

1555 HICKRA • HB 539 - HB 605 15

MEMORANDUM

State of Alaska

TO: Palmer McCarter
Director
Local Government Assistance
Department of Community &
Regional Affairs

DATE: November 24, 1975

FILE NO.

TELEPHONE NO.

FROM: Richard A. Bradley **B**
Assistant Attorney General
Department of Law

SUBJECT: Interpretation of
AS 43.18.010(j)

AS 43.18.010(j) authorizes a program of state aid to a "facility" [a term defined in §010(i)(2)] if it was begun after January 1, 1968 and if its state matching aid for construction constitutes less than 25 per cent of the total project cost.

You have asked us whether a partially constructed facility which has received state aid equal to some 25 per cent of the amount spent on its construction to date may continue to receive aid under §010(j) if the total project cost, when the facility is completed, will justify the state aid.

In our view, the answer has to be no.

Language in section 010(j) provides:

State aid provided for in this subsection shall continue until the . . . facility sponsor has received an amount which, combined with state matching money for construction of the facility, equals 25 per cent of the total project cost.

We view this provision as a mandate indicating legislative intent that state funding on the facility be limited to 25 per cent of the total project cost. While an estimate of the total project costs may be available indicating a larger amount is intended to be spent, which, if spent, would justify this aid, nevertheless, there is no guarantee available to your department which will obligate the facility sponsor to expend those funds and thereby "earn" the aid.

Moreover, Health and Social Services regulations adopted under AS 18.20.010 -- 18.20.130 do not require the facility to have its construction plans on record and approved, and thereby in some way to bind the facility sponsor to an identifiable project. We understand that the applicant in

Palmer McCarter
Local Government Assistance

November 24, 1975

- 2 -

question has not furnished plans to state officers which would form the basis for a determination by responsible state officers that the facility will cost any particular amount. An unsubstantiated conclusion by an agent of the facility sponsor as to an assumed ultimate project cost is not adequate to justify the expenditure of state funds under this section.

If we can assist further, please advise.

RAB:md

Sam's proposed amendment 1/28/76

Sec. 43.17.020. MINIMUM GRANTS TO MUNICIPALITIES. (a) A municipality may, in lieu of obtaining revenue sharing money as provided in this chapter, obtain instead a minimum grant of \$25,000.00. (b) In addition to the minimum grant, a municipality with a population of 150 or more, which assumes a new service listed below and has elected to receive the minimum grant provided for in (a) of this section shall receive a grant as set out in (1) - (3) of this subsection for the 1st year, it provides the new service and for the next four years receive respectively 80%, 60%, 40% and 20% of that amount. The services and the amount per capita group are:

- (1) Police Protection - (\$50)
- (2) Fire Protection - (\$50)
- ~~(3) Air or water pollution - (\$50)~~

1/0

(c) For purposes of computation the grant under this section, the population figure for a municipality having between 150 and 200 people shall be 200; thereafter the population figure shall be rounded up to the next 100.

Sec. 43.17.030. BASIC GRANTS TO MUNICIPALITIES. (a) When a municipality elects not to receive the grant as provided for under section 20 of this chapter, the amount of revenue sharing for which it is eligible shall be calculated as the result of $B \times P$ where

TELEGRAM

ALASKA COMMUNICATIONS, INC.

PHONE: 586-6440

JUNEAU, ALASKA 99801

1976 JAN 21 PM 5 05

TO: JUNEAU, ALASKA 99801

FROM: JUNEAU, ALASKA

3666

URGENT

RE: JUNEAU, ALASKA

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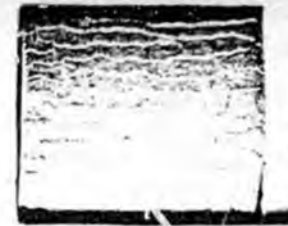
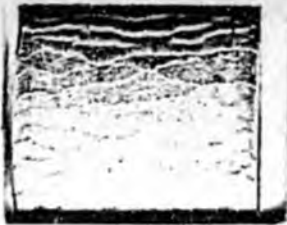
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TELEGRAM

ALASKA COMMUNICATIONS, INC.

PHONE: 533-6440

JUNEAU, ALASKA 99801

1976 JAN 22 PM 12 59

00011 TDA SELDOVIA AK 12 01-22 1025A MT

PR'S REPRESENTATIVE MIKE MILLER

JUNEAU AK

0731

THE SELDOVIA NATIVE ASSOCIATION INC "HEARTEDLY SUPPORTS

THE IDEAS PUT FORTH IN H.R. 322 AND URGES ITS PASSAGE

FRED ELVSAAS PRESIDENT

SELDOVIA NATIVE ASSOCIATION

TELEGRAM

RCA ALASKA COMMUNICATIONS, INC.

PHONE: 586-6440

JUNEAU, ALASKA 99801

1976 JAN 22 AM 2 15

2 15 754 75400 ALASKA 17 11 11 11

TO: JUNEAU

FROM: JUNEAU

CITY: JUNEAU

STATE: ALASKA

RECEIVED

1976 JAN 22 AM 2 15

1

FORMULA #1

Assume B = \$1.00

Assume average property tax = 11.93 mils

Assume average sales tax = 2.85 or 8.55 mils

Assume average PCI = \$4,872

T.P. = $(11.93 \times \$ \text{municipal}) + (2.85\% \times \$ \text{_____})$

T.E. = $\begin{matrix} \text{mils} & \% \\ (\text{local} \times \$ \text{_____}) & + (\text{local} \times \$ \text{_____}) \end{matrix}$

Assume Service areas to be treated as discreet municipal units for purposes of formula distribution.

Assume Use of 1974 tax data from "Alaska Taxable 1974".

Assume Per capita income is uniform throughout service areas in a given municipality.

Assume Sales tax base is distributed among service areas in proportion to the population.

Assume S.A. #30 in Anchorage is coterminous with City.

Fiscal Analysis of CSHB 539

Cost of Basic Grants - AS 43.17.030

FY '77 entitlements under existing law	sub-total	+	new transportation	+	new solid waste	+	new air/water pollution (civilian)	+	new air/water pollution (military)	+	new ambulance	+	rounding up to 100	= total
boroughs	\$11,533,457(10)*		\$2,124,727(4)		\$205,787(5)		\$366,696(1)		\$53,766(2)		\$625,784(7)		\$12,094(10)	\$14,922,311
cities	4,236,130(41)		45,376(1)		135,717(15)				7,927(1)		70,147(12)		78,930(41)	4,574,227
vol. fire dpts.	72,576(40)													72,576
" " "(new)	12,653(10-est)													12,653
TOTAL	\$15,854,816		\$2,170,103		\$341,504		\$366,696		\$61,693		\$695,931		\$91,024	\$19,581,767

Cost of Minimum Grants - AS 43.17.020

FY '77 entitlements under existing law	sub-total	+	additional cost of minimum grants	= total
cities	\$ 1,122,260(95)		\$1,895,336(95)	\$ 3,017,596
new " "	112,668(11-est)		218,707(11-est)	331,375
TOTAL	\$ 1,234,928		\$2,114,043	\$ 3,348,971

Total FY '77 entitlements under existing law	\$17,089,744
Additional Cost of Basic Grants and Minimum Grants (HB 539/ SB 473)	<u>5,840,994</u>
TOTAL	\$22,930,738

*Numbers in parentheses indicate the number of municipalities or volunteer fire departments eligible in the category

THE LEGISLATURE OF THE STATE OF ALASKA
FISCAL NOTE

Second Session - Ninth Legislature

I. REQUEST

Bill No. CS HB 539

Title: municipal revenue sharing

Requested by: House CRA

Date:

Return Date Requested:

Agency: Community & Regional Affairs Program: Development

II. FISCAL DETAIL

Budget Request Unit(s) Affected: Municipal Services Revenue Sharing

A. EXPENDITURES: (Thousands of dollars)

OBJECT	FY 76	FY 77	FY 78	FY 79	FY 80	FY 81
100 PERSONAL SERVICES		19.7				
200 TRAVEL		1.1				
300 CONTRACTUAL		3.0				
400 COMMODITIES		-0-				
500 EQUIPMENT		.9				
600 LAND & STRUCTURES		-0-				
700 GRANTS, CLAIMS, ETC.		7,520.1				
TOTAL		7,544.8				

B. FUNDING: (Thousands of dollars)

GENERAL FUND		7,544.8				
FEDERAL FUNDS		-0-				
OTHER		-0-				

C. POSITIONS:

PERMANENT/TEMPORARY	/	1 / 0	/	/	/	/
MAN MONTHS (P./T.)	/	12 / 0	/	/	/	/

III. ANALYSIS (See Fiscal Note Preparation Instructions, Section III)

Based on the following assumptions, the total cost of the grant portion of CS HB 539 is estimated to be \$22,930,738.

1. All eligible volunteer fire departments and municipalities will properly apply for funds.
2. No funds were budgeted for assumption of additional services under the basic grants section (Sec. 43.17.030).
3. Volunteer fire departments shall receive a cost of living allowance in the same manner as municipalities.
4. Basis for change in program costs are the marginal increases in cost over FY '77 budget submission.

IV. ATTACHMENTS

V. DATE: 2-10-76

PREPARED BY:

Bruce Aronson

Bruce Aronson
Local Government Specialist

Original: Legislative Finance

cc: Budget and Management

Prime Sponsor (First Legislator Named)

The bill provides minimum levels of State support (\$25,000) to smaller municipalities. The transportation category has been separated into three categories (small boat harbor or port, airport, and mass transit). The air/water pollution control category has been separated into two categories (air and water pollution), with military populations eligible. Ambulance services and solid waste disposal are new categories. All populations are rounded upwards to the next highest even hundred (except military populations, which are to be the actual number).

An administrative assistant position is required to help review and process applications. Also, the local government specialist would be freed to accomplish performance audits (as required by the bill). The local government specialist position is up-graded from a range 19F to 21C to reflect the added supervisory and auditing responsibilities of the program.

