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3 CLERK'S OFFICE
4 APPROVED
5 Date: 2-12-08
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9

Requested by: Chair of the Assembly at the
Request of the Anchorage School
District
Prepared by: Cynthia M. Weed, Bond Counsel
K&L Preston Gates Ellis LLP
For Reading: January 29, 2008

10 MUNICIPALITY OF ANCHORAGE, ALASKA
11 ORDINANCE No. AO 2008-8
12

13 AN ORDINANCE PROVIDING FOR THE SUBMISSION TO THE QUALIFIED
14 VOTERS OF ANCHORAGE, ALASKA, THE QUESTION OF THE ISSUANCE OF
15 NOT TO EXCEED NINE MILLION FOUR HUNDRED TEN THOUSAND DOLLARS
16 (\$9,410,000) OF GENERAL OBLIGATION BONDS OF THE MUNICIPALITY OF
17 ANCHORAGE TO PAY THE COSTS OF EDUCATIONAL CAPITAL
18 IMPROVEMENTS FOR DISTRICTWIDE MAJOR BUILDING SYSTEMS RENEWAL
19 AT THE ELECTION TO BE HELD IN THE MUNICIPALITY ON APRIL 1, 2008.

20
21 **WHEREAS**, the existing Districtwide school facilities serving the Municipality of
22 Anchorage, Alaska (the "Municipality") are in need of building systems renewal and
23 improvement; and

24 **WHEREAS**, the Assembly of the Municipality and School Board have identified
25 necessary renovations, upgrades and improvements to Districtwide school facilities; and

26 **WHEREAS**, in order to provide funds to perform the necessary renovations, upgrades and
27 improvements as further described in Section 1 of this ordinance (the "Projects"), it is
28 deemed necessary and advisable that the Municipality issue and sell its general obligation
29 bonds (the "Bonds"); now, therefore,

30 **THE ANCHORAGE ASSEMBLY ORDAINS:**

31 **Section 1.** **Purpose.** The Assembly hereby determines that the Districtwide Building
32 Systems are in need of renewal and renovation (the "Projects"). Renovations consist of the
33 projects which are considered priority projects with the following associated costs:

- 34
- Districtwide Code/Hazmat/ADA/Sprinkler Projects - \$465,000;

- 1 • Districtwide Roof Replacement and Repairs - \$950,000;
- 2 • Districtwide Building Renewal Projects - \$1,240,000;
- 3 • Districtwide Electrical Projects - \$1,475,000;
- 4 • Districtwide Mechanical Projects - \$1,950,000;
- 5 • Districtwide Traffic Safety Projects - \$600,000;
- 6 • Districtwide Track Renewal - \$2,250,000; and
- 7 • Emergency Communications Systems – Middle Schools - \$480,000.

8 The Projects are described in more detail in the Assembly Memorandum accompanying
9 this ordinance. The cost of all necessary planning, acquisition of property for, site
10 preparation, construction, installing and equipping of the Projects, architectural,
11 engineering, design, and other consulting services, inspection and testing, administrative
12 and relocation expenses, costs of issuance of the Bonds (hereinafter defined) and other
13 costs incurred in connection with the Projects shall be deemed to be costs of the approved
14 Projects. The approved Projects may be completed with all necessary equipment and
15 appurtenances.

16 The School District shall determine the application of available moneys as between
17 the various Projects set forth above so as to accomplish, as nearly as may be, all of the
18 Projects described or provided for in this section.

19 If the School District shall determine that it has become impractical to accomplish
20 any portion of the approved Projects by reason of changed conditions or needs,
21 incompatible development or costs substantially in excess of those estimated, the School
22 District shall not be required to accomplish such portions and shall apply Bond proceeds as
23 set forth in this section.

