 10, 1994
 Re: Supporting this legislation

Today I attended a teleconference hearing at our local LIO. Essentially what this does is allow FHA-type financing for rural Alaska. As an owner of the largest real estate office serving the Kodiak area I've seen over the past 10-15 years a definite need for this type of program. As a member of the Alaska Association of Realtors I know that this is unlikely to attract the attention of non-rural Alaska.

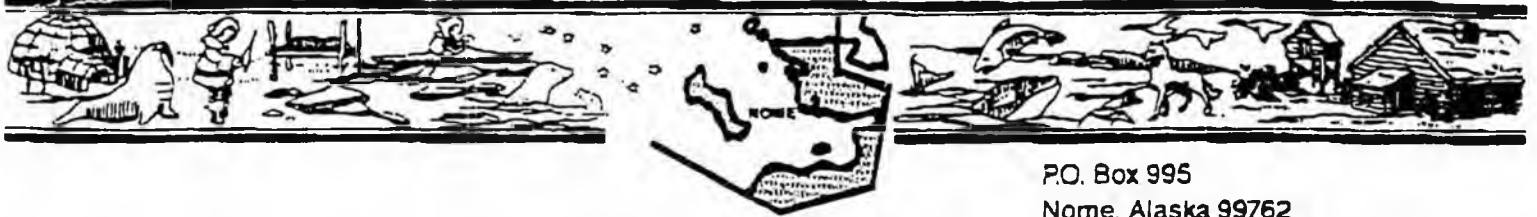
The program as it now exists finances single-family & duplex owner-occupied, this bill will expand that to up to 4-plex owner-occupied. Rental property can now be financed up to 8-plex non-owner occupied. This bill would allow up to 16 units & allow the owner to reside in the complex if desired (now that's prohibited).

Since we don't have the option in rural Alaska for conventional or FHA financing in all cases we have depended on the State for assistance. That's why the rural program exists & these changes are helpful to better serve the housing needs for our state. Call me with questions; office, 486-2000, home, 486-4926.

Signed: _____

Sincerely, Testifier Craig H. Johnson / ASSOC. ISLAND BROKERS INC.
 Representing (Optional) _____
 Address 215 CENTER, STE 200 KODIAK, AK 99605
 Phone No. 907-486-2000

908 Legislative Information Office

**BERING STRAITS REGIONAL HOUSING AUTHORITY**

P.O. Box 995
Nome, Alaska 99762
443-5256 or 5257
FAX No. (907) 443-2160

TESTIMONY IN SUPPORT OF HB 467

The Bering Straits Regional Housing Authority is in support of HB 467 and agrees with the testimony and comments offered by the Association of Alaska Housing Authorities. Our specific comments concern inclusion of sewer and water facilities in the Supplemental Housing Grant program.

The funding cycles of projects for improvement of community sanitation facilities are often not coordinated among various federal, state, and local agencies. Alaska's Housing Authorities accommodate the gaps in project planning, scheduling, and implementation by incorporating alternate approaches to sanitation. For example, permanent plumbing may be installed in a home's walls in anticipation of an expected project, but temporary water, water storage, waste storage, and plumbing are also installed to allow occupancy until the community's sanitation facilities are upgraded. This costs more money which is not anticipated by HUD's cap for Total Development Costs. These costs are very appropriate for Supplemental Housing Grants.

Some community facility needs are also overlooked when a planned water and sewer project is anticipated to upgrade the community system. Funding for costs of the "off-site" facilities are likewise appropriate. Examples include short extensions of water and sewer mains, additional "honeybucket" bins, and connections to community septic systems which require service lines beyond individual lot lines.

I appreciate the opportunity to offer these comments in support of HB 467.

Sincerely,

Bruce Kovarik
Executive Director

MARCH 10, 1994

(7)

Date Referred: February 11, 1994

FURTHER REFERRALS:

Finance

Date of Committee Action: 3-15-94

The COMMUNITY AND REGIONAL AFFAIRS Committee considered:

HB 467

HOUSE BILL NO. 467

AHFC HOUSING LOANS

"An Act relating to housing programs of the Alaska Housing Finance Corporation and of regional housing authorities, and permitting regional housing authorities to make, originate, and service loans for the purchase and development of residential housing in the state's small communities."

RECOMMENDATIONS:

the same title

be replaced with _____

a new title

have attached amendments(s)

do pass

do not pass

no recommendations

individual recommendations

additional referral to the _____ Committee

ADOPTS: _____ letter of Intent

ATTACHES NEW FISCAL NOTE(s): (Dept)

APPROVES PREVIOUS: (Dept/Date)

fiscal impact Revenue

fiscal note(s) _____

zero fiscal note _____

zero fiscal note(s) _____

SIGNING DO PASS	DP	OTHER RECOMMENDATIONS	DNP	NR	AM
<i>W.R. Williams</i>	<input checked="" type="checkbox"/>	<i>Sam Sadler</i>		<input checked="" type="checkbox"/>	
<i>[Signature]</i>	<input checked="" type="checkbox"/>	<i>J.P. N. Davis</i>		<input checked="" type="checkbox"/>	
		<i>Ed Willis</i>		<input checked="" type="checkbox"/>	
		<i>Harley Olberg</i>		<input checked="" type="checkbox"/>	

Harley Olberg
CHAIRMAN'S SIGNATURE

Sponsor Statement
HB 467
Rep. Eileen P. MacLean

HB 467 makes changes to the Rural Loan Program of the Alaska Housing Finance Corporation in order to increase the availability of loan services and to encourage more investment in rural housing.