Personal Services

Salary	
Administrative Assistant (12-B)	\$14,940
Upgraded Local Government Specialist	1,044
Benefits @ 23%	<u>3,676</u>
Total Personal Services	\$19,660

Travel

Additional travel required to conduct performance audits (5 cities)	\$ <u>1,100</u>
Total Travel	\$ 1,100

Contractual

Mag-card typewriter	\$ <u>3,000</u>
Total Contractual	\$ 3,000

Equipment

Desk & chair	\$ 445
Calculator	\$ <u>440</u>
Total Equipment	\$ 885
Total Administrative	\$24,645

Virginia E. Kline


MAYOR OF JUNEAU

R.R. 5 Box 5916. JUNEAU, ALASKA 99803

1/22/76

House Community & Regional Affairs Committee:

The City & Borough of Juneau has reviewed the municipal revenue sharing act proposed by the Legislative Council Interim Committee (HB539) and endorses its provisions.


Virginia Kline, Mayor

THE LEGISLATURE OF THE STATE OF ALASKA
FISCAL NOTE

Second Session - Ninth Legislature

I. REQUEST

Bill No. HB 589
 Title: An Act relating to the election of municipal officials.
 Requested by: Governor - Rules Committee Date: _____
 Return Date Requested: 1-19-76
 Agency: Division of Elections Program: Elections

II. FISCAL DETAIL

Budget Request Unit(s) Affected: _____

A. EXPENDITURES: (Thousands of dollars)

OBJECT	FY 76	FY 77	FY 78	FY 79	FY 80	FY 81
100 PERSONAL SERVICES						
200 TRAVEL						
300 CONTRACTUAL		-6.2	-6.3	-6.4	-6.5	-6.6
400 COMMODITIES						
500 EQUIPMENT						
600 LAND & STRUCTURES						
700 GRANTS, CLAIMS, ETC.						
TOTAL						

B. FUNDING: (Thousands of dollars)

GENERAL FUND		-6.2	-6.3	-6.4	-6.5	-6.6
FEDERAL FUNDS						
OTHER						

C. POSITIONS:

PERMANENT/TEMPORARY	/	/	/	/	/	/
MAN MONTHS (P./T.)	/	/	/	/	/	/

III. ANALYSIS (See Fiscal Note Preparation Instructions, Section III)

IV. ATTACHMENTS

V. DATE: 1-19-76 PREPARED BY: Patty Ann Polley, Director
 Division of Elections

Original: Legislative Finance
 cc: Budget and Management
 Prime Sponsor (First Legislator Named)

CITY OF ANDERSON

General Delivery
CLEAR, ALASKA 99704

November 11, 1975

Billy G. Berrier
Legal Service Division
Legislative Affairs Agency
Pouch V
Juneau, Alaska 99811

Dear Mr. Berrier:

In response to your memorandum of October 21, 1975 concerning proposals for changes in the existing state revenue sharing program, I was unable to attend the public hearing on October 30. However, I have a few comments on the various proposals.

The Alaska Municipal League formula clearly is advantageous to the larger municipalities, mainly the boroughs, to the detriment of the smaller cities. It also would seem to force smaller cities into adopting a property tax, whether the tax base existed or not. This might have adverse effects on communities who need to develop their tax bases.

The per capita method seems to be the predominant revenue sharing method nationwide, and would be much easier administratively. Coupled with a cost of living factor, it would probably be fairly equitable.

Concerning the minimum grant, it would seem that some minimum amount should be allowed, as any municipality will incur a certain amount of administrative costs. Perhaps this could be conditioned on the provision of certain services, or in the alternative, a minimum grant for the provision of each category of services. Regarding the (b) section of the minimum grant, that seems to penalize communities that have extended themselves to provide services. It also might prevent the expansion of services for a period of time in anticipation of getting the much higher grant when the statute became effective. Some communities might postpone provision of the services, as a result, rather than providing them as soon as possible. However, if the amount of the grant for the first year was lower, but still kept above the current,

that might provide the proper incentive for expansion of municipal services.

Regarding the other three formulas, my comments are generally similar. The provision that in on circumstance shall $\frac{TE}{TP}$ or $\frac{SPCI}{LPCI}$ exceed two is a good idea, but by the same reasoning, it should have a lower limit. For instance, in no case should either variable equal less than one-half. Also the clause, which, in effect gives each municipality a population of 1,000 for revenue sharing purposes appears to be a good idea. The costs of police service for a town of 600 should not be double of that of a town of 300. Basic initial costs are virtually the same, and the incremental costs does not increase arithmetically as the revenue sharing funding does.

Hopefully these comments will give you some ideal of how our municipality feels about the various proposals. If you hav any further material or information on these proposals, please forward those.

Very truly yours,

CITY OF ANDERSON

Frank G. Mielke
City Administrator

c.c. Hon. Samuel R. Cotten
Chairman, House Committee

Hon. Leslie E. Swanson

STATE OF ALASKA
THE LEGISLATURE

LEGISLATIVE AFFAIRS AGENCY

POUCH Y - STATE CAPITOL
JUNEAU, ALASKA 99801

(907) 465-3800

MEMORANDUM

November 4, 1975

SUBJECT: Next meeting of committee

TO: All Members - Interim Committee on Revenue
Sharing with Municipalities

FROM: Billy G. Berrier, Staff Attorney *BGB*

The next meeting of the Interim Committee on Revenue sharing with Municipalities will be held in Anchorage at the Legislative Information office on December 1, 1975 at 10:00 a.m. The purpose of this meeting is to adopt a committee bill for prefiling.

BGB:cb

STATE OF ALASKA
THE LEGISLATURE

LEGISLATIVE AFFAIRS AGENCY

POUCH Y - STATE CAPITOL
JUNEAU, ALASKA 99801

(907) 465-3800

MEMORANDUM

November 5, 1975

SUBJECT: Revision of Alternate Formula 2

TO: All Members - Interim Committee on Revenue Sharing
with Municipalities

FROM: Billy G. Berrier, Staff Attorney *BGB*

At the request of Rep. Mike Miller, I have prepared for committee consideration an alternative formula that would essentially embody the existing distribution system with the technical corrections previously agreed to by the committee and, in response to suggestions made at the hearing with the Alaska Municipal League on October 30, the present category of transportation broken down into three categories.

The changes this will make in the distribution percentages now in effect relate only to two items:

- (1) The base optional grant is retained. This would redistribute a reasonably small amount, probably around 5% of the total, from larger municipalities to smaller cities.
- (2) Breaking the transportation category down will result in some redistribution to municipalities providing mass transit or airports.

BGB:cb

Enclosure

cc: Mr. Rich Wilson
Mr. Sam Coxen
Mr. P. J. Hill

ALTERNATE FORMULA 2

* as a result of B X P where

(1) B is the base revenue sharing amount of \$2.40 times the service units for each service performed by the municipality established as follows:

(A) Police Protection	12 units
(B) Fire Protection	7.5 units
(C) Air or Water Pollution Control	2 units
(D) Land Use Planning	2 units
(E) Parks and Recreation	5 units
(F) Small Boat Harbor or Port	5 units
(G) Mass Transit	5 units
(H) Airports	5 units

* Alternative section 43.17.030(a)(1)

* Sec. 43.17.100. ADDITIONAL LIMIT ON EXPENDITURE OF FUND: In addition to the limitations on expenditure of funds contained in sec. 90 of this chapter: (a) If a borough exercises the powers in sec. 30(a)(1) of this chapter in the borough area outside cities only, or in a service area only, the grants authorized under this section shall be based on the population of the borough area outside cities or the service area respectively.

(b) If the services in sec. 30(a)(1) of this chapter are provided by a service area, the borough shall give to the service area an amount equal to the funds provided by the state for the service provided by the service area.

(c) If a city within an organized borough provides police protection services, the borough may not qualify for aid under (a)(1) of this section unless

(1) police protection services are provided in the borough area outside cities, or if limited to a service area, in the service

1 area, through borough contract with a city or in the state or

2 (2) the borough assumes and exercises power to provide police
3 protection services on an areawide basis in the manner provided by law.

4 Sec. 43.17.110. ROAD MAINTENANCE. During each fiscal year the
5 state shall pay to a city or organized borough of any class which has
6 power to provide for road maintenance and exercises the power a sum
7 equal to \$1,500 a mile for each mile of road, street or highway main-
8 tained by the local government, excluding the official state highway
9 system, roads, streets, or highways not dedicated to public use, any
10 roads, streets or highways maintained under the local service road pro-
11 gram (AS 19.30.111 - 19.30.251), and alleyways, in accordance with regu-
12 lations adopted by the Department of Highways. No payments may be made
13 for maintenance of roads not used by automotive equipment. Frozen
14 waterways and connections from inhabited areas to the waterways which
15 may be safely used for public transportation by automotive equipment
16 and are so used during a portion of a year are eligible for payments of
17 \$900 per mile if the waterways and connections are maintained during
18 the period of use by a municipality or combination of municipalities.
19 The Department of Community and Regional Affairs, after consultation
20 with the Department of Highways, shall determine which waterways and
21 connections qualify and, where the waterways or connections lie outside
22 the corporate limits of a municipality, which municipality is eligible
23 for the shared revenue unless the municipalities involved have agreed
24 in writing to a particular distribution.

25 Sec. 43.17.120. REGULATIONS. The department shall adopt regula-
26 tions necessary to carry out the purposes of this chapter. The regula-
27 tions shall include minimum standards of service required to qualify
28 a municipality for service unit credit for each service and provisions
29 for a performance audit adequate to demonstrate to the department that

1 each service for which credit was allowed was actually performed by the
2 municipality at least at the prescribed minimum level.