1 If the approved Projects have been completed in whole or in part, or their completion
2 duly provided for, or their completion found to be impractical, the School District may
3 apply Bond proceeds or any portion thereof to other School District capital improvements
4 as the School Board in its discretion shall determine and, if otherwise, then solely to
5 payment of principal or interest on the Bonds, as provided in the Home Rule Charter. In
6 the event that the proceeds of sale of the Bonds, plus any other monies of the School
7 District legally available, are insufficient to accomplish the approved Projects, the School
8 District shall use the available funds for paying the cost of those portions of the approved
9 Projects for which the Bonds were approved deemed by the School Board most necessary
10 and in the best interest of the School Board. No Bond proceeds shall be used for any
11 purpose other than a capital improvement.

12 For the purpose of providing funds for the undertaking of the Projects, which are
13 hereby found to be a public purpose and in the public interest, the Municipality hereby
14 proposes to issue general obligation bonded indebtedness in an amount not to exceed Nine
15 Million Four Hundred Ten Thousand Dollars (\$9,410,000) (the "Bonds").

16 **Section 2.** **Details of Bonds.** The Bonds shall be sold in such amounts and at such
17 time or times as deemed necessary and advisable by the Assembly and as permitted by law
18 and shall mature over a period of 20 years of date of issue. The Bonds shall be issued in an
19 aggregate principal amount of not to exceed \$9,410,000. The Bonds shall bear interest to
20 be fixed at the time of sale or sales thereof. The exact form, terms, conditions, contents,
21 security, options of redemption, and such other matters relating to the issuance and sale of
22 said Bonds as are deemed necessary and advisable by the Assembly shall be as hereinafter
23 determined and/or delegated by ordinance and/or resolution of the Assembly.

1 The full faith and credit of the Municipality is pledged for the payment of the
2 principal of and interest on the Bonds, and ad valorem taxes upon all taxable property in
3 the Municipality shall be levied without limitation as to rate or amount to pay the principal
4 and interest on the Bonds when due.

5 **Section 3. Ballot Proposition.** The Assembly hereby submits to the qualified electors
6 of the Municipality the proposition of whether or not the Municipality should issue the
7 Bonds for the purpose of financing the costs of the approved Projects at the regular
8 municipal election to be held on April 1, 2008.

9 The Clerk shall prepare the ballot proposition to be submitted to the voters as
10 provided by this ordinance and the Municipal Code and shall perform all necessary steps in
11 accordance with law to place this proposition before the voters at the regular election. The
12 proposition must receive a majority vote of those in the Municipality voting on the
13 question to be approved. The proposition shall be substantially in the following form:

14 PROPOSITION NO. _____

15 EDUCATIONAL CAPITAL IMPROVEMENTS
16 DISTRICTWIDE MAJOR BUILDING SYSTEMS RENEWAL
17 BONDS
18

19 Shall Anchorage borrow up to \$9,410,000 through the issuance of
20 general obligation bonds to pay for educational capital
21 improvements for Districtwide major building systems renewal
22 within Anchorage, as provided in Ordinance No. AO 2008-8? The
23 projects currently qualify for 70% State debt reimbursement (subject
24 to annual Legislative appropriation as described below.)
25

26 The general obligation bond proceeds will be used to pay costs of
27 planning, design, site preparation, constructing, renovating,
28 installing and equipping educational capital improvement projects
29 within Anchorage. The proposed educational capital improvement
30 projects include, but are not limited to, the following:
31

Projects:

Districtwide Code/Hazmat/ADA/Sprinkler Projects

Districtwide Roof Replacement and Repairs

Districtwide Building Renewal Projects

Districtwide Electrical Projects

Districtwide Mechanical Projects

Districtwide Traffic Safety Projects.

Districtwide Track Renewal

Emergency Communications Systems – Middle Schools

The projects currently qualify for 70% State debt reimbursement. If the State chooses to make full reimbursement, the annual increase in taxes would be \$0.73 to retire the proposed bonds (based on \$100,000 of 2008 real and personal property value). State reimbursement is subject to annual Legislative appropriation.

Voter approval of this bond proposition authorizes for each \$100,000 of assessed real and personal property value (based on the estimated 2008 assessed valuation) an annual increase in taxes of approximately \$2.43 (subject to reduction with State reimbursement money) to retire the proposed bonds.

