

Submitted by: Chairman of the Assembly
At the request of the Mayor
Prepared by: Port of Anchorage
For reading: September 7, 2004

CLERK'S OFFICE

APPROVED

Date: 9-21-04 ANCHORAGE, ALASKA
AO NO. 2004-127

1 AN ORDINANCE OF THE ANCHORAGE MUNICIPAL ASSEMBLY
2 AUTHORIZING AN EXCLUSIVE USE PERMIT FOR PORTIONS OF LOTS 9-A
3 AND 12-A IN THE PORT OF ANCHORAGE SUBDIVISION TO THE UNITED
4 STATES COAST GUARD.
5

6
7 WHEREAS, the Municipality of Anchorage (Port of Anchorage) has negotiated terms with
8 the United States Coast Guard for use of portions of Lot 9-A (11,700 sf) and Lot 12-A
9 (111,600 sf) in the Port of Anchorage Subdivision, totaling approximately 123,300 square
10 feet; and
11

12 WHEREAS, the operations of the United States Coast Guard require exclusive use of the
13 proposed areas of Lots 9-A and 12-A, Port of Anchorage Subdivision, and
14

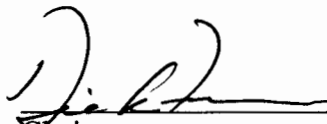
15 WHEREAS, Anchorage Municipal Code Section 25.30.020 requires that disposal of
16 municipal land, including use permits of substantial value to the municipality, shall be by
17 ordinance only; now therefore,
18

19 THE ANCHORAGE ASSEMBLY ORDAINS:
20

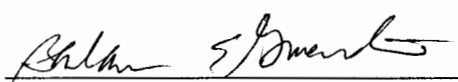
21 **Section 1.** The Municipality of Anchorage is authorized to enter into an exclusive use
22 permit for portions of Lot 9-A and Lot 12-A, Port of Anchorage Subdivision, Port of
23 Anchorage, to the United States Coast Guard upon the terms and conditions summarized in
24 Assembly Memorandum submitted concurrently with this ordinance.
25

26 **Section 2.** This ordinance shall take effect immediately upon passage and approval.
27

28 PASSED AND APPROVED by the Anchorage Assembly this 21st day of
29 September, 2004.
30

31
32 
33 Chairman

34
35 ATTEST:
36

37 
38
39 Municipal Clerk
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MUNICIPALITY OF ANCHORAGE

ASSEMBLY MEMORANDUM

AM No. 664-2004

Meeting Date: September 7, 2004

From: Mayor

Subject: AN ORDINANCE OF THE ANCHORAGE MUNICIPAL ASSEMBLY
AUTHORIZING AN EXCLUSIVE USE PERMIT FOR PORTIONS OF LOTS 9-A
AND 12-A IN THE PORT OF ANCHORAGE SUBDIVISION TO THE UNITED
STATES COAST GUARD.

The United States Coast Guard has established a Marine Safety and Security Team on Port property in order to fulfill its operational mission in the State of Alaska. The United States Coast Guard requires additional area at the Port to store materials and equipment necessary to fulfill its mission.

Permittee: United States Coast Guard

Area: Portions of Lot 9-A (11,700 sf) and Lot 12-A (111,600 sf) in the Port of Anchorage Subdivision, totaling approximately 123,300 square feet.

Ground Fee: The total annual fee for the permitted areas, at \$.88 per square foot, is One Hundred Eight Thousand Five Hundred Four Dollars (\$108,504.00), payable at a rate of Nine Thousand Forty Two Dollars (\$9,042.00) per month.

Fee Adjustment: The fee for the permitted area is at market rate; no adjustment will be made to rent during the term of the term of the permit.

Permit Length: Five (5) years.

Services provided By Permittee: Permittee is solely responsible for all costs connected with the installation, operation, maintenance, and replacement of all Government-owned equipment located on the permitted premises.

Services provided By POA: Snow removal and ice control service at both permit areas, provided the permit areas are not access-restricted by USCG. POA shall also provide security service and debris removal. Electric power shall only be provided to Lot9-A.

THE ADMINISTRATION RECOMMENDS APPROVAL OF THE PERMIT TO THE UNITED STATES COAST GUARD, AUTHORITY TO EXECUTE THE PERMIT ACCORDING TO THE TERMS AND CONDITIONS DESCRIBED ABOVE, AND AUTHORITY TO NEGOTIATE SUCH OTHER TERMS AND CONDITIONS AS REASONABLY NECESSARY FOR THE PROTECTION AND BENEFIT OF THE MUNICIPALITY.