3 * Administrative provisions needed if the service unit alternative is used.
4 Sec. 43.17.110 would be renumbered and Sec. 43.17.080 would be replaced
5 by Sec. 43.17.120, above.
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HB-552

"An Act relating to surplus property; and providing for an effective date."

COMMITTEE REPORT

to Cra 1/22

1/14/76

HOUSE

FINANCE *waited 1/20 p. 113*

Mr. Speaker:

Date _____

The Committee on STATE AFFAIRS has had HB 552

under consideration. A Majority of the members of the Committee

recommends it DO PASS

recommends it DO NOT PASS

recommends it DO PASS WITH ATTACHED AMENDMENT(S)

recommends it BE REPLACED WITH CS FOR _____ AND THAT

CS FOR _____ DO PASS

"and" recommends it BE REFERRED TO THE _____

COMMITTEE

reports it back WITHOUT RECOMMENDATION

"other"

Members signing the Majority report:

<i>Helen Beine</i>	<i>Do Pass</i>	<i>Bill Paul</i>
<i>Shirley M. Fisher</i>	<i>Do Pass</i>	
<i>W. H. Hall</i>	<i>" "</i>	
<i>Joe McKinnon</i>	<i>" "</i>	

Members NOT concurring in the Majority report:

_____ recommends:

_____ recommends:

_____ recommends:

_____ recommends:

_____ recommends:

Joe McKinnon Chairman

Committee Minutes for
HOUSE COMMUNITY & REGIONAL AFFAIRS

January 29, 1976

The meeting was called to order at 9:00 am by Chairman Cotten to discuss HB 552. Present were:

Rep. Cotten	Rep. Freeman
Rep. Ose	Don Berry, Municipal League
Rep. Davis	Palmer McCarter, C&RA
Rep. Kelley	Dick Bradley, Dept. of Admin.
Rep. Rudd	Dick Winchell, Dept. of Admin.
Rep Ostrosky	Barbara Englert Thomas, Staff
	Vicci Hansen, Staff

2599 Chairman Cotten called upon Dick Winchell from the Department of Administration to testify.

2601 Winchell is the Director of General Services and Supply. Cotten asked Winchell to explain the relevant federal law. Winchell stated that when the original law was enacted, prior to statehood, the Alaska Federal Surplus property was operated by the Civil Defense Agency, (ADO). Specifically, what they have is that when the law was enacted, when Civil Defense operated the program, naturally they didn't charge themselves for acquisition of property that was used for Civil Defense purposes. In 1962 the state assumed control of the program, at which time the Federal Surplus Property was placed in the Department of Administration and it was agreed at that time that Civil Defense would be charged the same fee as any other using agency.

2632 Cotten stated that he didn't understand because the statutes say that they couldn't be charged and he didn't understand how it could be agreed that they would go ahead and pay anyway. What about municipalities picking up the Federal Surplus Property?

2638 Winchell said that there would be no difference in charge, they charge a 10% fee and have always charged the municipalities this fee and that this bill is basically a "housekeeping" bill and all they want to do is bring the statutes into accord.

2644 Cotten again reiterated that he didn't understand this and Rep Kelley stated that basically what they wanted to do was make themselves legal. Winchell agreed with Kelley.

There was much discussion on the legality of this and Winchell stated that it was agreed upon with the Commissioner of Administration and the Alaska Disaster Office.

The Committee would not quite accept this bill for what it was and Freeman suggested that the Committee think about it for a while.

Don Berry from the Municipal League was very much against the bill.

3053

Winchell offered to bring additional information supporting this bill.

3055

Meeting was adjourned at 9:50 am

JAN 14 1976

HB 552

The Honorable Mike Bradner
Speaker of the House
Alaska State Legislature
Juneau, Alaska 99811

Dear Mr. Speaker:

In accordance with AS 24.30.060(b) and the Uniform Rules of the Alaska State Legislature, I am transmitting a bill relating to surplus property.

AS 44.71.020 - 44.71.040 authorize State acceptance of surplus property from the federal government; disposal of the property to qualified recipients is also authorized. At the present time, the law contains (in AS 44.71.030(a)) a provision prohibiting charging for the property when the recipient will use it "for civil defense purposes." This requirement is created by State law and does not reflect a mandate of the relevant federal law (40 U.S.C. Section 471 et seq.).

The Department of Administration believes that since the Alaska Disaster Office has paid service and handling charges since the inception of the program, and is agreeable to continued payment, the law should be changed to reflect this.

An effective date of July 1, 1976 is recommended for fiscal convenience.

Sincerely,

Jay S. Hammond
Governor

THE LEGISLATURE OF THE STATE OF ALASKA
FISCAL NOTE

Second Session - Ninth Legislature

I. REQUEST
 Bill No. H.B. 552
 Title: Surplus Property
 Requested by: _____ Date: 1-20-76
 Return Date Requested: _____
 Agency: _____ Program: _____

II. FISCAL DETAIL
 Budget Request Unit(s) Affected: None

A. EXPENDITURES: (Thousands of dollars)

OBJECT	FY 76	FY 77	FY 78	FY 79	FY 80	FY 81
100 PERSONAL SERVICES						
200 TRAVEL						
300 CONTRACTUAL						
400 COMMODITIES						
500 EQUIPMENT						
600 LAND & STRUCTURES						
700 GRANTS, CLAIMS, ETC.						
TOTAL						

B. FUNDING: (Thousands of dollars)

GENERAL FUND	FY 76	FY 77	FY 78	FY 79	FY 80	FY 81
FEDERAL FUNDS						
OTHER						

C. POSITIONS:

PERMANENT/TEMPORARY MAN MONTHS (P./T.)	FY 76	FY 77	FY 78	FY 79	FY 80	FY 81
	/	/	/	/	/	/

III. ANALYSIS (See Fiscal Note Preparation Instructions, Section III)

IV. ATTACHMENTS

V. DATE: 1-20-76 PREPARED BY: [Signature]

Original: Legislative Finance 1
 cc: Budget and Management 2
 Prime Sponsor (First Legislator Named) 1
 Commission on Office 1

14B 552

The Legislature of the State of Alaska
FISCAL NOTE
Second Session - Ninth Legislature

I. REQUEST

Bill No. AS 44.71.030(a)
Title: "An Act relating to surplus property; and providing for an effective date."
Requested by: Office of the Governor Date: _____
Return Date Requested: _____
Agency: Military Affairs Alaska Disaster Program: Public Protection
Office

II. FISCAL DETAIL

Budget Request Unit(s) Affected: Alaska Disaster Office

A. EXPENDITURES: (Thousands of dollars)

OBJECT	FY 76	FY 77	FY 78	FY 79	FY 80	FY 81
100 PERSONAL SERVICES						
200 TRAVEL						
300 CONTRACTUAL	2.0	2.2	2.4	2.6	2.9	3.1
400 COMMODITIES						
500 EQUIPMENT						
600 LAND & STRUCTURES						
700 GRANTS, CLAIMS, ETC.						
TOTAL	2.0	2.2	2.4	2.6	2.9	3.1

B. FUNDING: (Thousands of dollars)

GENERAL FUND	2.0	2.2	2.4	2.6	2.9	3.1
FEDERAL FUNDS						
OTHER						

C. POSITIONS:

PERMANENT/TEMPORARY	/	/	/	/	/	/
MAN MONTHS (P./T.)	/	/	/	/	/	/

III. ANALYSIS (See Fiscal Note Preparation Instructions, Section III)

The Alaska Disaster Office has been paying for service and handling charges for property transferred for civil defense purposes for the past 15 years; therefore, amendment to the above law would not have any fiscal impact.

Expenditure projections are for the Alaska Disaster Office. Many state agencies obtain surplus property through civil defense.

IV. ATTACHMENTS

I. REQUEST

Bill No _____

Title: SURPLUS PROPERTY

Requested by: F. M. UHMER Date: Nov. 20, 1975

Return Date Requested: ONE WEEK

Agency: Administration Program: Gen Services

II. FISCAL DETAIL

Budget Request Unit(s) Affected: None

A. EXPENDITURES: (Thousands of dollars)

OBJECT	FY 76	FY 77	FY 78	FY 79	FY 80	FY 81
100 PERSONAL SERVICES						
200 TRAVEL						
300 CONTRACTUAL						
400 COMMODITIES						
500 EQUIPMENT						
600 LAND & STRUCTURES						
700 GRANTS, CLAIMS, ETC.						
TOTAL						

B. FUNDING: (Thousands of dollars)

GENERAL FUND						
FEDERAL FUNDS						
OTHER						

C. POSITIONS:

PERMANENT/TEMPORARY	/	/	/	/	/	/
MAN MONTHS (P./T.)	/	/	/	/	/	/

III. ANALYSIS (See Fiscal Note Preparation Instructions, Section III)

IV. ATTACHMENTS

V. DATE: 12/2/75

PREPARED BY: Richard W. Winkler

Notified

Attended

HB552

Don Berry, Ak Municipal League

Dept C&PA

Dept. of Administration, Dick Windhell

X

X

X

JAY S. HAMMOND
GOVERNOR



STATE OF ALASKA
OFFICE OF THE GOVERNOR
JUNEAU

January 14, 1976

The Honorable Mike Bradner
Speaker of the House
Alaska State Legislature
Juneau, Alaska 99811

Dear Mr. Speaker:

In accordance with AS 24.30.060(b) and the Uniform Rules of the Alaska State Legislature, I am transmitting a bill relating to surplus property.

AS 44.71.020 - 44.71.040 authorize State acceptance of surplus property from the federal government; disposal of the property to qualified recipients is also authorized. At the present time, the law contains (in AS 44.71.030(a)) a provision prohibiting charging for the property when the recipient will use it "for civil defense purposes." This requirement is created by State law and does not reflect a mandate of the relevant federal law (40 U.S.C. Section 471 et seq.).

The Department of Administration believes that since the Alaska Disaster Office has paid service and handling charges since the inception of the program, and is agreeable to continued payment, the law should be changed to reflect this.