Current law does not specifically authorize regional housing authorities to originate or service loans in areas where AHFC has a regional office. This prevents housing authorities in Fairbanks, Kotzebue, Nome, Bethel, Dillingham and Juneau from generating and servicing loans for AHFC. Some of these authorities are located in areas with the greatest need for new housing.

Housing authorities often have more contact with villages and a better understanding of local conditions in remote areas. Many authorities are involved in HUD housing projects in the outlying communities. This makes them ideally suited to handle AHFC loans. HB 467 would authorize this practice in statute.

The bill also encourages greater investment in rural housing by allowing owner-occupants to finance up to four units in a complex and by allowing owners to inhabit larger rental complexes.

Finally, HB 467 allows AHFC to increase its participation in projects with unusually high water and sewer installation costs without reducing the amount of the federal contribution to such projects.

HB 467 has a zero fiscal note and is supported by AHFC and builders throughout the state.



520 East 34th Avenue
Anchorage, AK 99503-4199
(907) 561-1900

P.O. Box 101020
Anchorage, AK 99510-1020

To: House CRA Committee

From: Robert L. Brean
Director, Rural Housing
AHFC

RE: Agency comments on HB 467

AHFC feels that HB 467 is a positive pro-active bill that provides for flexibility and consideration of the Rural Housing programs providing service to Rural Alaska.

Rural Housing has worked jointly with Rep. MacLean and her staff to provide for the elements of HB 467 which are as follows:

- 1.) The Regional housing authorities statewide would be authorized through HB467 to originate and service residential loans in small communities in their respective regions. This provision further empowers the regional housing authorities to provide service in their region with the support of AHFC as apposed to AHFC attempting to duplicate a service at a local and regional level. AHFC supports and advocates this concept.
- 2.) AHFC,s Rural Housing Programs would be authorized through HB 467 to increase the allowable match of the Housing and Urban Development Grants to the Regional Housing Authorities from 20% to 30% on a case by case basis. Presently the Supplemental Housing Grant Program provides a 20% match to HUD,s total development cost of housing units in Rural Alaska. In some cases the 20% match is insufficient to provide for adequate water and sewer systems. This provision of the bill increases the allowable match to go up to 30% on a case by case basis for water and sewer features. AHFC supports and advocates this concept.

3.) AHFC,s Rural Housing Programs would be authorized through HB 467 to expand the definition of " rental housing" from eight units to sixteen units and allow the owner to occupy the complex in order to provide for on site operation an maintenance and protection of the owners investment. This action enhances local economic development opportunities throughout Rural Alaska. AHFC supports and advocates this concept.

4.) AHFC,s Rural Housing Programs would be authorized through HB 467 to expand the definition of " housing" to mean a dwelling containing up to four units as apposed to a dwelling containing up to two units. This definition also allows for the enhancement of local economic development opportunities throughout Rural Alaska. AHFC supports and advocates this concept.

In general we feel that this legislation is positive, constructive, and promotes the local economies and well being of Rural Alaska. We recommend support of HB 467.

HB

487

HFIN

FILE

Juo CS does not effect fiscal notes

FISCAL NOTE

BILL NO. CSHB 487 (L&C)

STATE OF ALASKA
1994 LEGISLATIVE SESSION

Revision Date: March 29, 1994
Title: "...sale or display of material harmful to minors
...where minors are present..."
Sponsor: Representative Kott
Requestor: Representative Kott

Department Affected: Department of Law
BRU: Prosecution
Component: All
COMPONENT SERIAL NO. 0085 through 0090

EXPENDITURES/REVENUES:

OPERATING	FY 95	FY 96	FY 97	FY 98	FY 99	FY 00
PERSONAL						
TRAVEL						
CONTRACTUAL						
SUPPLIES						
EQUIPMENT						
LAND &						
GRANTS, CLAIMS						
MISCELLANEOUS						
TOTAL OPERATING	-0-	-0-	-0-	-0-	-0-	-0-

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

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

FUNDING:

1002 Federal						
1003 GF Match						
1004 GF						
1005 GF/Program						
1006 GF/MHTIA						
OTHER						
TOTAL	-0-	-0-	-0-	-0-	-0-	-0-

POSITIONS:

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

Estimate of current year (FY94) impact: -0-

ANALYSIS: (Attach a separate page if necessary.)
Please see the attached analysis.

Prepared by: Richard I. Pegues, Director
Division: Administrative Services Division

Phone: 465-3672
Date: March 29, 1994

Approved by Commissioner: Bruce M. Botelho, Attorney General
Agency: Department of Law

Date: March 29, 1994

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FISCAL NOTE

STATE OF ALASKA
1994 LEGISLATIVE SESSION

BILL NO. CSHB 487 (L&C)

ANALYSIS CONTINUATION:

The House Labor and Commerce Committee Substitute for HB 487 adds a new section to AS 11.61 that provides that a person commits the crime of sale or display of material harmful to minors if the person knowingly sells materials harmful to minors to a person under the age of 18, or displays for sale material harmful to minors, including the covers and packaging of the material, unless each item of the material is sealed in an opaque wrapper or kept behind devices commonly known as blinder racks so that the material is not exposed to view.

The bill defines "material" to mean a book, magazine, newspaper, pamphlet, poster, print, picture, figure, image, description, motion picture film, record, compact disc, recording tape, or video tape.

