

CLERK'S OFFICE
AMENDED AND APPROVED
Date: 2-13-07

Submitted by: Mayor
Prepared by: Department of Economic &
Community Development
For Reading: February 13, 2007

ANCHORAGE, ALASKA
AO 2007-26(S)

1 AN ORDINANCE SUBMITTING TO THE QUALIFIED VOTERS OF THE
2 MUNICIPALITY AT THE REGULAR MUNICIPAL ELECTION APRIL 3, 2007, A
3 BALLOT PROPOSITION APPROVING A NON-EXCLUSIVE LONG-TERM LEASE
4 OF THE WILLIAM C. CHAMBERLIN EQUESTRIAN CENTER AT RUTH ARCAND
5 PARK TO RAINBOW CONNECTION THERAPEUTIC HORSEBACK RIDING
6 PROGRAM AND THE ANCHORAGE HORSE COUNCIL, INC.

7
8
9 WHEREAS, Anchorage Horse Council, Inc. (AHC) (Council), a non-profit corporation, manages
10 the Section Sixteen Equestrian Center, also known as the William C. Chamberlain Equestrian
11 Center (Center), located in a portion of Ruth Arcand Park, under a management agreement
12 administered by the Department of Parks and Recreation since 1985; and

13
14 WHEREAS, Rainbow Connection Therapeutic Riding Program (Rainbow), a non-profit
15 organization, provides therapeutic horseback riding to children and adults of every age, race and
16 income level with a wide range of disabilities since 1974; and

17
18 WHEREAS, Rainbow is a nationally accredited therapeutic riding program with a waiting list of
19 individuals wanting to participate; and

20
21 WHEREAS, the Rainbow needs a permanent, handicapped accessible facility in a central public
22 location; and

23
24 WHEREAS, at the request of Council and Rainbow, and in consideration of the Council's
25 continued management and operation, the municipality proposes a non-exclusive lease of the
26 Center to Rainbow and AHC for a term not to exceed 20 years, plus two 10-year renewal options,
27 for less than fair market value, to provide a continuing program for Alaskans with physical
28 disabilities and facilitate further development and enhancement of Center facilities, a purpose
29 beneficial to the Municipality and the public; and

30
31 WHEREAS, the Center includes approximately 334.57 acres in Ruth Arcand Park, at Tract D,
32 Section Sixteen Subdivision, Plat No. 86-124; and

33
34 WHEREAS, pursuant to Anchorage Ordinance 90-71(S), Ruth Arcand Park is dedicated to park
35 and recreational uses, requiring any lease to be approved by the voters pursuant to Anchorage
36 Municipal Charter §10.02(8) and Anchorage Municipal Code Section 25.30.020; and
37

1 WHEREAS, a companion ordinance, AO 2007-27, authorizing a long-term, non-exclusive lease of
2 dedicated park land known as the Section Sixteen William C. Chamberlain Equestrian Center to
3 AHC and Rainbow, both non-profit corporations, at less than fair market value, as permitted by
4 Anchorage Municipal Code section 25.30.040B. is pending, and must be approved by the
5 Assembly prior to placing this ballot proposition before the voters; now therefore,

6
7 THE ANCHORAGE MUNICIPAL ASSEMBLY ORDAINS:

8
9 ~~Section 1.~~ — ~~Submission of this ballot proposition to the voters is subject to the adoption of~~
10 ~~AO 2007-27, approving a long-term, non-exclusive lease of the Section Sixteen William C.~~
11 ~~Chamberlain Equestrian Center by Anchorage Horse Council, Inc. and Rainbow Connection, Inc.,~~
12 ~~two non-profit corporations.~~

13
14 **Section [2] 1.** Pursuant to Anchorage Municipal Charter §10.02, at the regular Municipal election
15 April 3, 2007, a ballot proposition in substantially the following form shall be submitted to the
16 qualified voters of the Municipality of Anchorage:

17
18 Proposition _____

19
20 APPROVING A LONG-TERM, NON EXCLUSIVE LEASE OF
21 THE WILLIAM C. CHAMBERLIN EQUESTRIAN CENTER AT
22 **IN** RUTH ARCAND PARK, **TRACT D** CONTAINING ~~334.57~~
23 ~~ACRES OF DEDICATED MUNICIPAL PARK LAND~~, WITH
24 THE RAINBOW CONNECTION THERAPEUTIC HORSEBACK
25 RIDING PROGRAM AND ANCHORAGE HORSE COUNCIL,
26 TWO NON-PROFIT CORPORATIONS, FOR THE PURPOSE OF
27 OPERATING, UPGRADING AND MAINTAINING PUBLIC
28 EQUESTRIAN FACILITIES AND PROVIDING THERAPEUTIC
29 HORSEBACKRIDING FACILITIES AND PROGRAMS FOR
30 PEOPLE WITH DISABILITIES.