An effective date of July 1, 1976 is recommended for fiscal convenience.

Sincerely,

A large, stylized handwritten signature in black ink, appearing to read "Jay S. Hammond".

Jay S. Hammond
Governor

Introduced: 1/14/76
Referred: State Affairs
and Finance

BY THE RULES COMMITTEE BY
REQUEST OF THE GOVERNOR

1 IN THE HOUSE

2 HOUSE BILL NO. 552

3 IN THE LEGISLATURE OF THE STATE OF ALASKA

4 NINTH LEGISLATURE - SECOND SESSION

5 A BILL

6 For an Act entitled: "An Act relating to surplus property; and providing
7 for an effective date."

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

9 * Section 1. AS 44.71.030 (a) is amended to read:

10 (a) The functions of the Department of Administration under
11 secs. 20 - 40 of this chapter shall be, to the fullest extent possible,
12 self-supporting. Funds to pay for personal services and all other
13 expenses necessary to operate under secs. 20 - 40 of this chapter
14 shall be obtained from appropriations (authorized under secs. 20 - 40
15 of this chapter and fees charged to users of surplus property.

16 (HOWEVER, NO CHARGES MAY BE MADE WHEN PROPERTY IS TRANSFERRED FOR
17 CIVIL DEFENSE PURPOSES.) The department shall establish the fees to
18 be charged. Charges may be made to reimburse the department for
19 direct costs incurred on behalf of users of surplus property.

20 * Sec. 2. This Act takes effect July 1, 1976.

21
22 If no one can get it does
23 it go to the state for
24 surplus all

25 29
26 7
27 4
28 40

W

HB-587



THE CITY AND BOROUGH OF JUNEAU

CAPITAL OF ALASKA

155 SOUTH SEWARD ST. JUNEAU, ALASKA 99801

DATE: February 10, 1976

FILE NO. Legislature - 1976 Session

SUBJECT: House Bill 587 (Senior
Citizen Exemption to
Special Assessments).

The Honorable Sam Cotten, Chairman
House Committee on Community and Regional Affairs
Alaska State House of Representatives
Fouch V
Juneau, Alaska 99811

Dear Representative Cotten:

Enclosed is a copy of proposed language which, if substituted for the present language in Section 1 of House Bill 587 would carry through the effect of the presently proposed amendments to the statute and would also eliminate some interpretative and administrative problems which have arisen since the adoption of the exemption last year.

The first change which is proposed is to eliminate the section of the statute which makes reference to determining special assessment exemptions in the same manner as real property exemptions are determined. The problem which arises by using the real property exemption procedures for the determination of special assessment exemptions comes about from the fact that real property exemptions are based on property ownership and senior citizen status as of January 1 of the tax year. As special assessments may be levied at any time during the year, determinations made as of January 1 may or may not be applicable at some later date during that year. For example, property which qualifies on January 1 may be sold to a non senior citizen before the special assessment is levied. Also, a person who is 64 1/2 will not qualify for a real property exemption on January 1. However, if a special water or sewer assessment is levied against his property in September, he will be 65 on the date upon which the levy is made. If the intent of the law is to exempt those who, on the date of assessment, are 65 and own and occupy the property assessed, then application procedures and eligibility determinations should not be made under AS 29.53.020(e) -- (i) as provided in the subject special assessment exemption act adopted last session. If you delete the part of the statute which ties the special exemption determination procedures to real property tax exemption procedures and replace it with the proposed language which would permit Community and Regional Affairs to adopt regulations to implement the section, you will eliminate the

February 10, 1976

interpretative and administrative problems which the present language creates. By allowing Community and Regional Affairs to adopt regulations to implement this section, problems of notice to property owners of their rights under the Act, form and date of applications, reimbursement proceedings, applications and procedures needed to insure that the property is still owned by a person entitled to the exemption, problems which may arise because of different assessment procedures used in various home rule municipalities, etc., may be dealt with by Community and Regional Affairs when it has such regulations under consideration.

The second substantive change suggested relates to the method of recording of the lien in favor of the state. At the present time, all long-term encumbrances on real property are recorded in the district recording office. The lien which will run in favor of the state under the existing statute may run for an indeterminate period into the future. The recording office is a much more appropriate place to record such a lien. The assessment roll of the municipality is made up anew each year. If the record of the lien is not brought forward during any particular year, it will be lost for the purpose of notice to subsequent purchasers. If the lien is recorded in the district recording office it cannot be lost through such administrative oversights, and further, it is recorded in the place where those who search the records for such encumbrances expect to find such matters recorded. Because these liens may run for such a long time, it would be much more fair to subsequent purchasers to make the lien ineffective until it is actually recorded. When recorded it would become effective and superior to all other liens except those for general taxes and other special assessments. While it is admitted that there is no necessity to record liens for general property taxes, it should be noted that such liens come into being annually and must be paid annually or the lien is foreclosed. Real property tax liens are due and payable immediately. The lien under the subject section may not be due and payable for many, many years.

A minor change proposed is deletion of the implication that installments of the assessment are subject to the exemption. See lines 4 and 5 of page 2 of the bill as introduced. The levy of an assessment is a single act which establishes the full amount due. If the property is exempt from the levy, no payment of the amount levied or any part thereof will ever be due. The exemption runs to the entire levy. The fact that the municipality may permit those who own non-exempt property to pay the amount of the assessment levied over a period of several years has no effect on the amount of the levy. Thus, it would seem to be appropriate to

February 10, 1976

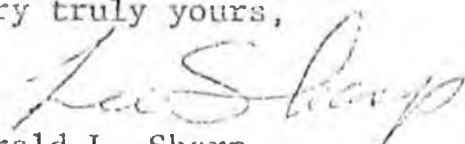
eliminate from the present section of the law what appears to be an implication that the exemption goes only to time payments which might otherwise have been due on the property had it not been exempt from the levy.

*taken care
of by
proposed
bill. in
H. 11, 12*

While I am not suggesting a change in the statute, you may want to consider whether the legislature has accomplished its purpose if, as provided under the subject section, the original applicant must own and occupy the property in order to qualify for the exemption while the widow, widower or minor heir of the original applicant need merely own the property to continue to qualify for the exemption. You may also want to consider what sort of policy the legislature intended by providing that when exempt property passes to a minor heir the exemption is effective until the heir reaches the age of 25 or transfers the property while exempt property which passes to an heir who is not a minor but nevertheless under the age of 25 loses its exemption.

Thank you very much for your time and attention to the foregoing matters. I urge your serious consideration of the changes proposed to House Bill 587. If you have any questions relating to my suggestions or to the bill, please do not hesitate to call me. I can be reached at 586-3300.

Very truly yours,



Gerald L. Sharp
City/Borough Attorney

Enclosure

- cc: M. B. Winegar, Manager
- Don Berry, Executive Director, AML
- Bob Dozier, State Assessor, Comm. & Reg. Affairs
- Community and Regional Affairs House
- Committee Members

GLS:mb

HB-589

COMMITTEE REPORT

1/16/76

HOUSE

Mr. Speaker:

Date 2-9-76

The Committee on COMMUNITY & REG. AP has had HB 589

under consideration. A Majority of the members of the Committee

recommends it DO PASS

recommends it DO NOT PASS

recommends it DO PASS WITH ATTACHED AMENDMENT(S)

recommends it BE REPLACED WITH CS FOR _____ AND THAT

CS FOR _____ DO PASS

"and" recommends it BE REFERRED TO THE _____

COMMITTEE

reports it back WITHOUT RECOMMENDATION

"other"

Members signing the Majority report:

<u>[Signature]</u>	_____	_____
<u>[Signature]</u>	<u>[Signature]</u>	_____
<u>[Signature]</u>	_____	_____
<u>[Signature]</u>	_____	_____

Members NOT concurring in the Majority report:

_____ recommends:

_____ recommends:

_____ recommends:

_____ recommends:

_____ recommends:

[Signature] Chairman

COMMITTEE REPORT

1/16/76

HOUSE

Mr. Speaker:

Date 2-9-76

The Committee on COMMUNITY & REG. AF has had HB 589

under consideration. A Majority of the members of the Committee

recommends it DO PASS

recommends it DO NOT PASS

recommends it DO PASS WITH ATTACHED AMENDMENT(S)

recommends it BE REPLACED WITH CS FOR _____ AND THAT

CS FOR _____ DO PASS

"and" recommends it BE REFERRED TO THE _____

COMMITTEE

reports it back WITHOUT RECOMMENDATION

"other"

Members signing the Majority report:

_____	_____	_____
_____	<u>Mr. Wadsworth</u>	_____
_____	_____	_____
_____	_____	_____

Members NOT concurring in the Majority report:

_____ recommends:

_____ recommends:

_____ recommends:

_____ recommends:

_____ recommends:

_____ Chairman

HB 501

The Honorable Mike Bradner
Speaker of the House
Alaska State Legislature
Juneau, Alaska 99811

Dear Mr. Speaker:

In accordance with AS 24.30.060(b) and the Uniform Rules of the Alaska State Legislature, I am transmitting a bill relating to the election of municipal officials. The bill would change the present practice of holding two elections on the incorporation of a new municipality: one to determine whether to incorporate and the second to elect a council or assembly if the first vote favored incorporation. *see Nancy*

Section 1 of the bill would allow both questions to be determined at the same election, with no council or assembly members elected if the incorporation vote is negative. An inconsistent law at AS 29.18.120(a) is repealed.

The second section is a housekeeping provision and deletes those portions of the law that provided for representation on borough assemblies of city councils. The present composition of borough assemblies is provided by AS 29.23.020.

Section 3 establishes a policy that new municipalities will establish staggered terms on incorporation for their council or assembly members.

Sincerely,

Jay S. Hammond
Governor

HOUSE COMMUNITY & REGIONAL AFFAIRS COMMITTEE

2/9/76

Committee met at 9:00 a.m. for discussion of HB 589

Patti Ann Polley from Division of Elections testified on the bill.