The bill defines "harmful to minors" to mean any description or representation, in whatever form, of nudity, sexual conduct, sexual excitement, or sado-masochistic abuse when the material, taken as a whole, has the following characteristics:

- (1) the average adult person applying contemporary community standards would find that the material has a predominant tendency to appeal to a prurient interest in sex to minors;
- (2) the average adult person applying contemporary community standards would find that the material depicts nudity, sexual conduct, sexual excitement, or sado-masochistic abuse in a manner that is patently offensive to prevailing standards in the adult community with respect to what is suitable for minors; and
- (3) the material lacks serious literary, scientific, educational, artistic, or political value for minors.

The bill also provides explicit definitions for nudity, sexual conduct, sexual excitement, and sado-masochistic abuse. The bill defines "contemporary community standards" to mean contemporary standards prevailing in the state as a whole.

In a prosecution for the sale of harmful material, the bill provides that it is an affirmative defense that the defendant make a reasonable bona fide attempt to ascertain the true age of the person under the age of 18 before selling the material to the person. This would include requiring the production of a driver's license, identification card, marriage license, birth certificate, or other governmental or educational card or paper and not relying solely on the oral statements or apparent age of the person.

Sale or display of material harmful to minors would be a class B misdemeanor, except a person previously convicted of this crime would be guilty of a class A misdemeanor.

Although the bill provides some precise definitions for examples of material harmful to minors, by defining the terms nudity, sexual conduct, sexual excitement, and sado-masochistic abuse, it also employs broad terms such as "any description or representation, in whatever form". Furthermore, the bill also requires that a person must knowingly sell or display for sale material harmful to minors in order for a crime to have been committed. Consequently, in the event of a complaint, state prosecutors will have to determine if material that is sold to a minor, or is not covered by an opaque wrapper or screened by a blinder rack, meets the definitions described above.

For example, does the material describe or represent, in whatever form, nudity, sexual conduct, sexual excitement or sado-masochistic abuse? If it does, would the average adult applying contemporary community standards find that the material has a predominant tendency to appeal to a prurient interest in sex to minors? Would the average adult applying contemporary community standards find that the material depicts or describes nudity, sexual conduct, sexual excitement, or sado-masochistic abuse in a manner that is patently offensive to prevailing standards in the adult community with respect to what is suitable for minors? Does the material lack serious literary, scientific, educational, artistic, or political value for minors? Did the seller make a reasonable bona fide attempt to ascertain the true age of the person under the age of 18 before selling the material to the person? Finally, did a defendant know that the material was

FISCAL NOTE

STATE OF ALASKA
1994 LEGISLATIVE SESSION

BILL NO. CSHB 487 (L&C)

ANALYSIS CONTINUATION:

harmful to minors?

In order to bring a prosecution under the bill, a prosecutor must be satisfied that all of the above questions are answered in the affirmative. More importantly, a prosecutor must also be satisfied that there is a reasonable chance that all of the above elements can be proven to a jury. In view of the steps that private industry is taking to screen these materials from minors, and in view of the bill's requirements, and their inherent subjectivity, we do not believe that the bill will result in many prosecutions and, consequently, there should not be a fiscal impact.

Alaska State Legislature
House of Representatives

COMMITTEES:
HEALTH, EDUCATION
& SOCIAL SERVICES
JUDICIARY
STATE AFFAIRS

SPECIAL COMMITTEES:
MILITARY & VETERANS AFFAIRS
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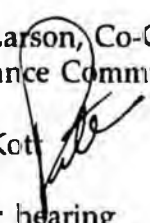
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SESSION:
STATE CAPITOL
JUNEAU, AK 99811
PHONE (907) 465-3777

Representative Pete Kott
MEMORANDUM

DATE: March 22, 1994

TO: Rep. Ron Larson, Co-Chair
House Finance Committee

FROM: Rep. Pete Kott 

RE: Request for hearing
HB 487, SALE, DISPLAY OF MATERIAL HARMFUL TO MINORS

Please schedule HB 487 for a hearing before the Finance Committee as soon as possible.

The U.S. Attorney General's Commission on Pornography found that exposure to sexually violent material resulted in acts of sexual aggressiveness and anti-social behavior. It is self-evident that some material, whether in a visual or aural format, may not be suitable for distribution to children. At a minimum, the seller should make some attempt to shield innocent young people from unwanted contact with such material.

House Bill 487, while recognizing the constitutional restraints imposed on the legislature's right to curtail free speech, acts on the state's legitimate interest in providing some level of protection to children who may be harmed by unwanted exposure to sexually explicit material. The bill defines material harmful to minors and prohibits its sale and rental to minors. It also requires that certain material be covered by opaque wrappers or blinder racks when displayed for sale or rental in places where minors are likely to be present.

The following items are attached:

Sponsor statement
Sectional analysis
Fiscal note from the Department of Law
Background material
Letter of support

If you have any questions about this bill, please call me or my Legislative Assistant, Jack Phelps, at 465-3777.

cc: Rep. Maclean, Co-Chair
Rep. Hanley, Vice Chair



Alaska State Legislature
House of Representatives

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HEALTH, EDUCATION
& SOCIAL SERVICES
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SESSION:
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Representative Pete Kott

SPONSOR STATEMENT

**HB 487 - SALE/DISPLAY OF
MATERIAL HARMFUL TO MINORS**

The introduction of House Bill 487 was prompted by the sponsor's concern over the growing number of violent crimes in Alaska. Cases of reported rape, for example, nearly doubled between 1989 and 1991. Furthermore, there is growing evidence that violent crimes, especially rape and murder, are more frequently committed by young people.