The debt will be paid from real and personal property taxes levied and collected areawide in Anchorage. Anchorage will also pledge its full faith and credit for payment of the debt.

(No. AO 2008-8)

Section 4. Submission of Question to Voters. The proposition, both for paper ballots and machine ballots, shall be printed on a ballot which may set forth other general obligation bond propositions, and the following words shall be added as appropriate and next to a square provided for marking the ballot or voting by a machine:

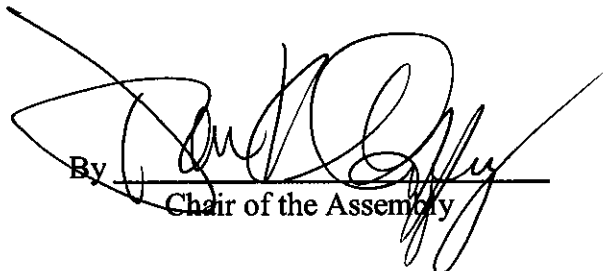
1 PROPOSITION NO. _____

BONDS, YES

2 BONDS, NO

3 **Section 5.** Effective Dates. Section 2 of this ordinance shall become effective only if
4 the proposition described in Section 3 is approved by a majority of the qualified voters
5 voting on the proposition at the regular election held on April 1, 2008. The remaining
6 sections of this ordinance shall become effective upon passage and approval by the
7 Assembly.

8 PASSED AND APPROVED by the Assembly of the Municipality of Anchorage, this 12th
9 day of February, 2008.

10
11
12
13 By 
Chair of the Assembly

14 ATTEST:

15 
16 _____
17 Municipal Clerk
18

MUNICIPALITY OF ANCHORAGE

ASSEMBLY MEMORANDUM

No. AM 32-2008

Meeting Date: January 29, 2008

From: ANCHORAGE SCHOOL DISTRICT

Subject: AO 2008-7 Two Ballot Propositions to Provide
AO 2008-8 for the Issuance of General
Obligation Bonds for Educational
Capital Improvements

The Anchorage School Board approved two ballot propositions to provide for the issuance of general obligation bonds for education-related capital projects on December 17, 2007: ASD Memorandum #135 (2007-2008), 2008 General Obligation Bond Recommendations. This recommendation includes proposed Proposition I for Elementary School Addition/Renewal/Design Projects in the amount of \$34,300,000; and Proposition II for Districtwide Building System Renewals in the amount of \$9,410,000.

The School Board requests the Anchorage Assembly place the two propositions, as stated on AO 2008-7 and AO 2008-8, on the April 1, 2008 ballot for consideration by qualified voters of the Municipality of Anchorage. These propositions will pay the cost of capital improvement projects for the Anchorage School District, including, but not limited to, the following:

Proposition I: \$34,300,000

Table with 2 columns: Project, Estimated Cost. Rows include Chester Valley Elementary School Addition and Renewal (\$16,500,000), Sand Lake Elementary School Addition and Renewal (17,500,000), Girdwood K-8 School Design (300,000), and Proposition I Total (\$34,300,000).

The approximate annual amount of taxes on \$100,000 of assessed real and personal property value (based on the estimated total 2008 assessed valuation) to retire the proposed debt is \$8.84 (subject to reduction with State reimbursement money). However, the entire \$34,300,000 of bonds are approved for 60 percent State debt reimbursement, per the Department of Education and Early Development (DEED) letter dated January 17, 2008, Attachment A. If the State chooses to make full reimbursement, the annual increase in taxes would be \$3.54 to retire the proposed bonds (based on \$100,000 of estimated 2008 assessed real and personal property value). State reimbursement is subject to annual Legislative appropriation. Voters will not be asked to approve an increase in annual operating costs.

