

**Municipal Clerk's Office**  
**Amended and Approved**  
**Date: December 7, 2021**  
**Immediate**  
**Reconsideration Failed**  
**Date: December 7, 2021**

Submitted by: Assembly Vice-Chair Constant and  
Member Weddleton and Mayor  
Bronson  
Prepared by: Office of the Mayor and Vice-Chair  
Constant  
For reading: December 7, 2021

**ANCHORAGE, ALASKA**  
**AO No. 2021-116(S), As Amended**

1 **AN ORDINANCE OF THE ANCHORAGE MUNICIPAL ASSEMBLY**  
2 **REAPPROPRIATING AN AMOUNT OF SIX MILLION DOLLARS (\$6,000,000.00) AS**  
3 **A CONTRIBUTION FROM THE AREAWIDE GENERAL CAPITAL IMPROVEMENT**  
4 **PROJECTS (CIP) FUND (401800), PREVIOUSLY APPROPRIATED FOR**  
5 **PROPERTY ACQUISITION BY AO 2020-99, AS AMENDED, AND NOW**  
6 **REAPPROPRIATED FOR EXPENDITURES TO IMPLEMENT THE MASS CARE EXIT**  
7 **STRATEGY ADOPTED IN AR 2021-350.**

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8  
9 **WHEREAS**, in March 2020 the Municipality of Anchorage began providing mass  
10 care in response to the COVID-19 pandemic and mass care locations have included  
11 the Sullivan Arena and various hotels around the Municipality; and

12  
13 **WHEREAS**, a legislative drafting committee of the Anchorage Assembly and Mayor  
14 Bronson engaged in a facilitated process, funded by philanthropic partners, to  
15 address the need to exit the Sullivan Arena for mass care during the ongoing,  
16 extended need for mass care services; and

17  
18 **WHEREAS**, the facilitated process yielded a mass care exit strategy from the  
19 Sullivan Arena that provides continued mass care during the COVID-19 pandemic  
20 that was unanimously adopted by the Anchorage Assembly in AR 2021-350; and

21  
22 **WHEREAS**, the unanimously adopted Sullivan Arena exit strategy utilizes a client-  
23 community focused approach to mass care that better serves the clients and better  
24 protects and meets neighborhood needs, and that relies on a public private  
25 partnership committed to developing a finance plan for implementation that will meet  
26 the continued mass care needs and be compatible with longer term, post-mass care  
27 client and community needs; and

28  
29 **WHEREAS**, the following types of investments were adopted as part of the mass  
30 care exit strategy: single adult facility utilizing a navigation center design, special  
31 population facility utilizing a navigation center design, medical convalescence  
32 facility, substance misuse treatment with housing; workforce and permanent  
33 supportive housing units; and surge capacity within the system; and

34  
35 **WHEREAS**, the facilitation group continues to meet to advance all investments  
36 identified in the facilitated plan and has expanded to include representatives from  
37 the Rasmuson Foundation, on behalf of philanthropy, and the Anchorage Coalition  
38 to End Homelessness as the community convener on homelessness, to identify the  
39 steps to implementation and have successfully identified ways to move forward each  
40 of the identified investments leveraging private and public contributions; and

41

1 **WHEREAS**, all aspects of implementation, including the acquisition of properties,  
 2 will require public-private partnerships, with the Municipality investing into the  
 3 financial partnership; now, therefore,  
 4

5 **THE ANCHORAGE ASSEMBLY ORDAINS:**  
 6

7 **Section 1.** The sum of SIX MILLION DOLLARS (\$6,000,000.00) is hereby  
 8 reappropriated from the Areawide General Capital Improvements Projects (CIP)  
 9 Fund and reappropriated as a grant to the Alaska Community Foundation for  
 10 property acquisitions and other procurements related to  
 11 implementing [expenditures to implement] the mass care exit strategy adopted  
 12 in AR 2021-350 as follows: [-]  
 13