The sponsor believes that a contributing factor in this rising violence among young people is the increased frequency of sex-related violence as a theme in rock and rap music. This conclusion has been supported by the U.S. Attorney General's Commission on Pornography which found that exposure to sexually violent material resulted in acts of sexual aggressiveness and anti-social behavior. It is self-evident that some material, whether in a visual or aural format, may not be suitable for distribution to children. At a minimum, the seller should make some attempt to shield innocent young people from unwanted contact with such material.

House Bill 487, while recognizing the constitutional restraints imposed on the legislature's right to curtail distribution of certain material, acts on the state's legitimate interest in providing some level of protection to children who may be harmed by unwanted exposure to sexually explicit material.

The bill would prohibit the sale to minors of certain sexually explicit material. It would require that printed matter, if it falls under the definition of material harmful to minors and is displayed in a place where minors are apt to view the material, must be sealed in an opaque wrapper or placed in blinder racks. Recorded material (CDs, tapes, etc.) would require opaque wrappings or blinder racks only if the offensive matter is depicted on the cover or packaging. The definition of material harmful to minors is drawn from the obscenity definition set forth by the U.S. Supreme Court as applied to minors.

Violation of the provisions of HB 487 would be a class B misdemeanor on first offense, and a class A misdemeanor on subsequent convictions.

House Bill 487 attempts to meet an important state obligation to protect young people from a corrupting influence in the marketplace. The bill is carefully crafted to place the least restriction possible on commercial activities while satisfying the state's interest. I urge its immediate passage.



**CSSSHB 487(JUD)
SECTIONAL ANALYSIS**

"An Act relating to the sale, rental, or display for sale or rental of material harmful to minors at places where minors are present or allowed to be present."

Section 1.

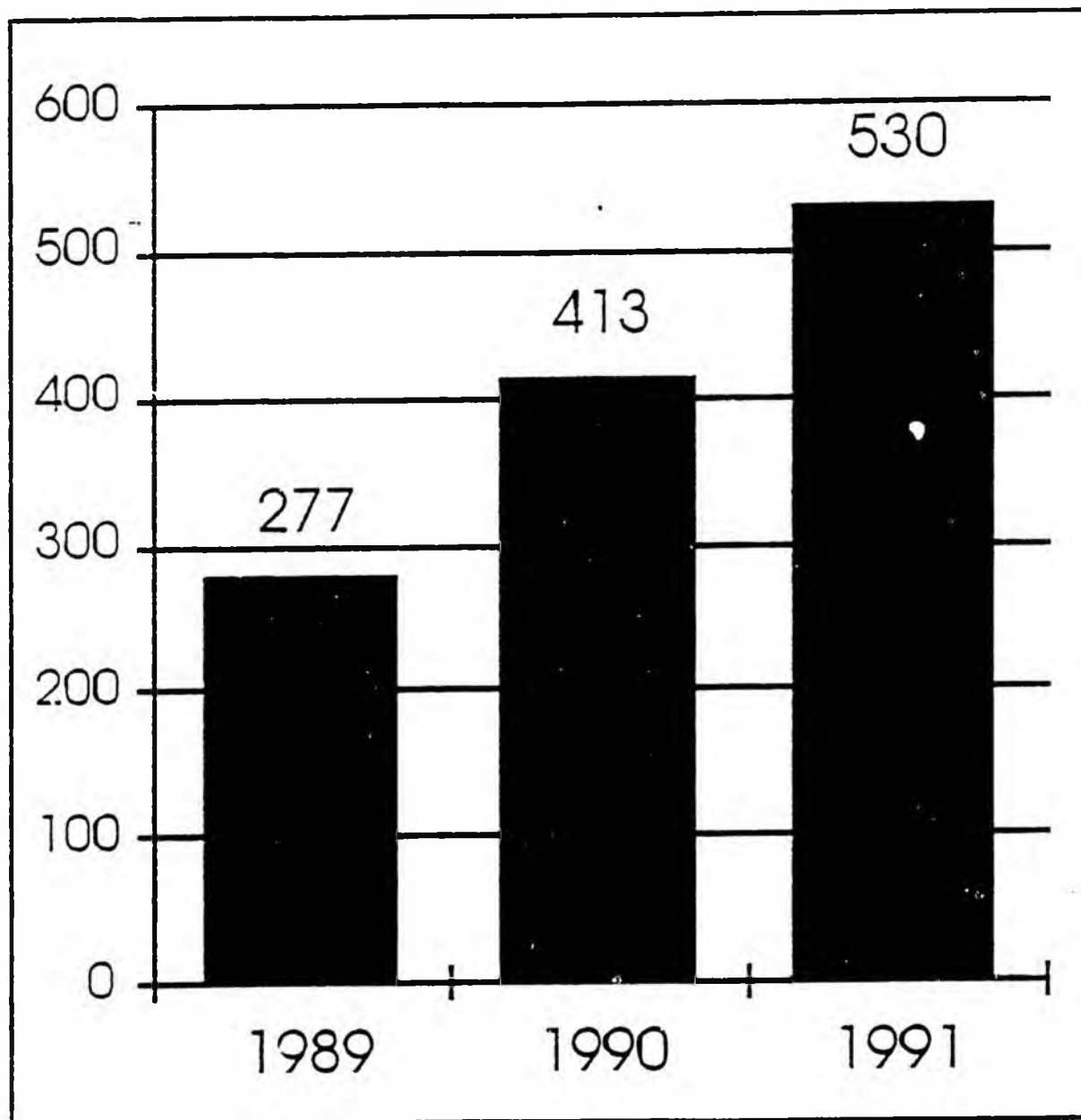
This section provides legislative findings and purpose. This includes language designed to indicate the legislature's desire that the statute be narrowly construed to accomplish the legitimate state purpose with minimal interference with commerce and the First Amendment rights of individuals.