1	Proposition II: \$9,410,000	<u>Estimated Cost</u>
2		
3	Districtwide Building Systems Renewal Projects:	
4	Districtwide Code/Hazmat/ADA/Sprinkler Projects	\$ 465,000
5	Districtwide Roof Replacements and Repairs	950,000
6	Districtwide Building Renewal Projects	1,240,000
7	Districtwide Electrical Projects	1,475,000
8	Districtwide Mechanical Projects	1,950,000
9	Districtwide Traffic Safety Projects	600,000
10	Districtwide Track Renewal	2,250,000
11	Emergency Communications Systems – Middle Schools	<u>480,000</u>
12		
13	Proposition II Total	<u>\$9,410,000</u>
14		

15 The approximate annual amount of taxes on \$100,000 of assessed real and personal property
16 value (based on estimated total 2008 assessed valuation) to retire the proposed debt is \$2.43.
17 However, the entire \$9,410,000 of the bonds are approved for 70 percent State debt
18 reimbursement, per the Department of Education and Early Development (DEED) letter
19 dated January 17, 2008, Attachment A. If the State chooses to make full reimbursement, the
20 annual increase in taxes would be \$.73 (based on \$100,000 of estimated 2008 assessed real
21 and personal property value). State reimbursement is subject to annual Legislative
22 appropriation. These projects will not increase annual operating costs.

23
24 A brief description of the projects in the two bond proposals is provided beginning on page 4
25 of this memorandum.

26
27 **Supporting Information**
28

29 Beginning in 1993, the Alaska Legislature has approved State reimbursement programs that
30 provided for up to 70 percent reimbursement on voter-approved capital improvement school
31 bonds. Since then, the Anchorage School District has received voter approval for a total of
32 \$1.047 billion in construction and renovation bonds. Of this amount, approximately \$768
33 million has received up to 70 percent State reimbursement through grant funds or debt
34 reimbursement programs.

35
36 Between the last election in April 2007 and the upcoming election in April 2008,
37 approximately \$44 million of bond indebtedness will be retired. Over the next five years, the
38 District will be paying off between \$46 million and \$53 million of bonds each year, of which
39 the State will pay approximately 50 percent. Currently, the District has \$794 million of
40 bonds outstanding as of June 30, 2007. Of this amount, the State pays approximately 54
41 percent.

42
43 Proposition 1 of this bond proposal provides funding for the needed additions and renewal of
44 the Chester Valley and Sand Lake Elementary Schools, as well as schematic design for
45 improvement to Girdwood K-8 School.

46
47 Proposition 2 of this bond proposal provides funding for building system renewal needs. The
48 Districtwide building system renewal projects include code upgrades, fire sprinklers, building
49 renewal, roof replacement, mechanical, electrical, traffic safety, track renewal, and middle
50 school emergency communications systems.
51

1 **Documentation of Need:**
2

3 The District operates and maintains one of the largest physical plant of any public entity in
4 the State, with approximately 7.5 million square feet of facilities. The replacement value of
5 District buildings exceeds \$1.6 billion. The District is responsible for 93 facilities, housing
6 approximately 50,000 students, more students than the total of the next five largest Alaska
7 districts, and over 5,000 staff members. Anchorage educates approximately 40 percent of the
8 total student population of the State. Not only is the inventory large, it is aging. Forty-nine
9 schools are 20 to 50 years old. Of these schools, 20 have had no significant renewal and 29
10 have had partial renewals. Of the 10 schools over 50 years old, four have had no significant
11 renewal and six have had partial renewals.
12

13 **Building components wear out.** Facility systems have limited useful life. Roofs deteriorate
14 and leak; heating, plumbing, and ventilation systems wear out; structural systems age.
15 Various code changes require updating electrical and mechanical systems, access for the
16 physically disabled, hazardous materials removal, fire sprinkler and building code upgrades.
17

18 **Functional obsolescence** is another fact of life for older schools. Over the life of a school,
19 programmatic changes take place that demand updating the facility infrastructure. There is a
20 continual need to update the electrical distribution systems in the schools to accommodate
21 current technology. Older schools have outdated science rooms that also limit curriculum
22 options. Current educational delivery methods require physical layouts that are often
23 different from those of 30 to 40 years ago. Without renewal, these schools do not provide our
24 students the same quality educational parity of program and facilities across our school
25 system.
26