- 14 **A. \$2,000,000 toward the purchase of a Medical Convalescence**  
 15 **Facility;**  
 16 **B. \$1,200,000 toward the purchase of a Workforce/Permanent**  
 17 **Supportive Housing Facility; and**  
 18 **C. \$2,800,000 toward a design and manufacture of a structure for**  
 19 **Adult Shelter and Navigation Center by the Municipality of**  
 20 **Anchorage.**  
 21

22 **Section 2.** The Municipality's investment in the implementation of the mass care  
 23 exit strategy will be a grant to the Alaska Community Foundation [go into the  
 24 funders' collaborative that will contain both municipal and private  
 25 contributions that will be jointly managed by the Municipality, private  
 26 contributors, and subject matter experts].  
 27

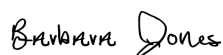
28 **Section 3.** This ordinance shall take effect immediately upon passage and  
 29 approval by the Anchorage Assembly.  
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31 PASSED AND APPROVED by the Anchorage Assembly this 7th day of December,  
 32 2021.  
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35 \_\_\_\_\_  
 36 Chair  
 37

38 ATTEST:  
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41 \_\_\_\_\_  
 42 Municipal Clerk



**MUNICIPALITY OF ANCHORAGE**  
**Assembly Information Memorandum**

No. AIM 224-2021, As Amended

Meeting Date: December 7, 2021

1 **From: ASSEMBLY MEMBER WEDDLETON**  
2

3 **Subject: AO 2021-116: AN ORDINANCE OF THE ANCHORAGE**  
4 **MUNICIPAL ASSEMBLY REAPPROPRIATING AN AMOUNT OF**  
5 **SIX MILLION DOLLARS (\$6,000,000.00) AS A CONTRIBUTION**  
6 **FROM THE AREAWIDE GENERAL CAPITAL IMPROVEMENT**  
7 **PROJECTS (CIP) FUND (401800), PREVIOUSLY**  
8 **APPROPRIATED FOR PROPERTY ACQUISITION BY AO 2020-**  
9 **99, AS AMENDED, AND NOW REAPPROPRIATED FOR**  
10 **EXPENDITURES TO IMPLEMENT THE MASS CARE EXIT 6**  
11 **STRATEGY ADOPTED IN AR 2021-350.**  
12

13 For the Assembly's consideration; please see the attached "Initial Implementation  
14 of the Mass Care Exit Strategy" describing in detail the plans for the funding  
15 provided by AO 2021-116.  
16  
17  
18

19 Prepared by: Assembly Counsel  
20

21 Respectfully submitted: John Weddleton, Assembly Member  
22 District 6, South Anchorage, Girdwood, and  
23 Turnagain Arm  
24  
25

# INITIAL IMPLEMENTATION OF THE MASS CARE EXIT STRATEGY - AO 2021-116

AR 2021-350 adopted a mass care exit strategy, which identified a 5-prong approach that includes 1) Medical Convalescence, 2) Workforce Housing and Permanent Supportive Housing, 3) Adult Navigation and Shelter, 4) Special Population Shelter with navigation, and 5) Substance Misuse Treatment.

AO 2021-116 provides an initial investment by the Municipality of \$6 million dollars to be leveraged with philanthropic investments. This secures the public private partnership funding the client community approach to exiting mass care and providing long term services.

These funds come from the roughly \$11 million in the CIP allocation from AO2020-99.

**These leveraged funds allow for the following either directly or through coordinated efforts:**

**Directly funded by AO 2021-116:**

## **1. Purchase of the Sockeye Hotel for a Medical Convalescence Facility for up to 120 clients . (\$2M)**

- Services will include personal care assistance (PCA/PCS) to help clients with activities of daily living - toileting, bathing, basic hygiene.
- Assist clients to become Medicaid eligible for PCA/PCS services or assisted living homes.
- Operational dollars are a combination of FEMA during mass care draw down and then alcohol tax/AHD operating dollars, Medicaid and philanthropy.
- Property initially held through agreement with JL Properties.