As the law is written now they have to hold two elections, the first elections for the initial incorporation and basically that is the only question that appears on that ballot with the exception if there is a sales tax, then that would appear on the initial ballot. If incorporation isn't written, they go back and then set a new order of notice of election and hold the counsel election, so the Division of Elections would like to see it so that they can hold one election and prior to the change in the municipal code they did do the elections this way. They found that it did work well. It also saved the expense of having two elections. One of the main expenses of having two elections is the election board expense and with the salaries going up they are now paying \$4.50 and \$5.00 an hour to the election board members for the time spent on their election duties. Also the way the law is written now they are required to have two different sets of ballots. They would like to see all go on one ballot.

Ostrosky asked when it was changed.

Patti Ann Polley stated that she believed it was in 1972. She believed it was changed because they felt it might be confusing.

Rudd stated that she felt it was more than a "housekeeping" measure, she felt that it really does go to whether an incorporation election should be strictly on the merits of the idea of incorporation or whether you should lend more weight to the idea of incorporating by allowing candidates to put themselves forward at the same time and she was not sure that it is a good idea. On the whole she is a little bit opposed to the idea because she feels it does give much more weight to the idea that this is a good idea because you have candidates who are eager to do it. She felt maybe incorporation elections should be strictly on the issue and the idea of incorporation.

There was discussion on this.

Mr. Pritchard from C&RA gave a point of view from the Department. He stated that this had been discussed several times. They are very much in favor of having one election, both for incorporation and for initial officers. They have had many problems because people have understood that as soon as they were incorporated they were ready for business, but this means a long delay until the officers are elected, thus they are in favor. One of the other problems that they attempted to address in this particular bill was the fact that at the present time the initial officers serve two (2) years and then they can provide by ordinance terms not to exceed four (4) years if they so desire, but they are very anxious to see staggering terms which would give a continuity on a city council. After two years of service, they usually hold an election every year and there is no

continuity on the counsel, records seem to be lost and there isn't a familiarity of what has gone wrong, thus they would like to see the staggered terms whereby they would have a continuity of the counsels.

Patti Ann Polley stated that she figured they would save approximately \$6,000.00 a year by chopping the number of elections that they would have to have in half. The cost of ballots was discussed.

Oral Freeman moved to pass the bill out.

Chairman Cotten stated that HB 493 was going to be postponed because the sponsor asked to have it held.

Meeting adjourned at 10:00 am

I. REQUEST
 Bill No. 413589
 Title: "An Act Relating to the Election of Municipal Officials"
 Requested by: Governor's Office Date: 1/5/76
 Return Date Requested: 1/9/76
 Agency: Community & Regional Affairs Program: Development

II. FISCAL DETAIL
 Budget Request Unit(s) Affected: None

A. EXPENDITURES: (Thousands of dollars)

OBJECT	FY 76	FY 77	FY 78	FY 79	FY 80	FY 81
100 PERSONAL SERVICES		Ø				
200 TRAVEL						
300 CONTRACTUAL						
400 COMMODITIES						
500 EQUIPMENT						
600 LAND & STRUCTURES						
700 GRANTS, CLAIMS, ETC.						
TOTAL		Ø				

B. FUNDING: (Thousands of dollars)

	FY 76	FY 77	FY 78	FY 79	FY 80	FY 81
GENERAL FUND		Ø				
FEDERAL FUNDS						
OTHER						

C. POSITIONS:

	FY 76	FY 77	FY 78	FY 79	FY 80	FY 81
PERMANENT/TEMPOARY	/	/	/	/	/	/
MAN MONTHS (P./T.)	/	/	/	/	/	/

III. ANALYSIS (See Fiscal Note Preparation Instructions, Section III)

IV. ATTACHMENTS

V. DATE: 1-6-76 PREPARED BY: Palmer McCarter

Palmer McCarter, Director
 Local Government Assistance

Original: Legislative Finance
 cc: Budget and Management
 Prime Sponsor (First Legislator Named)

H/B - 595

"An Act relating to the Village Safe Water Act."

COMMITTEE REPORT

HOUSE

1/16/76

Mr. Speaker:

Date 1/16/76

The Committee on COMMUNITY AND REGIONAL AFFAIRS has had HR 505

under consideration. A Majority of the members of the Committee

() recommends it DO PASS

() recommends it DO NOT PASS

() recommends it DO PASS WITH ATTACHED AMENDMENT(S)

() recommends it BE REPLACED WITH CS FOR _____ AND THAT

CS FOR _____ DO PASS

() "and" recommends it BE REFERRED TO THE _____

COMMITTEE

() reports it back WITHOUT RECOMMENDATION

() "other"

Members signing the Majority report:

Wm Hershberger _____

Members NOT concurring in the Majority report:

_____ recommends:

_____ recommends:

_____ recommends:

_____ recommends:

_____ recommends:

_____ Chairman

Committee Minutes for
HOUSE COMMUNITY & REGIONAL AFFAIRS

February 2, 1976

The Committee was called to order at 9:00 am by Chairman Cotten for discussion of HB 595 and HB 610. Present were:

Rep. Cotten	Latham, Legislative Affairs
Rep. Hackney	Commissioner Gallagher
Rep. Freeman	Ernie Mueller
Rep. Ostrosky	John Schribner, Environmental Cons.
Rep. Davis	Jerry Sargeant, Environmental Cons.
Rep. Ose	Bill Wolfe, MINY
Rep. Hershberger	Barbara Englert Thomas, Staff
	Vicci Hansen, Staff

0000 Commissioner Gallagher was the first to testify on HB 610. He said that the Bond Committee thinks that the money spent on water supply and sewerage is one of the best money that can be spent and what they did was fully fund the total request for the water and sewerage grant program. The department asked 2 million dollars for village safe water and they put one in because that program hasn't been a very successful program. He stated that there are six states who have a water grant program to match monies with local communities & water projects and Alaska is one of those six states. We presently match 25 %. The Governors bill that was introduced would raise it from 25% to 50%.

192 There were specific questions from the committee and the Commissioner answered them.

253 Ernie Mueller spoke next and answered questions.

265 Cotten asked if Mueller anticipated any changes in the eligibility requirements as far as the 30 million dollars were concerned. He asked Mueller to give a brief review of that.

278 Under the Federal Water Pollution Control Act Amendments of 1972, there is a federal grant funding program for sewerage treatment works and certain elements of sewerage systems. John Scribner would have details of this program.

It was decided to have further discussion on this bill on Friday, February 6, 1976.

Meeting adjourned at 10:00 am.

Committee Minutes for
HOUSE COMMUNITY & REGIONAL AFFAIRS

February 3, 1976

The Committee was called to order at 9:00 am by Chairman Cotten for discussion of HB 539. Present were:

Rep. Cotten	Sharon Miller, Keith Speckings Aide
Rep. Rudd	Rep. Beirne
Rep. Ostrosky	Barbara Englert Thomas, Staff
Rep. Ose	Wicci Hansen, Staff
Rep. Hackney	
Rep. Hershberber	
Rep. Freeman	
Rep. Kelley	

1320 Barbara Englert Thomas gave a presentation on some data that she felt would be helpful to the committee on discussion of HB 539. She explained two opinions from the Attorney General which were passed out to the committee.

1458 Chairman Cotten provided a break down which was given to him by the Department.

Cotten also pointed out that HB 539 also deals under section 040, with construction monies for hospitals.

1479 Doctor Beirne gave his opinions as to how HB 539 effects him. His interest in the bill stems from the fact that a non-profit corporation in Anchorage for which he is president, has been working on a development of a hospital for the past several years. He answered questions regarding the project.

Meeting was adjourned at 10:00 am.

Committee Minutes For
HOUSE COMMUNITY & REGIONAL AFFAIRS

February 4, 1976

The meeting was called to order at 9:00 am by Chairman Cotten to discuss HB 595 and 610. Present were:

Rep. Cotten	Rep Hershberger
Rep. Ose	Jerry Sargent, Environmental Cons.
Rep. Davis	Bill Wolfe, KINY
Rep. Rudd	Jerry Reinwand, Environmental Cons.
Rep. Ostrosky	Jon Scribner, Environmental Cons.
Rep. Freeman	Alan Latham, Legislative Affairs
Rep. Mackney	Barbara Englert Thomas, Staff
	Vicci Hansen, Staff

(Due to a malfunction in the tape recording equipment, the meeting was not taped.)

House Bill 595 was passed out with a DO PASS recommendation.

The remainder of the meeting was spent discussing HB 610.

Meeting was adjourned at 10:00 am.

H/B 595 - Village Safe Water Act.

Changes eligibility requirements for the purposes of the Village Safe Water Act.

- ~~to~~ ^{new} ~~Standard~~ Problems this is
- and
one

The Act authorizes grants to villages of between 25 + 600 people ^{AWA} ~~1st~~ ^{2nd} class cities.

Originally the act applied only to villages up to 600 + 4th class cities. ~~those~~ ^{1st} class cities ~~became~~ ^{became} 2nd class ^{1972 1972} ~~4th~~ ^{1st} The revision of statutes ^{Bill} ~~amended~~ ^{amended} the language in the Act.

Some problems occur now as there are some ^{2nd} class cities of population well over the 400 required to become 1st class & not being required to do so leaves them in this class.

Inappropriate for these larger communities to be covered, Basic central systems ^{for small} & rely. The needs of the larger communities would severely drain the ^{limited} Budget.