27 **Additional capacity** to house the constantly shifting student population is the third
28 component of capital requirements. Anchorage is the largest district in the State, and while
29 its overall enrollment has been steady in recent years, the geographic distribution of students
30 continues to shift due to the high mobility of the Anchorage population. To meet short-term
31 capacity needs in the affected schools, the Anchorage School District has over 130
32 relocatable classrooms available.
33

34 **Effective operation and maintenance programs** are a critical component to extending the
35 life of buildings, sites, systems and equipment, and for maintaining and providing a quality
36 building environment for the instructional programs. The Maintenance Department with a
37 well-trained staff and the utilization of a computerized maintenance management program are
38 effectively accomplishing the preventive and corrective maintenance tasks necessary to
39 maintain the District facilities. The Operations Department utilizes a Custodial Guide and
40 ongoing staff training to maintain the District facilities in a safe, clean and orderly condition.
41

42 **Capital Request Advisory Committee**
43

44 The District's Capital Request Advisory Committee (CRAC) met on October 24, 2007 and
45 November 7, 2007 to review options and develop recommendations for a spring 2008 bond.
46 The Committee recommended two bond propositions totaling \$43,790,000. The School
47 Board carefully reviewed these packages and recommended two bond propositions totaling
48 \$43,710,000. In order to keep the requested bond amount less than the \$44 million of bond
49 indebtedness retired since the last bond election on April 3, 2007, not all of the high priority
50 needs could be included in this bond recommendation.
51

1 **Discussion of Debt Reimbursement Funding From House Bill 13**

2
3 House Bill 13 passed by the Legislature in July 2006 provides for 60 percent or 70 percent
4 debt reimbursement on school construction projects that have received local voter approval
5 between October 1, 2006 and November 30, 2008. School projects that add space have been
6 eligible for 60 percent reimbursement, and those projects that do not add space have been
7 eligible for 70 percent reimbursement. The Elementary School Renewal/Addition/Design
8 projects are approved for 60 percent reimbursement of \$34,300,000 and would reduce the
9 annual increase in taxes to approximately \$3.54 (based on \$100,000 of estimated 2008
10 assessed real and personal property value). The Building System Renewal projects are
11 eligible for 70 percent reimbursement of \$9,410,000 and would reduce the annual increase in
12 taxes to approximately \$.73 (based on \$100,000 of estimated 2008 assessed real and personal
13 property value). State reimbursement is subject to annual Legislative appropriation.

14
15 **Project Descriptions**

16
17 **CHESTER VALLEY ELEMENTARY SCHOOL ADDITION AND RENEWAL**

18 Chester Valley Elementary School is located on an 8 acre site at 1751 Patterson Street in
19 northeast Anchorage. The existing 19 classroom school with two portables on site delivers
20 educational programs for pre-kindergarten through fifth grade.

21
22 The school was originally built in 1964 with a classroom and multipurpose room addition
23 constructed in 1967. The school has had minimal amount of renovations since it was
24 constructed 43 years ago. The existing facility is deficient in its physical capability to meet
25 the educational program. Although well-maintained, its building systems, including
26 mechanical and electrical, are well beyond their useful life and are no longer cost-effective to
27 repair and operate. Current building codes will require structural improvements to the
28 facility. In addition, hazardous materials will need to be abated.

29
30 The project consists primarily of a major building renewal with additions. The additions will
31 include a Gymnasium, Art classroom, and minor addition to better locate the Administration
32 areas to more efficiently serve the school and the public, and a reconfiguration of interior
33 spaces for more efficient operations.

34
35 Further, the project will renew the facility and its building systems to meet functional needs
36 and code requirements as well as improve energy efficiencies. The project will include:

- 37
- 38 • sprinkler system installation for fire safety,
 - 39 • seismic upgrades,
 - 40 • mechanical system upgrades,
 - 41 • electrical system upgrades,
 - 42 • hazardous materials abatement,
 - 43 • exterior window replacement,
 - 44 • building insulation upgrades,
 - 45 • site circulation and drainage improvements, and
 - 46 • playground upgrades.

