HERITAGE LAND BANK
2023 ANNUAL WORK PROGRAM &
2024-2028 FIVE-YEAR MANAGEMENT PLAN
Heritage Land Bank

- 1983 – Establishment of the Heritage Land Bank (AO 83-86)
- HLB is a self supporting, non-tax-funded agency of MOA
- Mission: to manage uncommitted municipal land and the Heritage Land Bank fund in a manner designed to benefit the present and future residents of Anchorage, promote orderly development and achieve the goals of the Comprehensive Plan.
- Currently manages over 12,000 acres of Municipal Land, majority of which has multiple development limitations.
- Title 25 of AMC “Public Lands” contains the statutes under which HLB operates.
## Work Plan Code Requirements (AMC 25.40.020)

<table>
<thead>
<tr>
<th>Annual Work Program</th>
<th>Five-Year Management Plan</th>
<th>Policies and Procedures</th>
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<tbody>
<tr>
<td>• Include proposed land acquisitions, transfers, disposals, management and inventory activities for the coming year.</td>
<td>• Include potential long-term land acquisition, transfer, disposal, management and inventory objectives</td>
<td>• Develop, adopt, and maintain comprehensive policies and procedures to govern the management of the HLB land and fund.</td>
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<td>• Include revenue and expenditure projections and the proposed budget for the coming year.</td>
<td>• Include a 5-year revenue and expenditure projection</td>
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<td>• Include a review of the previous year’s activities, including financial information, land transactions, and fund expenditures.</td>
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### HLBAC Public Hearing

• 45-Day Notice and Comment Period
• Send to Community Councils and Mailing List
January
• Began drafting the 2023 Work Plan

February & March
• HLBAC work sessions

April
• Released Public Review Draft for comment
• 45-day public hearing notice

June
• Public comment period closed
• HLBAC Public Hearing
• HLBAC Resolution recommending Assembly approval

July
• Edited Draft to incorporate HLBAC amendments
• Introduced at the 7/27 Assembly meeting

August
• Assembly work session
• Public hearing set for 8/8/2023
High Level of Each Chapter

Chapter 1: HLB Overview
  • History, Objectives, Acquisition Info, Inventory Status

Chapter 2: 2022 Progress Report
  • Accomplishments in land transactions, projects, and management
  • HLBAC Resolutions

Chapter 3: 2023 Work Program
  • Potential land transactions, projects, and management

Chapter 4: Five-Year Management Plan
  • Potential land transactions, projects, and management

Appendices
  • Maps
  • Policies
  • HLB Fund History and Projections
  • HLB Leases and Permits
  • Public Comments and Responses
  • HLBAC Resolution 2023-02 recommending assembly approval of the Work Plan
Highlights

Progress Report Highlights
• Disposal of Girdwood Industrial Park phase 1 lots to lessees (6-057A-E)
• Disposal of Porcupine Building in Mountain View to a non-profit (3-073)
• Acquisition of Laurel Acres parcels for future wetland mitigation (5-041)
• Acquisition of Bear Valley parcel to increase Chugach State Park access (2-158)

Annual Work Program Priorities
• 6-057F: Girdwood Industrial Park
• 6-076: Girdwood Community Land Trust
• Cemetery Projects: Eagle River (1-111), Girdwood (6-018), Natural Burial (2-156)
• 3-074 & Block 102 Trade
• 6-043: Disposal to USFS
Any Questions?