31
32 Shall the Municipality of Anchorage enter into a long-term, non-exclusive
33 lease of the William Clark Chamberlain Equestrian Center at **in** Ruth
34 Arcand Park, **Tract D** containing ~~334.57 acres of dedicated municipal park~~
35 ~~land~~, with Rainbow Connection Therapeutic Horseback Riding Program
36 and Anchorage Horse Council, two non-profit organizations, for the
37 purpose of operating, upgrading and maintaining public equestrian facilities
38 and providing therapeutic horseback riding facilities and programs for
39 people with disabilities upon approval by a majority of the voters at no cost
40 to the taxpayers?

41
42 Yes []

No []

43
44 Property affected by this proposition is located in Ruth Arcand Park,
45 described more specifically as the Section Sixteen Equestrian Center, also
46 known as William Clark Chamberlain Equestrian Center, Tract D,

1 Section Sixteen Subdivision, according to Plat 86-124, Anchorage
2 Recording District, Third Judicial District at Anchorage, Alaska.

3
4 The taxpayers of the Municipality of Anchorage do not incur an increase in
5 property taxes as a result of this lease, and any operations, upgrades and
6 improvements constructed during the lease by Rainbow Connection and
7 Anchorage Horse Council shall belong to the Municipality of Anchorage at
8 the end of the lease.

9
10
11 ~~Section 3. Section 1 of this ordinance shall become effective if, and only if, the companion~~
12 ~~ordinance authorizing the long term lease, AO 2007-27, is adopted by the Assembly.~~

13
14 Section [4] 2. Section 2 1 of this ordinance shall become effective if, and only if, said proposition
15 is passed by a majority of Municipality of Anchorage voters voting on the proposition.

16
17 PASSED AND APPROVED by the Anchorage Municipal Assembly this 15th day of
18 February, 2007.

19
20
21 Dan Sullivan
22 Chair

23
24
25
26 ATTEST:

27
28 Brenda S. Overst
29 Municipal Clerk
30
31

MUNICIPALITY OF ANCHORAGE
Summary of Economic Effects -- General Government

AO Number: 2007- 26 (S)

Title: AN ORDINANCE SUBMITTING TO THE QUALIFIED VOTERS OF THE MUNICIPALITY AT THE MUNICIPAL ELECTION APRIL 3, 2007, A BALLOT PROPOSITION APPROVING A NON-EXCLUSIVE TERM LEASE OF THE WILLIAM CLARK CHAMBERLIN EQUESTRIAN CENTER AT RUTH ARC. TO RAINBOW CONNECTION THERAPEUTIC HORSEBACK RIDING PROGRAM AND THE ANCHORAGE HORSE COUNCIL, INC.

Sponsor:

Preparing Agency: OECD

Others Impacted: Parks & Recreation

CHANGES IN EXPENDITURES AND REVENUES:

(In Thousands of Dollars)

	FY05	FY06	FY07	FY08	FY09
Operating Expenditures					
1000 Personal Services					
2000 Non-Labor					
3900 Contributions					
4000 Debt Service					
TOTAL DIRECT COSTS:	\$ -	\$ -	\$ -	\$ -	\$ -
Add: 6000 Charges from Others					
Less: 7000 Charges to Others					
FUNCTION COST:	\$ -	\$ -	\$ -	\$ -	\$ -

REVENUES:

CAPITAL:

POSITIONS: FT/PT and Temp

PUBLIC SECTOR ECONOMIC EFFECTS:

This ordinance will have no public economic effect.

PRIVATE SECTOR ECONOMIC EFFECTS:

This ordinance will have no economic effect on the private sector.

MUNICIPALITY OF ANCHORAGE

ASSEMBLY MEMORANDUM

No. AM 152-2007

Meeting Date: February 13, 2007

1 **From:** MAYOR

2
3 **Subject:** AN ORDINANCE SUBMITTING TO THE QUALIFIED VOTERS OF
4 THE MUNICIPALITY AT THE REGULAR MUNICIPAL ELECTION
5 APRIL 3, 2007, A BALLOT PROPOSITION APPROVING A NON-
6 EXCLUSIVE LONG-TERM LEASE OF THE WILLIAM
7 C.CHAMBERLIN EQUESTRIAN CENTER AT RUTH ARCAND PARK
8 TO RAINBOW CONNECTION THERAPEUTIC HORSEBACK
9 RIDING PROGRAM AND THE ANCHORAGE HORSE COUNCIL,
10 INC.

11
12 The Anchorage Horse Council, Inc. (Council), a non-profit corporation, manages the Section
13 Sixteen Equestrian Center (Center), also known as the William C. Chamberlin Equestrian
14 Center, located in a portion of Ruth Arcand Park, under a management agreement administered
15 by the Department of Parks and Recreation since 1985. The Center serves the community as an
16 equestrian recreation area.

17
18 The Rainbow Connection (Rainbow), a Therapeutic Horseback Riding Program, needs a
19 permanent, handicapped accessible facility in order to continue to serve people in Anchorage
20 who live with disabilities.