47 In 2003, design funding was approved by voters. The project design was carried through
48 Schematic Design Phase. Due to failure of the bond issues for construction in April 2004 and
49 2006, further development of the project was suspended.

1 SAND LAKE ELEMENTARY SCHOOL ADDITION AND RENEWAL

2 Sand Lake Elementary School is located on a 10 acre site at 7500 Jewel Lake Road in
3 Southwest Anchorage. The existing 24 classroom school with five portables on site delivers
4 both traditional and Japanese Immersion programs for kindergarten through sixth grade.

5
6 The school was originally built in 1958 with classroom additions in 1959 and 1967. In 1987
7 classrooms and a gymnasium were added. The school has had minimal amount of
8 renovations since it was constructed. The 1958, 1959 and 1967 portions of the school are
9 deficient in physical capability to meet the educational program. Although well-maintained,
10 its building systems, including mechanical and electrical, are well beyond their useful life and
11 are no longer cost-effective to repair and operate. Current building codes will require
12 structural improvements to the facility. In addition, hazardous materials will need to be
13 abated.

14
15 The site has heavy traffic congestion, resulting in unsatisfactory situations where parents
16 dropping off or picking up students are forced to queue on Jewel Lake Road, a major
17 collector street. School buses drop off students in the southwest playground area where
18 delivery vehicles also deliver goods to the service area. This encroachment impedes the
19 ability to fully utilize that portion of the school's playground.

20
21 The project, as scoped in 2003, consisted primarily of a major building renewal with
22 reconfiguration of interior spaces for more efficient operations and three classrooms and an
23 art room addition.

24
25 However, since 2003 the structural building codes have changed to the extent that it would
26 require extensive structural upgrades to the pre-1987 building to meet the current structural
27 code. An evaluation of the costs to implement these required structural upgrades concluded
28 that it was more cost effective to demolish the oldest eastern portion of the existing school
29 and replace with new construction. This partial replacement will provide opportunities to
30 develop a more efficient floor plan to better accommodate the needs of the current
31 instructional programs. In addition, improved design solutions to fully integrate with the
32 Strawberry Road upgrades, address the heavy parent drop-off and pick-up traffic, and
33 separate the bus traffic from vehicular traffic can be developed, portions of the existing
34 school will be renewed and receive needed code, mechanical and electrical upgrades as well
35 as improved energy efficiencies.

36
37 In 2003, design funding was approved by voters. The project design was carried through the
38 Schematic Design Phase for the building and Design Development Phase for the site work in
39 2004. Due to failure of the bond issues for construction in April of 2004 and 2006, further
40 development of the project was suspended.

41
42 GIRDWOOD K-8 SCHOOL DESIGN

43 Girdwood Elementary School is located on a 27 acre site in Girdwood. The existing nine
44 classroom school delivers educational programs kindergarten through eighth grade.

45
46 The school was originally built in 1981 with a four classroom addition in 1985.

47
48 Girdwood is continuing to mature beyond its origin as a seasonal resort by developing into a
49 community with a permanent year-round population with major residential developments
50 planned for the community including affordable housing units. It is anticipated that the
51 school population is on the verge of exceeding the existing school's capacity to support the

1 increased students. The Girdwood Area Plan designates development of the Crow Creek area.
2 Housing is anticipated to increase by 1000-1500 units.
3

4 This project will result in a design solution to meet these future student demands on the
5 school.
6

7 Districtwide Code/Hazmat/ADA/Sprinkler Projects

8 Due to the age of the District's facilities, there remains many asbestos-containing building
9 materials including flooring, pipe insulation, wallboards, insulated doors and fireproofing.
10 As this Environmental Protection Agency (EPA) controlled hazardous material deteriorates,
11 is uncovered or restricts construction or maintenance, it must be repaired, encapsulated or
12 removed to protect occupants and workers. Additionally, many issues arise each year related
13 to providing accommodation under ADA regulation and code compliance. These include
14 performing elevator upgrades and stair renewals at Romig Middle School and fire sprinkler
15 installation at Rabbit Creek Elementary School. These concerns must be acted upon in a
16 timely manner to assure our buildings are safe and accessible for students, staff and the
17 general public.
18