Section 2.

Amends AS 11.61 by adding a new section:

AS 11.61.127 would make it a crime to sell or rent material harmful to minors to a person under the age of 18, or to display for sale or rental material harmful to minors in a place where minors are present or are allowed to be present unless the material is sealed in an opaque wrapper or kept behind blinder racks; an affirmative defense is provided; definitions are supplied; and the crime is designated as a class B misdemeanor for the first offense and a class A misdemeanor for subsequent offenses.

Reported Rapes in Alaska 1989 through 1991

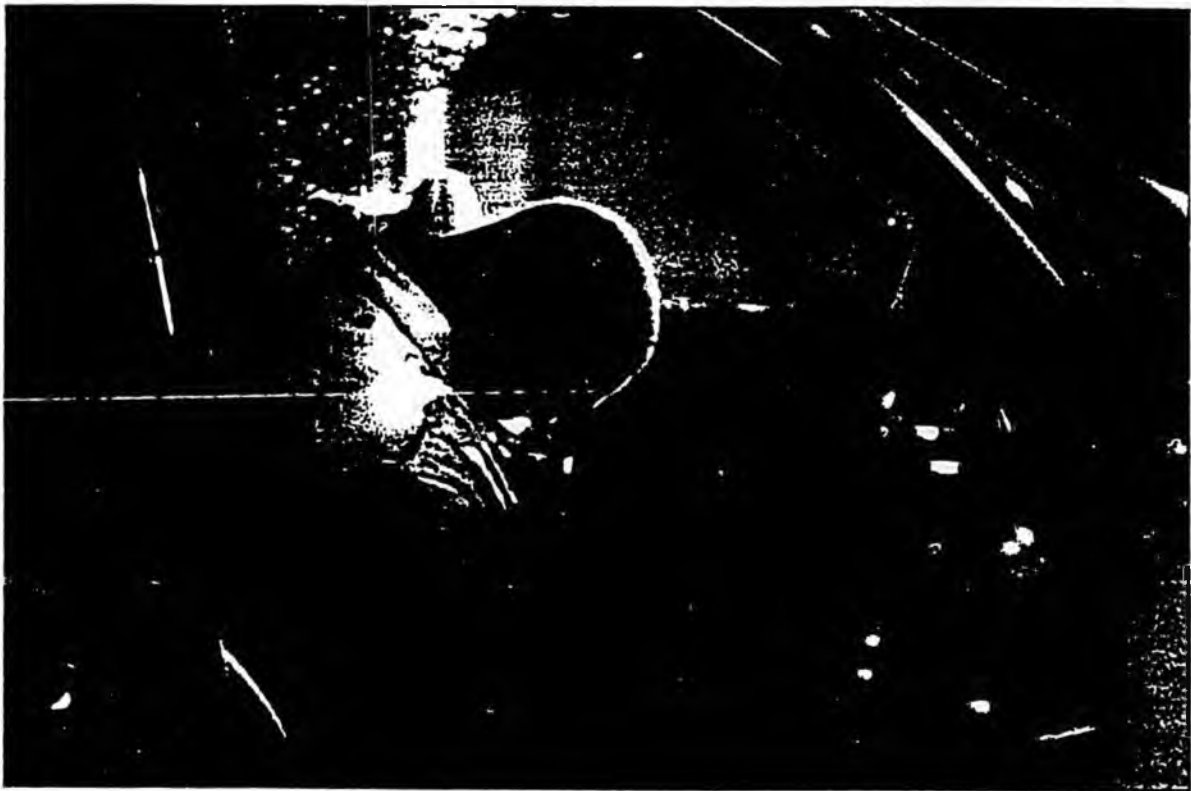


Provided by The Network on Domestic Violence and Sexual Assault

Source: Department of Public Safety

A Generation at Risk: What Can be Done?

by Thomas L. Jipping



■ *Too common a sight:* A young murder victim slumps over the wheel of his car in Washington, D.C., which leads the nation in homicides per capita.

Coming to grips with the homicide plague among America's youth is daunting indeed. Stories of dead teenagers are filling America's newspapers.

Just a year ago, the cover of *U.S. News and World Report* decried the "epidemic of teenage murder" that claims more young men every 100 hours than were killed during the Persian Gulf

War. According to the U.S. Department of Justice, teenagers are victims of violent crime at a rate three times that of adults. During the 1980s, arrests of minors for murder jumped by

Mortis, Slaughter, Slayer, Sodom, Suicidal Tendencies, Terrorizer, Venom, Wasted Youth, and The Zombies. We have further legitimized this part of youth culture by handing out a Grammy Award and an American Music Award each year to the "best" heavy metal band.

Rap music, popular among white as well as black youth, often pushes the same message of violence, deviance, and exploitation. The rapper Ice Cube recently released an album titled *Death Certificate*. In one song, he calls his former group N.W.A. (Niggers with Attitude) to kill their "white Jew" manager. In another song, "Black Korea," he calls on blacks to loot and burn business establishments operated by Koreans. Music critic Leonard Pitts cites Ice Cube and N.W.A. as examples of "gangsta rap," which he describes as "a sound of unredeemed violence and unrelied ugliness. . . . Think . . . of a world where the old rules are punk rules, where what's right for you is all that matters."