THE LEGISLATURE OF THE STATE OF ALASKA
FISCAL NOTE
 Second Session - Ninth Legislature

I. REQUEST

Bill No. _____
 Title: Village Safe Water
 Requested by: Rules at request of Governor Date: _____
 Return Date Requested: ASAP
 Agency: Environmental Conservation Program: _____

II. FISCAL DETAIL

Budget Request Unit(s) Affected: _____

A. EXPENDITURES: (Thousands of dollars)

OBJECT	FY 76	FY 77	FY 78	FY 79	FY 80	FY 81
100 PERSONAL SERVICES						
200 TRAVEL						
300 CONTRACTUAL						
400 COMMODITIES						
500 EQUIPMENT						
600 LAND & STRUCTURES						
700 GRANTS, CLAIMS, ETC.						
TOTAL						

B. FUNDING: (Thousands of dollars)

GENERAL FUND						
FEDERAL FUNDS						
OTHER						

C. POSITIONS:

PERMANENT/TEMPORARY	/	/	/	/	/	/
MAN MONTHS (P./T.)	/	/	/	/	/	/

III. ANALYSIS (See Fiscal Note Preparation Instructions, Section III)

See attached memo

IV. ATTACHMENTS

V. DATE: _____ PREPARED BY: _____

Original: Legislative Finance
 cc: Budget and Management
 Prime Sponsor (First Legislator Named)

JAN 10 1978
14B 595

The Honorable Mike Bradner
Speaker of the House
Alaska State Legislature
Juneau, Alaska 99811

Dear Mr. Speaker:

In accordance with AS 24.30.060(b) and the Uniform Rules of the Alaska State Legislature, I am transmitting to you a bill to amend the eligibility coverage for the Village Safe Water Act (AS 46.07).

The Village Safe Water Act currently authorizes grants for water supply and sewerage treatment facilities for villages of between 25 and 600 people and for second class cities. The grant program is designed to provide centralized sanitation facilities in only the smallest villages, where conventional water supply and sewerage systems are impracticable. Systems funded under this Act are unconventional in nature and are designed to provide only the most rudimentary forms of sanitation.

As originally enacted, the Act's benefits extended only to villages of up to 600 people, and fourth class cities. (Section 1, ch. 186 SLA 1970.) However, when Alaska's municipal law was comprehensively revised in 1972, the fourth class city classification was abolished. (See Section 2, ch. 118, SLA 1972 and AS 29.08.030.) All former fourth class cities were statutorily reclassified as second class cities (AS 29.08.050(b)), and a revisor of statutes bill implemented the reclassification throughout the Alaska Statutes (ch. 53, SLA 1973, specifically Section 53).

Under AS 29.08.040, a second class city may petition for an upward reclassification if its population reaches 400. However, as with former fourth class cities, there is no provision for mandatory reclassification, regardless of the population rise which the community may experience. (Also see AS 29.18.020.) Whether this would have created problems under former law is problematical; prior statutes did describe fourth class cities only in terms of small villages. (See Section 2, ch. 150 SLA 1957.) However, there exist certain second class cities, such as Bethel and Kotzebue, which have not sought reclassification despite having populations significantly in excess of the 400-person threshold

for becoming first class cities (AS 29.08.040 and 29.18.-010), and well in excess of the otherwise applicable 600-person maximum for participation in the village safe water program. These cities are inappropriately covered under the Village Safe Water Act. Not only is the village safe water program inappropriate for these larger communities, but a grant to such large communities sufficient to meet the full population's needs would severely impair the program's limited budget.

Therefore, I urge passage of this bill to assure that the Village Safe Water Act serves its basic purpose.

Sincerely,

Jay S. Hammond
Governor

Notified

HB595

Dept C & RA

AK Municipal League

Dept. Environmental Conservation (Maria Garcia 2600)

X
X
X

HB-604

COMMITTEE REPORT

JUDICIARY

1/16/76

HOUSE

Mr. Speaker:

Date _____

The Committee on COMMUNITY & REGIONAL AFFAIRS has had HB 600

under consideration. A Majority of the members of the Committee

- recommends it DO PASS
- recommends it DO NOT PASS
- recommends it DO PASS WITH ATTACHED AMENDMENT(S)
- recommends it BE REPLACED WITH CS FOR _____ AND THAT
CS FOR _____ DO PASS
- "and" recommends it BE REFERRED TO THE _____
COMMITTEE
- reports it back WITHOUT RECOMMENDATION
- "other"

Members signing the Majority report:

_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____

Members NOT concurring in the Majority report:

_____ recommends:

_____ recommends:

_____ recommends:

_____ recommends:

_____ recommends:

_____ Chairman

STATE OF ALASKA

DEPARTMENT OF COMMERCE & ECONOMIC DEVELOPMENT

OFFICE OF THE COMMISSIONER

JAY S. HAMMOND
GOVERNOR

POUCH D - JUNEAU 99811

April 5, 1976

41 B604

Honorable Terry Gardiner
Chairman
House Judiciary Committee
Pouch V
State Capitol
Juneau, Alaska 99811

Dear Terry:

Re: CS HB 604

We received information late Friday afternoon that the House Judiciary Committee would consider HB 604 at 11:00 A.M. the next day, Saturday, April 3, 1976. However, we were apparently misinformed, because when Julius Brecht, the new Director of Banking, arrived to testify at that meeting, he was informed that the Committee had already considered the bill on Friday, and voted to send it to the House with two substantive changes, on which we would have liked to have commented. We are sorry we missed the committee meeting on Friday, however, we do have some comments on CS HB 604.

22

I shall briefly outline those comments at this time. First, the form of CS HB 604 reported out of the committee changed the cutoff for reporting intrastate subdivision offerings from 50 to 25. I feel that the cutoff should be left at 50. The purpose of this bill is certainly to protect potential buyers of subdivided land. But where small amounts of land are involved in the offering, e.g., 25 lots or roughly eight acres, the scope of the offering is usually extended to persons within a reasonable distance from the land. Therefore, these persons may make their own on-site inspection without difficulty. However, offerings of 50 lots or more tend to be made to a much larger group of interested buyers, a number of whom quite likely cannot afford the time or money to travel to the site to inspect the land prior to purchase. The intent of the Governor in proposing this bill was to cover the latter situation. Also, to reduce the cutoff to 25 will greatly increase the administrative burden on the Department of Commerce and Economic Development in processing the filings of offers containing 25 or more subdivisions. For these reasons, I feel the cutoff should be left at 50 and not changed to 25.

I also understand that the committee has amended HB 604 to require that sales of subdivided land by the state be expressly subject to the provisions of the bill. I understand that the committee believes that there are policy reasons for requiring the state, when offering subdivided land for sale, to follow a procedure similar to that set out in HB 604 for private businessmen. However, I do not believe that the administrative mechanism chosen by the committee, i.e. registration of those state

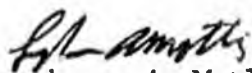
April 5, 1976

offerings with the Department of Commerce and Economic Development, is the best way to implement the policy. I believe that it is more reasonable to require, e.g., the Division of Lands in the Department of Natural Resources, to adopt regulations that would essentially follow the procedure outlined in HB 604, with the single exception that the registration of the offering would be with the Department of Natural Resources, not with the Department of Commerce and Economic Development.

Aside from the comments just expressed, I am pleased that the House Judiciary Committee has sent this important bill on to the House.

Thank you for your consideration of the bill.

Sincerely,


Langhorne A. Motley
Commissioner



STATE OF ALASKA
DEPARTMENT OF COMMERCE
& ECONOMIC DEVELOPMENT
OFFICE OF THE COMMISSIONER
JUNEAU

4. 20. 76

SAM:

Attached For your info per
our discussion. The cover note gives you
a feel for the impact on us of 25 lots
versus 50 lots. The forms are from existing
ones we use for out of state lands and would
be similar to the ones used with the Bill.

Ty.

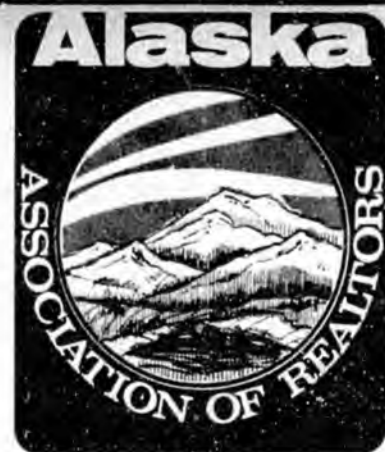


REALTOR®

ALASKA ASSOCIATION OF REALTORS

2223 SPENARD ROAD
ANCHORAGE, ALASKA 99503
(907) 272-8016

March 8, 1976



Representative Samuel Cotton
Chairman, House Community & Regional Affairs
Committee
Pouch V
Juneau, Alaska 99811

Dear Representative Cotton:

This letter is written in regards to House Bill #604, "An Act Relating To the Uniform Land Sales Practices Act."

The Alaska Association of Realtors is strongly opposed to the passage of this bill. Any developer of 50 lots or more must now apply to Housing & Urban Development in Washington, D.C. to obtain registration or exemption from their rules. This is after complying with all local City and Planning Commission Rules and Platting Act - now it appears that this Administration wants Juneau in the act as well. If much more of this type of legislation continues, Alaska will be deserving of her outside nickname "the icebox."

We ask you and your committee to defeat this bill.

If you should hold hearings on this bill, I would appreciate being notified so that I may be in Juneau to testify before your committee.

Sincerely yours,

ALASKA ASSOCIATION OF REALTORS

Al Courtney
Chairman, State Legislative Comm.

AC:mw

Noted
Tues 1/27

Attended

HB 604

Don Berg, Ak Municipal League (6-1325)

Lee McAndrew, Comm Dept C&RA (contact: Barbara Morse 4761)

Rep. Joe McKinnon

Rep Ted Smith

Dept. of Commerce & Econ Devel (Contact: Pam Knude 2532)

~~_____?~~

MEMORANDUM

State of Alaska

DEPARTMENT OF COMMERCE & ECONOMIC DEVELOPMENT
DIVISION OF BANKING, SECURITIES, SMALL LOANS & CORPORATIONS

TO: Langhorne A. Motley
Commissioner

DATE: April 20, 1976

~~XXXXX~~ OPR: L. P. Carroll *LC*

TELEPHONE NO: Ext. 2523

FROM: Julius J. Brecht *JB*
Director

SUBJECT: CSHB 604
Intrastate Land Sales Registration Act

Attached is a complete set of instructions and forms which must be completed to register a land sale under the Uniform Land Sales Practices Act (AS 34.55). Passage of CSHB 604 will impose these same requirements on intra-Alaska land sales provided the subdivided land contains 25 or more lots.