19 Districtwide Roof Replacements and Repairs

20 These projects include replacement of roofs and roof structures at Susitna Elementary School
21 and Gruening Middle School.
22

23 Districtwide Building Renewal Projects

24 Building renewal projects that are a part of this request include: playground safety surface,
25 parking lot and sidewalk renewal, storm water system connection, vinyl asbestos tile
26 replacement, gym curtain divider replacement, and indoor track resurfacing. These projects
27 will impact the following schools:
28

29 Baxter, Campbell, Klatt, Northwood, and Turnagain Elementary Schools; Gruening and
30 Mears Middle Schools.
31

32 Districtwide Electrical Projects

33 Electrical projects that are part of this request include: fire alarm system upgrades; security
34 system upgrades; lighting replacement or upgrades; communication systems, and electrical
35 distribution panel upgrades. These projects are needed to assure a safe environment for
36 students and staff, and to provide adequate, efficient lighting in areas currently lacking
37 appropriate lighting. These projects will impact the following schools:
38

39 Alpenglow, Bear Valley, Birchwood, Inlet View, North Star, and O'Malley Elementary
40 Schools; Gruening Middle Schools; and Whaley School.
41

42 Districtwide Mechanical Projects

43 Various heating/boiler systems need to be upgraded or replaced; ventilation controls and
44 equipment need to be updated; various water and waste water systems need to be upgraded.
45 These projects are important in providing basic heat, ventilation, and utility services to the
46 facilities in the District, and will impact the following schools and facilities:
47

48 Campbell, Eagle River, Klatt Elementary Schools; Bartlett High School and
49 Facilities/Maintenance Building.
50

51 Districtwide Traffic Safety Projects

1 Projects to upgrade traffic safety for students, staff, and visitors are needed in several schools.
2 These projects will improve the overall pedestrian and vehicular circulation and site safety.
3 Projects at the following schools are included:

4
5 Huffman Elementary School and Mears Middle School.
6

7 Districtwide Track Renewal

8 This will provide exterior running track renewal at the following schools:

9
10 Central, Gruening, and Hanshew Middle Schools
11

12 Emergency Communications Systems – Middle Schools

13 This project will provide internal and external radio communication upgrades to allow
14 improved communication among security personnel and First Responders (Police, School
15 Resource Officers, and Security Specialists), at Central, Mirror Lake, and Romig Middle
16 Schools.
17

18 The information that has been provided in this memorandum should assist the Assembly in
19 making decisions regarding placing the recommended bond propositions on the ballot for the
20 April 1, 2008 Municipal Election.
21

22 Respectfully submitted,

23 *Carol Comeau*
24

25 Carol Comeau
26 Superintendent
27

28
29 Attachment

SARAH PALIN, GOVERNOR

STATE OF ALASKA

Department of Education & Early Development

Division of School Finance

Goldbelt Place
801 West 10th Street, Suite 200
P.O. Box 110500
Juneau, Alaska 99811-0500
(907) 465-6906
(907) 463-5279 fax
Sam.Kito@Alaska.Gov

January 17, 2008

Rachel Molina, Project Support Analyst
Anchorage School District
1301 Labar Street
Anchorage, AK 99515

Dear Ms. Molina:

This responds to your submittal of capital improvement project (CIP) applications, received January 11, 2008, requesting debt reimbursement approval for eleven capital improvement projects under AS 14.11.020. Following an allocation by the legislature for debt reimbursement, EED accomplishes two administrative actions. The first is to approve projects; the second is to authorize projects for bond indebtedness and reimbursement.