## **2. Purchase of the Barrett Hotel for Workforce and Permanent Supportive Housing for up to 150[120] clients(\$1.2M)**

- Partnership with existing providers of permanent supportive housing, which is a program that will pay for client rent and supportive services.
- Workforce micro units funded by Emergency Rental Assistance set aside for shelter to lease. Lease payments will pay for overall property management and light touch case management.
- Workforce micro units also eligible for housing voucher placements.

## **3. Funding for the design or design/manufacture of the Single Adult Navigation Center with Shelter for up to 200 clients with a 130 surge capacity at Tudor and Elmore. (\$2.8M)**

- Design contract will be awarded via the RFP process. RFP scheduled to be issued December 9, 2021 with responses due by January 17, 2022.
- Design or a design/manufacture contract will require Assembly approval.
- Potential construction capital dollars available through the approximately \$5 million remaining in the CIP fund previously appropriated in AO 2020-99.

## Ordinance Highlights

- Medical Convalescence location identified with up to 120 clients and under contract for purchase.

- 93 units of Workforce and Permanent Supportive Housing

- Utilizes a Funders Collaborative to hold funds from all sources

- Leverages other investments in the overall strategy to address homelessness in Anchorage



**Unresolved Need:**

**4. Special Population Shelter Location(s) for up to 200 clients.**

- Still need to identify site(s).
- Shelter services for elders, couples and LGBTQIA+ clients.

**Complementary Municipal Investment:**

**5. Recent Appropriation of \$100,000 design funding for Salvation Army Substance Misuse Treatment Facility approved by the Assembly on November 23, 2021.**

- Resumes operation of 68 residential beds for substance misuse.
- Expected construction early 2022.
- Approximately 165 clients served per year.
- Leverages state funds for construction costs already obtained by Salvation Army

The number of clients served annually depends on the length of stay at a facility as well as the capacity. The length of stay at a navigation center with shelter averages about 4 weeks. The length of stay for medical convalescence and work force housing is much longer.

<u>Population</u>	<u># Proposed Beds</u>	<u>Average Length of Stay</u>	<u>Utilization Assumption</u>	<u>Clients Served per Year</u>
<u>1) Medical Convalescence</u>	<u>120</u>	<u>144</u>	<u>100%</u>	<u>304</u>
<u>2) Workforce and Supportive Housing</u>	<u>[120]150</u>			
<u>3) Single Adults with Navigation</u>	<u>200</u>	<u>26</u>	<u>100%</u>	<u>2,808</u>
<u>4) Special Population: LGBTQ+, Elders, Women</u>	<u>200</u>	<u>66</u>	<u>100%</u>	<u>1,106</u>
<u>4) Substance Misuse Treatment</u>	<u>68</u>	<u>90</u>	<u>100%</u>	<u>276</u>
<u>Total - Routine Occupancy</u>	<u>708</u>	<u>326</u>	<u>100%</u>	<u>4,494</u>
<u>Surge Capacity in the system</u>	<u>130</u>			
<u>Total - Occupancy at Surge Levels</u>	<u>838</u>			

**SPECIAL PROJECTS FUND: PUBLIC PRIVATE PARTNERSHIP**

The funds, once appropriated, will be deposited via grant agreement to an entity into a separate fund specifically for the purpose of implementing the mass care exit strategy. The Special Projects Fund will be governed by ordinance appropriating funds and a governance group consisting of the 1) the Mayor or designee; 2) chair of the Assembly's Committee on Housing and Homelessness and 3) Representative from the Rasmuson Foundation on behalf of the philanthropic funders. Notice of approved expenditures from the Special Projects Fund will be provided within 30 days to the respective investors.

**WHAT'S NEXT?**

- **12/6/2021 Public Hearing**
- **Updates on expenditures from the funders' collaborative**