The group Public Enemy recently released a video titled "By the Time I Get to Arizona" protesting the decision by Arizona voters not to establish a public holiday to honor Dr. Martin Luther King, Jr. It depicts members of the group murdering the state's elected officials, including the governor. Black columnist Clarence Page called it "an odd-ball way to celebrate the legacy of Dr. King, a man who lived and died by a philosophy of non-vio-

■
American culture today accepts the notion that death is a solution to life. The flipside of that coin is that life just does not mean much.
■

lence." The *New York Times* recently called bigotry "the new sound in pop music," and Mira Boland of the Anti-Defamation League of B'nai B'rith says that "given the popularity of rap music today, it's hard to think of a more insidious influence on the minds of young people."

Another example of a culture that produces violent youth is the breakdown of the family. Marriage today is seen as a temporary arrangement between two individuals rather than the life-long foundation of a family. The worst thing for children is their parents' divorce. Louis Sullivan, secretary of health and human services, points out that 70 percent of juveniles in long-term correctional facilities grew up without fathers.

My experience on the staff of a long-term youth rehabilitation facility is similar. More than 90 percent of the kids come from broken homes. One analyst, writing in *Policy Review*, concluded that the absence of fathers "is at the root of the epidemics of crime and

drugs."

Of course, a warm body around the house does not a good role model make. But no father at all brings the chances down to zero. Peter Weyrich's study *The Human Costs of Divorce: Who Is Paying?* describes how the capacity for parenting diminishes after divorce. He notes how the California Children of Divorce Project found that years after a divorce "anger, apathy, and unhappiness were common, as well as delinquency, including drug abuse, shoplifting, breaking and entering, drinking, and sexual promiscuity. Through it all, it was clear that strong emotional needs were still unmet."

THE SOLUTION

Unless the cure meets the cause, the problem will persist. In general, the solution is to make children a priority. This has two components, one parental and one societal. The bottom line is that parents need to pay attention to their children. This means spending time with them. Pencil in some "quality time" just won't do. The parent who treats the local shopping mall as a babysitter is the same parent who says "I never knew" when drugs are found in the school locker. Parents should know who their children's friends are; most have no clue.

Children want and need attention, to know that they matter to someone, to trust that someone cares about what hap-

A GENERATION AT RISK



REUTERS/THE WORLD & I

pens to them. In his book *Honor Thy Children*, Orley Herron lists among his "21 commandments of good old-fashioned parenting" such things as taking time to be with your children, identifying with them, participating in projects with them, planning family activities, and enjoying them. All these things require attention and keeping children at the top of the priority list. Spouses do not

automatically make good parents; marriage should be as much for family and children as for each other.

Paying attention includes monitoring what is being pumped into children's brains through music and television. If someone were to come into your home and encourage your children to murder, rape, and rebel, you would show them not only the door, but

■ *Inducements to death:* Heavy metal and rap music, which often use words and imagery full of violence, sexual deviance, and suicide, help mold a culture that devalues life.

a thing or two besides. Any teacher who did the same would be fired. Well, don't forget that someone who is willing to spend unlimited time with your children may be doing just that through those Walkmans attached to their heads. Do you know who has your children's ear?

Paying attention also includes discipline. Adults often talk at and about teenagers, but they do not talk to them or with them. And they do not listen to them. Young people want direction, they want limits, they want meaning, and they want guidance. They will learn what they are taught and they will meet expectations.

When the teaching comes from delinquent peers or rock musicians, when expectations are only negative, it is little wonder why we see the results we do. At the facility where I volunteer, one boy wrote me a note that said: "You are the father I always wanted, who would take the time and show me what's right." That's what he had always looked for in a father but had never found: time and discipline.

Feder writes about exactly the same thing (we did not compare notes): "Our father knew what yuppies never learned, or

quickly forgot. There is no substitute for paternal affection and discipline." Could we be onto something here?

William Raspberry writes that the situation will not improve "until we learn once again to honor, preserve and strengthen the one arrangement that seems to offer the best chance for producing healthy, happy and competent children—the child-centered marriage."

There is also a societal component to making children a priority. First, we must encourage the formation and permanency of marriage. As long as it is deemed an arrangement only for two individuals rather than an institution for the family, children will continue to suffer. No-fault divorce assumes no-commitment marriage: no commitment to the spouse and none to children.

Second, we ease the financial burdens of raising children. Fathers today are actually earning less than their own fathers did. Most families with children now pay even more in payroll taxes than in federal income taxes. While the percentage of income paid in taxes by singles and married childless couples remained the same from the 1960s to the 1980s, it more than doubled for families with children.

This is why President Bush's proposal in his State of the Union address on January 18 to raise the exemption for dependent children by just \$500 means virtually nothing. An extra 20 cents

■
It remains true that the large majority of black youth are not out killing for Reeboks, but are going to school and church, working, and just trying to grow up.
■

per day for families already so far behind just won't make a difference.

Third, we must bring parents directly in touch with, so that they can evaluate, some of the most destructive cultural influences on their children. Several states have considered legislation to prohibit the sale of recordings advocating violence, drug abuse, and the like to minors. Once Johnny has to ask Mom to buy the next release by Dark Throne, Morgoth, or Ultimate Revenge for him, Mom might just get the education she needs.