Project approval occurs when an eligible scope and budget have been defined. Project authorization occurs when certified election results are provided establishing voter approval, and a project agreement is signed. Based on these provisions the eleven projects have been determined eligible in both scope and budget under AS 14.11.100(a)(16) and (17), and are approved as listed below pending voter approval and signed project agreements:

<u>Project Title</u>	<u>Approved Reimbursement Amount</u>	<u>Approved Reimbursement Rate</u>
Chester Valley Addition & Renewal	\$16,500,000	60%
Sand Lake Addition & Renewal	\$17,500,000	60%
Girdwood K-8 School Design	\$300,000	60%
Code Hazmat 2 Schools	\$465,000	70%
Roof Replacement 9 Schools	\$950,000	70%
Traffic Safety 2 Schools	\$600,000	70%
Electrical Upgrades 9 Schools	\$1,475,000	70%
Mechanical Upgrades 5 schools	\$1,950,000	70%
Building Renewal 7 Schools	\$1,240,000	70%
Track Improvements 3 Schools	\$2,250,000	70%
Emergency Communications Systems 3 Schools	\$480,000	70%

Debt Reimbursement Project Approvals

Page 2 of 2

January 17, 2008

Draft project agreements for the approved projects will be prepared upon receipt of certified election results that establish voter approval of the projects.

Project approval expires November 30, 2008. If you have questions regarding this letter, contact me or Sam Kito III, Facilities Engineer, 465-6906.

Sincerely,

A handwritten signature in black ink, appearing to read 'S. Kito III', with a long horizontal flourish extending to the right.

Sam Kito III, P.E.
Facilities Engineer

cc: Carol Comeau, Superintendent
Ray Amsden, Facilities Director
Janet Stokesbary, Chief Financial Officer

Municipality of Anchorage
MUNICIPAL CLERK'S OFFICE
Agenda Document Control Sheet

AO 2008-8

(SEE REVERSE SIDE FOR FURTHER INFORMATION)

1	SUBJECT OF AGENDA DOCUMENT	DATE PREPARED	
	AO 2008-8 An Ordinance Providing For The Submission To The Qualified Voters Of Anchorage, Alaska, The Question Of The Issuance Of Not To Exceed Nine Million Four Hundred Ten Thousand Dollars (\$9,410,000) Of General Obligation Bonds	Indicate Documents Attached <input checked="" type="checkbox"/> AO <input type="checkbox"/> AR <input checked="" type="checkbox"/> AM <input type="checkbox"/> AIM	
2	DEPARTMENT NAME	DIRECTOR'S NAME	
	Chief Financial Officer	Janet Stokesbary	
3	THE PERSON THE DOCUMENT WAS ACTUALLY PREPARED BY	HIS/HER PHONE NUMBER	
	Kirkpatrick & Lockhart Preston Gates Ellis LLP	(907) 742-4369	
4	COORDINATED WITH AND REVIEWED BY	INITIALS	DATE
	Mayor		
	Heritage Land Bank		
	Merrill Field Airport		
	Municipal Light & Power		
	Port of Anchorage		
	Solid Waste Services		
	Water & Wastewater Utility		
	Municipal Manager		
	Cultural & Recreational Services		
	Employee Relations		
	Finance, Chief Fiscal Officer		
	Fire		
	Health & Human Services		
	Office of Management and Budget		
	Management Information Services		
	Police		
	Planning, Development & Public Works		
	Development Services		
	Facility Management		
	Planning		
	Project Management & Engineering		
	Street Maintenance		
	Traffic		
	Public Transportation Department		
	Purchasing		
	Municipal Attorney		
	Municipal Clerk		
	Other		
	Carol Comeau, Superintendent	<i>Carol Comeau</i>	January 17, 2008
	Janet Stokesbary, Chief Financial Officer	<i>Janet Stokesbary</i>	January 17, 2008
5	Special Instructions/Comments		
	<i>Consent agenda - Introduce -</i>		
6	ASSEMBLY HEARING DATE REQUESTED	7	PUBLIC HEARING DATE REQUESTED
	Introduction - January 29, 2008		Public Hearing - February 12, 2008

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 M.D.A.