21
22 The Anchorage Horse Council and Rainbow Connection have joined forces in an effort to obtain
23 a non-exclusive, long term lease at Ruth Arcand Park, providing each entity with the opportunity
24 to raise and invest private funds for designing handicapped accessible facilities and other
25 improvements at the Center, and for the benefit of the Municipality and the public. These
26 facilities and improvements benefit Alaskans with physical disabilities and aide further
27 development and enhancement of the Center facilities.

28
29 The Anchorage Horse Council and Rainbow Connection agree to operate the Center in
30 partnership by proposing a non-exclusive, long term lease of the Center, for a term not to exceed
31 20 years, plus two additional 10 year renewal options, at less than fair market value. The land
32 included in the lease consists of approximately 334.57 acres in Ruth Arcand Park, Tract D,
33 Section Sixteen Subdivision, Plat No. 86-124. Pursuant to Anchorage Ordinance 90-71(S), Ruth
34 Arcand Park is dedicated to park and recreational uses, and a lease of municipal park land
35 requires approval by the voters under Anchorage Municipal Charter §10.02(8) and Anchorage
36 Municipal Code section 25.30.020.

37
38 A companion ordinance, Anchorage Ordinance 2007-27, seeks Assembly approval of a non-
39 exclusive, long term lease.

1
2 THE ADMINISTRATION RECOMMENDS APPROVAL OF AN ORDINANCE
3 SUBMITTING TO THE QUALIFIED VOTERS OF THE MUNICIPALITY AT THE
4 REGULAR MUNICIPAL ELECTION APRIL 3, 2007, A BALLOT PROPOSITION
5 APPROVING A NON-EXCLUSIVE LONG-TERM LEASE OF THE WILLIAM
6 C.CHAMBERLIN EQUESTRIAN CENTER AT RUTH ARCAND PARK TO RAINBOW
7 CONNECTION THERAPEUTIC HORSEBACK RIDING PROGRAM AND THE
8 ANCHORAGE HORSE COUNCIL, INC.

9
10 Prepared by: Schawna Thoma, Deputy Director
11 Approved by: Mary Jane Michael, Executive Director,
12 Department of Economic & Community Development
13 Concur: Jeff Dillon, Director
14 Parks Department
15 Concur: James N. Reeves, Municipal Attorney
16 Concur: Denis C. LeBlanc, Municipal Manager
17 Respectfully submitted: Mark Begich, Mayor
18

MUNICIPALITY OF ANCHORAGE
ASSEMBLY MEMORANDUM

No. AIM 29-2007

Meeting Date: February 13, 2007

1 **From: MAYOR**

2
3 **Subject: Technical changes to AO 2007-26, long term lease of the William C.**
4 **Chamberlain Equestrian Center**
5
6

7 The attached AO "S" version contains technical corrections throughout the original AO and
8 adds the line "at no cost to the taxpayers" to the ballot language.
9

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15
16 Prepared by: Schawna Thoma, Deputy Director
17 Approved by: Mary Jane Michael, Executive Director,
18 Department of Economic & Community Development
19 Concur: Jeff Dillon, Director
20 Parks Department
21 Concur: James N. Reeves, Municipal Attorney
22 Concur: Denis C. LeBlanc, Municipal Manager
23 Respectfully submitted: Mark Begich, Mayor
24

Content Information**Content ID :** 004814**Type:** Ordinance - AO**Title:** Long term lease Horse Council and Rainbow Connection**Author:** maglaquijp**Initiating Dept:** ECD**Description:** Long term lease Horse Council and Rainbow Connection**Keywords:** Long term lease Horse Council and Rainbow Connection**Date Prepared:** 2/9/07 11:03 AM**Director Name:** Mary Jane Michael**Assembly Meeting Date**
MM/DD/YY: 2/13/07**Public Hearing Date**
MM/DD/YY: 2/13/072007 FEB -9
CLEAN'S OFFICE
M.O.A.
PH 12:13**Workflow History**

<u>Workflow Name</u>	<u>Action Date</u>	<u>Action</u>	<u>User</u>	<u>Security Group</u>	<u>Content ID</u>
ECD_SubWorkflow	2/9/07 11:05 AM	Approve	thomasm	Public	004814
AllOrdinanceWorkflow	2/9/07 11:05 AM	Checkin	thomasm	Public	004814
OMB_SubWorkflow	2/9/07 11:22 AM	Approve	mitsonji	Public	004814
Legal_SubWorkflow	2/9/07 11:38 AM	Approve	gatesdt	Public	004814
MuniManager_SubWorkflow	2/9/07 11:44 AM	Checkin	maglaquijp	Public	004814
MuniManager_SubWorkflow	2/9/07 11:47 AM	Checkin	maglaquijp	Public	004814
MuniManager_SubWorkflow	2/9/07 11:50 AM	Checkin	maglaquijp	Public	004814
MuniManager_SubWorkflow	2/9/07 11:52 AM	Approve	abbottmk	Public	004814
MuniMgrCoord_SubWorkflow	2/9/07 11:52 AM	Approve	abbottmk	Public	004814

A. J. Anderson

NEW PUBLIC HEARINGS