Finally, we must encourage and advance private efforts to help youth that work. For example, the Endowment for Community Leadership, founded by Spencer Brand, provides funds to support people helping people in community-based projects across the country. The endowment helps fund Colorado Uplift, for example. Of 1,300 delinquent youth in that program, more than

800 now enjoy full-time employment. Focused on developing leadership skills among minorities in major cities, the endowment believes that rebuilding families and teaching responsibility to youth are critical priorities.

My message usually is that rock stars should not be used as examples for anything. If parents give their children the unlimited time, unconditional acceptance, and understanding that rock stars are willing to provide, the homicide statistics would be far different. ■

Thomas L. Jipping is director of the Center for Law and Democracy at the Free Congress Foundation, a nonprofit public policy research institute. He also serves as a consultant in the U.S. Department of Justice's Office of Juvenile Justice and Delinquency Prevention.

more than 20 percent.

The picture is even more bleak in the black community. Firearm homicides by young black men more than doubled during the 1980s. Columnist Don Feder states that "statistically, a young black man is 10 times more likely to commit a homicide than a young white" man, while a National Center for Health Statistics study found that young blacks are five times as likely as whites to be homicide victims.

As my father used to say, liars figure and figures lie. Is there really a "homicide plague" among America's youth, or a new "epidemic of teenage murder"? Ira Schwartz argues in his book *(In)Justice for Juveniles* that "we are not in the midst of a juvenile crime wave" and that "minority youth, particularly black youth, do not account for a substantially disproportionate amount of serious juvenile crime." Indeed, it remains true that the large majority of black youth are not out killing for Reeboks, but are going to school and church, working, and just trying to grow up.

What we do know is that the numbers themselves really cannot tell the whole story. This generation of America's youth is "at risk," to use the currently fashionable buzzphrase, and we all know it. Whether it is suicide, drugs, sexual promiscuity and abortion, or rebellion, many indicators even outside of the homicide statistics establish this loud and clear. And simply telling the grim tale alone permits coping

■

The messages and values that young people learn from the prevailing culture will determine how they live their lives and, in turn, the ultimate nature and character of our society.

■

out by wringing hands at the relative size of the problem. Listing stats is the easy part, while going beyond to address the cause and cure is the real job here.

In a society of individuals who do not seem to believe in much anymore, who want license rather than ordered liberty, and rights rather than responsibility, people often refuse to either face the obvious or address the important. As such, most attempts to get on with the task of examining cause and cure are left stagnantly tinkering with symptoms and fail entirely to arrive at meaningful solutions.

Typical of the confident, almost cocky, media establishment, *U.S. News* announced last year that the main reason for the homicide epidemic is "the no-problem availability of guns." They miss the boat entirely. Observations about the current

weapon of choice tell us absolutely nothing about why that weapon (or any other, for that matter) is used and entirely ignore the fact that, even in America's urban jungles, most young black men commit no crimes at all. If the availability of guns is the cause, everyone who could obtain one (nearly everyone, according to *U.S. News*) would use them. But it just isn't so.

THE CAUSE

The cause is not guns. The cause is culture. Culture, writes Illinois state Rep. Penny Pullen in the foreword to *Heavy Metal, Rap, and America's Youth* (Free Congress Foundation, 1991), is "a major determiner of our values. . . . Not a mere environment but a malleable milieu, subject to manipulation for good or ill." The messages and values that young people learn from the prevailing culture will determine how they live their lives and, in turn, will determine the ultimate nature and character of our society.

One yardstick of the culture is the messages children receive through popular music. Sheila Davis, adjunct professor of lyric writing at New York University, writes that songs "are more than mere 'mirrors of society;' they are a potent force in the shaping of it. . . . Popular songs . . . provide the primary 'equipment for living' for America's youth."

Child and adolescent psychiatrist Robert Demski identifies



■ *Faddish firepower:* A Los Angeles gang member sports an Uzi. Availability of guns has been blamed for the murder plague, but what inspires the killer behind the gun?

music as one of the two most powerful influences on young people. These experts echo Aristotle, who believed that music has the power to shape character.

Motley Crue, perhaps the most popular heavy metal rock band today, says that "those who have the youth have the future." Who has them? The average teenager today listens to rock music from four to six hours a day. We should not wonder why. Young people are searching for guidance, meaning, and identity and are not finding it where they should.

The *Washington Post* recently ran a front-page story about the despair and sheer boredom among affluent northern

Virginia teenagers. Columnist Cal Thomas points out that rock stars meet three of children's basic needs: "First, [they] provide unlimited time. They never tell teens to come back when they're not busy. . . . Second . . . [they] offer complete, unqualified acceptance. . . . Third, [they] understand."

What do the rock stars tell America's youth curing that unlimited time? *U.S. News* observed recently that there is an emphasis on "violence and far more explicit sexual descriptions." Even liberal columnist Ellen Goodman writes that "rock lyrics have turned from 'I can't get no satisfaction' to 'I'm going to force you at gunpoint to eat me

aiive.'" *Time* magazine also noted that "rock music has become a dominant—and potentially destructive—part of teenage culture. Lyrics, album covers and music videos, particularly in the rock genre called heavy metal, romanticize bondage, sexual assaults and murder."

Among the hundreds of heavy metal bands willing to spend unlimited time with America's youth are Annihilator, Atrocity, Blood Feast, The Damned, Death, Deicide, Devastation, Entombed, Guillotine, The Horde of Torment, Infernal Majesty, Legion of Death, Massacre, Megadeth, Morbid Angel, Obituary, Pestilence, Poison, Rigor



Alaska State Legislature

Please enter into the record my testimony to the (H) L&C
 committee name
 committee on HB 487, dated 3/15/94
 bill/sub'act

Alaska is number one in the United States in cases of Child Sexual Abuse.

