

Submitted by: Assembly Member Rivera
Prepared by: Housing and Homelessness
Committee
Reviewed by: Assembly Counsel
For reading: June 20, 2023

**ANCHORAGE, ALASKA
AR No. 2023-211**

**A RESOLUTION OF THE ANCHORAGE MUNICIPAL ASSEMBLY
ESTABLISHING SITE-SELECTION CRITERIA FOR NEW PERMANENT YEAR-
ROUND LOW-BARRIER MUNICIPALLY OWNED SHELTER**

WHEREAS, the Assembly approved AR 2023-97, As Amended, a resolution adopting the Clean Slate Strategy; and

WHEREAS, the Clean Slate Strategy's main goal is to get a permanent year-round low-barrier shelter operational by November 1, 2023; and

WHEREAS, while this process envisions the Municipality owning the chosen shelter site, it does not envision the Municipality managing or operating shelter; and

WHEREAS, to date, the process to achieve this goal has focused on community engagements around shelter and what well-run shelter could look like in or community; and

WHEREAS, the current phase of work involves the creation and adoption of site-selection criteria to assist in the next phase of work focused on identifying a variety of possible locations for shelter; and

WHEREAS, AMC 21.03.140 provides a mandatory process for Public Facility site selection, unless a proposed site is subject to conditional use approval; and

WHEREAS, homeless and transient shelters are considered conditional uses in areas zoned as PLI and B-3; and

WHEREAS, to date, the Municipality has never formally adopted site-selection criteria for shelter as a matter of public policy but instead relied on various working groups and task forces to develop criteria; and

WHEREAS, there are a variety of other factors, including neighborhood mitigation, client safety, and more, that will be considered during later phases of work; and

WHEREAS, it is in the public interest that the Municipality formally adopt site-selection criteria for the selection of a new permanent year-round low-barrier shelter that will be Municipally owned;

NOW, THEREFORE, THE ANCHORAGE ASSEMBLY RESOLVES:

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2 **Section 1.** The Assembly supports the below site-selection criteria for new
3 permanent year-round low-barrier shelter chosen as part of the Clean Slate Strategy
4 and which is Municipally owned.

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6 **Section 2.** The Assembly establishes the following screening criteria as required
7 characteristics for any sites selected, in addition to requirements of Title 21 for
8 conditional use approval, unless a waiver is presented to the Assembly for approval:

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- 10 • The property or properties must 1) be zoned PLI or B3; or 2) have the
11 written support from the Anchorage Health Department Director to trigger
12 Title 16 emergency shelter provisions while the property or properties are
13 rezoned.
 - 14 • For every individual, there must be 50 square feet of space for each
15 sheltered individual's personal use at a minimum, plus additional space
16 for administration and services.
 - 17 • If an existing building, the property or properties must be unoccupied and
18 available and be in fair condition or better as determined in writing by
19 Building Safety.
 - 20 • The property or properties must be ADA compliant or be easily brought
21 up to compliance.
 - 22 • The capital costs required to acquire the site and bring it to habitable
23 condition must be within the available budget and a capital budget must
24 be presented to the Assembly for consideration. In addition, startup costs
25 and the first quarter of operating costs must be factored at \$2.5 million
26 during site selection.

27 **Section 3.** The Assembly establishes the following additional criteria for any sites
28 selected as preferred characteristics:

- 29
- 30 • The property or properties should not lie within 500-feet of a school,
31 licensed childcare facility, or playground.
 - 32 • The property or properties should lie within a quarter mile of public
33 transportation.
 - 34 • The property or properties should have the ability to create a visibility
35 buffer.
 - 36 • The property or properties should be able to be occupied and operational
37 as shelter between November 1, 2023, to December 31, 2023.

38 **Section 4.** This Resolution shall be effective immediately upon passage and
39 approval by the Assembly.

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41 PASSED AND APPROVED by the Anchorage Assembly this _____ day
42 of _____, 2023.

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46 _____
Chair of the Assembly

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ATTEST:

Municipal Clerk