HB 604 as originally submitted by this Department called for registration only if the subdivision contained a minimum of 50 or more lots and the purpose of this memo is to discuss the rationale of our decision to set the minimum at 50 lots and to present arguments for returning the proposed legislation to its original form.

Please note that registration requires preparation of 14 exhibits (a list of which may be found on page 2 of the attached). The most detailed exhibit is the proposed Public Offering Statement. The requirements for this exhibit are fully described on page 14 of the attached forms. While for the most part the application can be completed by the individual subdivider or developer, some technical assistance may be required in completing the financial data requirements and perhaps for some portions of the Public Offering Statement.

Let us analyze the potential cost of perfecting a registration and show the impact of a 25 lot subdivision as opposed to the minimum 50 lot subdivision we requested.

The fixed fee for registration filing is \$300.00 plus the cost of an on-site inspection. The inspection fees will vary depending on location, but for purposes of this discussion, we have estimated the average to be an additional \$300.00. Assuming that preparation of registration documents and technical assistance may run as high as \$500.00, it can be shown that minimum fees could be \$1100.00. Based on these calculations, the fees prorated on a 25 lot subdivision adds \$44.00 to the cost of each lot. At a 50 lot minimum, the addition is one half that amount and proportionately lower as the size of the subdivision goes up. **prorated only*

It should also be pointed out that the developer is not required to file a H.U.D. statement with the office of Interstate Land Sales until the subdivision contains 50 or more lots. Much of the same data is required on both filings. By setting the minimum at 50 lots, we are not imposing any harsher standards than is imposed by the Federal government in the same area.

As far as potential work load to the Division is concerned, a survey of subdivision plats filed with four major boroughs in 1975 (Anchorage, Fairbanks, Kenai, Matanuska-Susitna) disclosed the following information:

<u>Subdivision lot size</u>	<u>No. of Registrations</u>
4-24 Lots	460
25-49 Lots	47
50 & over Lots	40

April 20, 1976

Thus it can be shown, based on prior year activity, that we would experience in excess of a 100% workload increase if the minimum is kept at 25 lots.

Certainly the purpose of this bill is to provide full disclosure to potential buyers of subdivided land and the assurance that such disclosure is accurate and honest. What must be examined is at what point should this protection be extended. We feel that where small amounts of land are involved (25 lots or roughly 8 acres) the market area is significantly reduced. Accordingly, fewer people and generally those within a close proximity are potential buyers. These people can and generally do undertake their own personal investigation and on-site inspection. However, offerings of 50 or more lots require a much larger marketing area and in many cases the effort is statewide. In this situation, many potential purchasers would rely on the advertising material and the Public Offering Statement as they quite likely cannot afford the time or expense of traveling to conduct their own inspection.

It is for these reasons we feel that the minimum lot size requiring registration be left at 50 and not reduced to 25.

We also understand that the committee has amended HB 604 to require that sales of subdivided land by the state be expressly subject to the provisions of the bill. The House Judiciary Committee believes that there are policy reasons for requiring the state, when offering subdivided land for sale, to follow a procedure similar to that set out in HB 604 for private businessmen. We would like to suggest that the State remain exempt under the Land Sales Registration Act and that the Legislature consider requiring the Division of Lands in the Department of Natural Resources, to adopt regulations which would essentially follow the procedure outlined in the Uniform Land Sales Practices Act without requiring registration with the Department of Commerce and Economic Development.

The staff of this Division remains at your disposal should you or any member of the Legislature have any questions or desire further discussion of this material.

Attachment

STATE OF ALASKA
DEPARTMENT OF COMMERCE
DIVISION OF BANKING & SECURITIES
POUCH D
JUNEAU, ALASKA 99801

INSTRUCTION SHEET

Attached are the necessary forms for registration of out-of-state lands to be sold in Alaska. Registration is required when ten (10) or more separate lots, parcels, units or interests are offered in this State by a person in a period of twelve (12) months (unless otherwise exempt under Sec. 34.55.042).

Application fee must accompany Registration Statement. Applicant will be billed for inspection fee following inspection but prior to issuing Order of Registration.

The Department will upon receipt of applicant's Registration Statement and required exhibits, issue a Notice of Filing and within ninety (90) days from the date of the Notice of Filing will issue to the applicant, an order registering or rejecting the sale of the subdivided land in this State.

Please ascertain that all required exhibits are submitted with Registration Statement. ALL exhibits are not mentioned in the Registration Statement but are required.

No person may dispose of subdivided lands located outside this State unless a Public Offering Statement conforming to the attached format is delivered to the purchaser prior to the sale.

The subdivider must file within thirty (30) days after each annual anniversary date of the order registering subdivided land, an Annual Report (form attached) reflecting material changes in information contained in original registration.

The Department may accept, after review, the registrations filed with other states which have adopted the Uniform Land Sales Practices Act.

Please forward completed forms to:

Department of Commerce
Division of Banking & Securities
Pouch D
Juneau, Alaska 99801

STATE OF ALASKA
UNIFORM LAND SALES PRACTICES ACT

EXHIBITS REQUIRED

1. Service of Process
2. Copies of instruments by which applicant acquired interest in subdivided lands.
3. Copies of instruments creating liens against subdivided lands.
4. Copies of instruments creating easements, restrictions or other encumbrances, affecting the subdivided land.
5. A statement of zoning and other governmental regulations affecting the use of the subdivided land.
6. A description of any existing tax or proposed tax or assessment which affects the subdivided land.
7. Copies of contracts or agreements purchaser will be required to sign or agree to.
8. Copy of instrument which purchaser will receive as evidence of his interest in subdivided lands.
9. Proposed public offering statement ✓
10. Current Financial Statement of applicant (end of last fiscal year)
11. Title opinion by license
12. Copies of advertising material used
13. Legal description of the subdivision and a map showing dimensions of the lots, parcels, units or interests and the relations of the subdivision lands to existing streets, roads and other off-site improvements.
14. Statement of officers, directors, partner or employee

4. Size of Subdivision:

A. Total acreage in subdivision, including land held for future expansion. _____

B. Number of lots, parcels, units, or interests included in this filing. _____

C. Size of smallest parcel to be offered for sale. _____

(Exhibit 13 required as supporting information)

5. Record title holder:

Name _____
Address _____
Telephone _____

(Exhibit 2 required as supporting information)

6. Condition of title:

A. Are there any mortgages, trust, liens, or other encumbrances against this property?

Yes _____ No _____

If Yes, submit the following:

1. Name of mortgagee _____
2. Address _____
3. Original amount of mortgage _____
4. Balance owing _____
5. Terms of payment _____
6. Are mortgage and interest payments current?

Yes _____ No _____

(Exhibit 3 required as supporting information)

B. Other encumbrances (describe fully, i.e. pledged receivables, contract assignments, etc.). _____

C. Can subdivider presently convey clear title to subdivided lands?

Yes _____ No _____

7. Land use, covenants, taxes, assessments. (Exhibits 4, 5 & 6 required as supporting information)

A. Are these lands platted of record?

Yes _____ No _____

Did platting of these lands require prior approval of a governmental agency?

Yes _____ No _____

Name of agency _____

B. Is the use of the land restricted?

Yes _____ No _____

C. Are protective covenants recorded?

Yes _____ No _____

D. Are easements recorded?

Yes _____ No _____

8. Land is characterized by:

Steep grades or ravines?	_____	Filled grounds?	_____
Poor surface drainage?	_____	Swamp or marsh?	_____
Ocean spray damage?	_____	Desert?	_____
High water table?	_____	Sandy soil?	_____
Soil erosion?	_____	Clay soil?	_____
Floods?	_____	Other?	_____

9. Climate:

A. Describe climate _____

B. Average rainfall _____

10. Community facilities:

A. Developed or to be developed within the subdivision.

Elementary School?	_____	Church?	_____
High School?	_____	Shopping Center?	_____
Playground?	_____	Civic Center?	_____

B. Where the above are not developed within the subdivision, distance to:

Elementary School	_____ mi.	Church	_____ mi.
High School	_____ mi.	Shopping Center	_____ mi.
Playground	_____ mi.	Civic Center	_____ mi.

11. Utilities:

Public water system?	_____	Street lighting?	_____
Electric lines?	_____	Telephones?	_____
Sewage system?	_____	Gas?	_____
Fire hydrants?	_____		

12. Street improvements:

Width of streets?	_____	Type of road?	_____
Storm sewers?	_____	Who is responsible for maintenance?	_____
Nature of access road	_____		

13. Completion of required improvements:

A. Under subdivision regulations, are improvements required to be completed or bond posted prior to sale?

Yes _____ No _____

If no, when must they be completed? _____

STATE OF ALASKA
DEPARTMENT OF COMMERCE
DIVISION OF BANKING & SECURITIES
Pouch D
Juneau, Alaska 99801

NOTICE OF FILING

Name and address of subdivider

State of _____

File Number _____

Subdivision

Date Filed _____

Examiner _____

Telephone _____

UNIFORM CONSENT TO SERVICE OF PROCESS

KNOW ALL MEN BY THESE PRESENTS:

That the undersigned, _____, (a corporation organized under the laws of the State of _____) (a partnership) (an individual) (other _____) for the purpose of complying with the laws of the State of _____ relating to either the registration or sale of out-of-state land hereby irrevocably appoints Commissioner of Commerce _____, and the successors in such office, its attorney in the State of Alaska upon whom may be served any notice, process or pleading in any action or proceeding against it arising out of or in connection with the sale of out-of-state land or out of violation of the aforesaid laws of said State; and the undersigned does hereby consent that any such action or proceeding against it may be commenced in any court of competent jurisdiction and proper venue within said State by service of process upon said officer with the same effect as if the undersigned was organized or created under the laws of said State and had lawfully been served with process in said State.