Based on the FACTS we DO know about the effects, emotionally & psychologically, on children who are exposed to pornography & or adult sexually explicit material & the lasting damage it causes. Not to mention the statistics that connect these materials with Child Sexual Abuse — House Bill 487 is LONG overdue.

I have seen in my own small town how some will choose to take advantage of the fact that there is no law in our state regarding this issue.

Respectfully,
 Leigh Ann Barnes

Signed: _____
 Testifier

 Representing (Optional)

 Address P.O. Box 332
Cordova, AK

 Phone No. (907) 424-5691

HOUSE COMMITTEE REPORT

(7)
 Date Referred: February 24, 1994 FURTHER REFERRALS: Judiciary
Finance
 Date of Committee Action: 3/22
 The LABOR AND COMMERCE Committee considered: SSHB 487

SPONSOR SUBSTITUTE FOR HOUSE BILL NO. 487

SALE/DISPLAY OF MATERIAL HARMFUL TO MINOR

"An Act relating to the sale, display, or distribution of material harmful to minors at places where minors are present or allowed to be present and where minors are able to view such material; and prohibiting the sale or display of certain audio recordings, phonograph records, magnetic tapes, compact discs, or videotapes, without warning labels and opaque wrappings."

RECOMMENDATIONS:
 be replaced with CS SSB 487(L+C) the same title
 a new title

- have attached amendments(s)
- do pass
- do not pass
- no recommendations
- individual recommendations
- additional referral to the _____ Committee

ADOPTS: _____ letter of Intent

ATTACHES NEW FISCAL NOTE(S): (Dept) _____ APPROVES PREVIOUS: (Dept/Date) _____
 fiscal impact _____ fiscal note(s) _____
 zero fiscal note Law zero fiscal note(s) _____

SIGNING DO PASS	DP	OTHER RECOMMENDATIONS	DNP	NR	AM
		Sitton	X		
		<i>[Signature]</i>		✓	
		<i>[Signature]</i>		✓	
		<i>[Signature]</i>		✓	
		<i>[Signature]</i>	X		
		<i>[Signature]</i>		✓	

[Signature]
 CHAIRMAN'S SIGNATURE

HOUSE COMMITTEE REPORT

(7)

Date Referred: March 25, 1994

FURTHER REFERRALS:

Finance

Date of Committee Action: 3-31-94

The JUDICIARY Committee considered:

SSHB 487

SPONSOR SUBSTITUTE FOR HOUSE BILL NO. 487

SALE/DISPLAY OF MATERIAL HARMFUL TO MINOR

"An Act relating to the sale, display, or distribution of material harmful to minors at places where minors are present or allowed to be present and where minors are able to view such material; and prohibiting the sale or display of certain audio recordings, phonograph records, magnetic tapes, compact discs, or video tapes, without warning labels and opaque wrappings."

RECOMMENDATIONS:

be replaced with SSHB 487 (sub)

[] the same title

[x] a new title

[] have attached amendments(s)

[] do pass

[] do not pass

(+) [x] no recommendations

[] individual recommendations

[] additional referral to the _____ Committee

ADOPTS: _____ letter of Intent

ATTACHES NEW FISCAL NOTE(S): (Dept)

APPROVES PREVIOUS: (Dept/Date)

[] fiscal impact _____

[] fiscal note(s) _____

[] zero fiscal note LAW

[] zero fiscal note(s) _____

SIGNING DO PASS	DP	OTHER RECOMMENDATIONS	DNP	NR	AM
<i>[Signature]</i>	<input checked="" type="checkbox"/>	<i>[Signature]</i>		<input checked="" type="checkbox"/>	
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		<i>[Signature]</i>		<input checked="" type="checkbox"/>	
		<i>[Signature]</i>		<input checked="" type="checkbox"/>	

CHAIRMAN'S SIGNATURE

HOUSE COMMITTEE REPORT

3/25/94

(7)
Date Referred: February 24, 1994

FURTHER REFERRALS:

Judiciary
Finance

Date of Committee Action: 3/22
The LABOR AND COMMERCE Committee considered:

SSHB 487

SPONSOR SUBSTITUTE FOR HOUSE BILL NO. 487

SALE/DISPLAY OF MATERIAL HARMFUL TO MINOR

"An Act relating to the sale, display, or distribution of material harmful to minors at places where minors are present or allowed to be present and where minors are able to view such material; and prohibiting the sale or display of certain audio recordings, phonograph records, magnetic tapes, compact discs, or videotapes, without warning labels and opaque wrappings."

RECOMMENDATIONS:
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 a new title

- have attached amendments(s)
- do pass
- do not pass
- no recommendations
- individual recommendations
- additional referral to the _____ Committee

ADOPTS: _____ letter of Intent

ATTACHES NEW FISCAL NOTE(S): (Dept) _____ **APPROVES PREVIOUS:** (Dept/Date) _____
 fiscal impact Law (Indeterminate) fiscal note(s) _____
 zero fiscal note _____ zero fiscal note(s) _____

SIGNING DO PASS	DP	OTHER RECOMMENDATIONS	DNP	NR	AM
		Sutton SITHON	X		
		<i>[Signature]</i> Green		✓	
		Brian Porter Porter		✓	
		Ed Wilder Muder		✓	
		<i>[Signature]</i> Williams			
		Bill Hudson Hudson			✓
			(2)	(4)	

[Signature] Hudson
CHAIRMAN'S SIGNATURE