Prepared by: William J. Sheffield, Port Director

Concur: Denis C. LeBlanc, Municipal Manager

Respectfully submitted: Mark Begich, Mayor



FIRM CONSTRUCTION, INC.

MUNICIPALITY OF ANCHORAGE

Summary of Economic Effects -- Utilities

AO Number: 2004 -

Title: AN ORDINANCE OF THE ANCHORAGE MUNICIPAL ASSEMBLY
AUTHORIZING AN EXCLUSIVE USE PERMIT FOR PORTIONS OF LOTS
9-A AND 12-A IN THE PORT OF ANCHORAGE SUBDIVISION TO THE
UNITED STATES COAST GUARD.

Sponsor: William J. Sheffield
Preparing Agency: Port of Anchorage
Others Impacted: None

CHANGES IN REVENUES AND EXPENSES:		(In Thousands of Dollars)				
	FY04	FY05	FY06	FY07	FY08	
Operating Revenues:						
9572 Industrial Park Rental/Storage	\$ 36.1	\$ 108.5	\$ 108.5	\$ 108.5	\$ 108.5	
TOTAL OPERATING REVENUES	\$ 36.1	\$ 108.5	\$ 108.5	\$ 108.5	\$ 108.5	
Operating Expenses:						
Electrical	\$ 0.5	\$ 2.0	\$ 2.0	\$ 2.0	\$ 2.0	
General Maint & Snow Removal	-	-	-	-	-	
Insurance	-	-	-	-	-	
TOTAL OPERATING EXPENSES	\$ 0.5	\$ 2.0	\$ 2.0	\$ 2.0	\$ 2.0	
Non-Operating Revenues:						
TOTAL NON-OPERATING REVENUES	\$ -	\$ -	\$ -	\$ -	\$ -	
Non-Operating Expenses:						
TOTAL NON-OPERATING EXPENSES	\$ -	\$ -	\$ -	\$ -	\$ -	
NET INCOME (REGULATED)	\$ 35.6	\$ 106.5	\$ 106.5	\$ 106.5	\$ 106.5	
POSITIONS: FT/PT and Temp	0	0	0	0	0	

PUBLIC SECTOR ECONOMIC EFFECTS:

The Permit to USCG for Lots 9-A and 12-A will provide the Port of Anchorage with new rental revenue of \$108,504.00 per year for five years for previously unused and unproductive square footage.

SUMMARY OF ECONOMIC EFFECTS

PRIVATE SECTOR ECONOMIC EFFECTS:

NONE

Prepared by: Kevin Bruce, Director of Communications

Telephone: 343-6219

Content Information

Content ID : 002125

Revision: 0

Type: Ordinance - AO

Title: US Coast Guard Permits

Author: kostersa

Initiating Dept: Port

Review Depts:

Description: US Coast Guard permits for Port of Anchorage
subdivision lots 9A and 12B.

Keywords: Coast Guard, MSST, Port, POA

Date Prepared: 8/26/04 10:46 AM

Director Name: William Sheffield

Addnl Dept Review ?: No

Addnl Review Depts:

Mayor Review?: No

Requested Assembly Meeting
Date MM/DD/YY: 9/7/04 12:00 AM

Workflow History

<u>Workflow Name</u>	<u>Action Date</u>	<u>Action</u>	<u>User</u>	<u>Security Group</u>	<u>Content ID</u>	<u>Revision</u>
AllOrdinanceWorkflow	8/26/04 10:53 AM	Checkin	kostersa	Public	002125	0
Port_SubWorkflow	8/26/04 11:30 AM	Approve	sheffieldwj	Public	002125	0
ECD_SubWorkflow	8/26/04 11:59 AM	Approve	thomasm	Public	002125	0
OMB_SubWorkflow	8/26/04 3:32 PM	Approve	pearcydl	Public	002125	0
Legal_SubWorkflow	8/26/04 4:54 PM	Approve	fehlenrl	Public	002125	0
MuniManager_SubWorkflow	8/27/04 7:56 AM	Approve	leblancdc	Public	002125	0
MuniMgrCoord_SubWorkflow	8/27/04 2:10 PM	Approve	abbottmk	Public	002125	0