It is requested that a copy of any notice, process or pleading served hereunder be mailed to:

(Name and Address)

Dated: _____, 19____.

(Seal)

By _____

Title _____

By _____

Title _____

CORPORATE ACKNOWLEDGMENT

UNITED STATES OF AMERICA)
) ss.
STATE OF _____)

On this _____ day of _____, 19____, before me _____, the undersigned officer, personally appeared _____ and _____, known personally to be to be the _____ President and _____ Secretary, respectively, of the above named corporation, and that they, as such officers, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by themselves as such officers.

IN WITNESS WHEREOF I have hereunto set my hand and official seal.

(Notarial Seal)

Notary Public
My Commission expires: _____

INDIVIDUAL OR PARTNERSHIP ACKNOWLEDGMENT

UNITED STATES OF AMERICA)
) ss.
STATE OF _____)

On this _____ day of _____, 19____, before me, _____, the undersigned officer, personally appeared _____ to me personally known and known to me to be the same person(s) whose name(s) is (are) signed to the foregoing instrument, and acknowledged the execution thereof for the uses and purposes therein set forth.

IN WITNESS WHEREOF I have hereunto set my hand and official seal.

(Notarial Seal)

Notary Public
My Commission expires: _____

STATE OF ALASKA
DEPARTMENT OF COMMERCE
AND ECONOMIC DEVELOPMENT

TO BE FILLED OUT BY ALL PARTNERS, OFFICERS, DIRECTORS OR PERSON OCCUPYING A SIMILAR STATUS OR FUNCTION OF THE SUBDIVIDER OR ANYONE WHOSE INTEREST IN THE APPLICANT EXCEEDS TEN PERCENT.

1. Firm Making Application

2. Applicant's Director or Officer's Full Name

Place of Birth Age

Business Address (including Zip Code)

Residence Address

Present Occupation or Profession

3. Are you an Officer, Director, Partner or Employee of above named firm?
(Circle one) President, Vice President, Sec., Treas., Director, Ocher

4. Record of Previous Occupation (5 years) (Give full details and attach separate sheet if necessary)

5. (a) Education Record (school address, years attended, degrees)

(b) State any specialized education in real estate or land development.

(c) States in which licensed as a real estate broker or salesman.

(d) If licensed, has your license as a real estate broker or salesman ever been revoked or suspended in this state or any other state?

Yes _____ No _____

6. Do you as principal of the firm have an interest in the applicant?

Yes _____ No _____

(a) Extent and nature (within 30 days of filing of application)

Number of shares owned: _____ Percentage of Ownership: _____

(b) How acquired and manner of payment _____

(c) Is payment completed? _____

7. Have you any written agreement covering acquisition of additional interest?

Yes _____ No _____ (If yes, give full particulars on separate sheet marked Exhibit A)

8. State in full your arrangements with this organization regarding compensation, salary, commission, profit-sharing, bonus, etc. (Attach separate sheet if necessary, marked Exhibit B)

9. (a) What amount of time do you devote to this organization's business or affairs? _____

(b) Will you be engaged in such activities on a full-time or part-time basis? _____

10. Have you ever:

(a) Been an officer or director in a company which has become insolvent or has voluntarily or involuntarily declared bankruptcy? _____

(b) Been arrested for or convicted of any crime? (Omit minor traffic violations) _____

(c) Have you as an individual ever filed a petition in voluntary bankruptcy or has an involuntary petition in bankruptcy been filed against you? _____

11. Has applicant company or any of its officers and directors ever been convicted of a crime involving land dispositions or any aspect of the land sales business, in this state, the United States, or any other state or foreign country or subject to any injunction or administrative order regarding false or misleading promotional plans involving land dispositions? _____

NOTE: If answer is "YES" to any part of Questions 10 or 11, attach a separate sheet providing full particulars and marked Exhibit C.

12. Names and addresses of five character references (do not use relatives or associates in this enterprise):

Name of Reference	Occupation	Mailing Address
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____

13. Names and addresses of credit references:

14. Banking facilities used during the past five years:

15. For corporations or partnerships owning in excess of 10% of registrant, attach latest Financial Statement (Balance Sheet & Income Statement)

STATE OF _____)
) ss:
 COUNTY OF _____)

I, _____, do solemnly swear that the foregoing answers and statements have been knowingly made by me and that the same are true, and that I have not omitted to state any material facts touching upon such matters.

Given under my hand this _____ day of _____ A.D. 19 _____.

Signature as principal of firm

Subscribed and sworn to before me in _____ County, in the State of _____, by the said _____, who personally appeared before me in the aforesaid County and State this _____ day of _____, A.D. 19 _____.

S E A L

Notary Public

My Commission Expires

PROFIT AND LOSS STATEMENT
 For the Period from _____ to _____

Sale of Lots		
Cost of Sales of Lots		
Gross Profit		
Sale of Houses		
Cost of Sale of Houses		
Gross Profit		
Interest Income on Lot Contracts		
Other Income		
<u>Operating Expenses</u>		
Advertising		
Other Selling Expenses		
Commissions		
General and Administrative		
Provision and Cancellation of Lot Contracts		
Net Income Before Provision For Federal Income Tax		
Provision for Federal Income Tax		
Net Income		

What is the average pay-out period on lot sales contracts?

What has been the average monthly expenditure for land improvement for the past six months? (Include monies placed in escrow for this purpose, but exclude any indirect charges; viz., consultation fees, etc.)

Is any of the land previously sold or presently offered for sale encumbered by mortgages or pledged as collateral?

If so, approximately what percent and how is it encumbered?

Does the encumbrance contain individual lot or parcel release provisions?

Explain briefly. _____

BALANCE SHEET

_____ 19 _____

ASSETS

LIABILITIES

Cash Unrestricted _____

Cash, In Escrow for Land Improve-
ments on Mortgage Payments _____

Contracts Receivable on Lots Sales _____

Less: Allowance for Contract
Cancellations _____

Other Receivables _____

Land Held for Sale, at Cost _____

Houses Under Construction _____

Fixed Assets at Cost _____

Less: Accumulated Depreciation _____

Deferred Charges _____

Other Assets _____

TOTAL ASSETS _____

Accounts Payable _____

Construction Loans Payable _____

Customer Deposits _____

Accrued Liabilities:
Commissions on Lot Sales _____

Interest _____

Other _____

Mortgages Payable _____

Other Notes Payable _____

Estimated Liability for
Improvements to lots sold _____

Federal Income Tax Payable:
Current _____

Deferred _____

Other Liabilities _____

Total Liabilities _____

STOCKHOLDER'S EQUITY

(If Proprietorship or Partnership, use Appropriate
Leading and Subtitles)

Common Stock _____ Shares Authorized _____
and Issued _____

Other Classes of Stock _____ Shares
Authorized and Issued _____

Contributed Capital _____

Retained Earnings _____

TOTAL LIABILITIES AND EQUITY _____

INSTRUCTION: In preparing Public Offering Statement, please use this format.

Reg. No. _____

PUBLIC OFFERING STATEMENT
on

_____ Date _____

1. Name and address of Subdivider
2. Description of land (location, number lots, etc.)
3. Ownership of land
4. Nature of interest in land to be conveyed
5. Type of instrument used for conveyance (deed, etc.)
6. Zoning regulations
7. Use for which property offered
8. Encumbrances, easements, liens, restrictions
9. Existing taxes, special taxes or assessments
10. Roads
11. Water Supply
12. Elevation of the land
13. Soil conditions - drainage
14. Sewage disposal facilities
15. Existing and proposed improvements
16. Date of completion and responsibility for construction and maintenance of existing and proposed improvements.
17. Electricity, telephone, gas
18. Fire and police protection
19. Public transportation
20. Schools
21. Shopping facilities
22. Terms of sale
23. Provisions of installment contract of sale
24. Tax estimate
25. Escrow or trust agreement
26. Representative or real estate agent in Alaska.
27. Name and address of agency to receive service

THIS SUBDIVISION HAS BEEN REGISTERED WITH THE DEPARTMENT OF COMMERCE, STATE OF ALASKA, ON _____ . REGISTRATION DOES NOT INDICATE APPROVAL OR DISAPPROVAL OF THE SUBDIVISION.

Signature of authorized officer or agent

THIS PUBLIC OFFERING STATEMENT MUST BE GIVEN TO EACH PURCHASER AT THE TIME OF SALE AND PURCHASER BE GIVEN AMPLE OPPORTUNITY TO READ THE STATEMENT.

Note: (The above two underscored statements to appear on all Public Offering Statements)

HB-605

COMMITTEE REPORT

1/16/76

HOUSE

FINANCE

Mr. Speaker:

Date 1-21-76

The Committee on CBRA has had HR 505

under consideration. A Majority of the members of the Committee

() recommends it DO PASS

() recommends it DO NOT PASS

() recommends it DO PASS WITH ATTACHED AMENDMENT(S)

() recommends it BE REPLACED WITH CS FOR _____ AND THAT

CS FOR _____ DO PASS

() "and" recommends it BE REFERRED TO THE _____

COMMITTEE

() reports it back WITHOUT RECOMMENDATION

() "other"

Members signing the Majority report:

<u>[Signature]</u>	<u>[Signature]</u>	_____
<u>[Signature]</u>	<u>[Signature]</u>	_____
<u>[Signature]</u>		_____
_____		_____

Members NOT concurring in the Majority report:

_____ recommends:

_____ recommends:

_____ recommends:

_____ recommends:

_____ recommends:

_____ Chairman