

# Building Services



**Municipal  
Manager**

**Community  
Development**

**Building  
Services**

**Development  
Services**

**Planning**

## **Building Services**

### **Description**

The Building Services Department is responsible for Planning and Building Safety functions which include but are not limited to Entitlement Actions, Land Use Review and Enforcement, Building Safety Plan Review and Inspections, Dangerous Buildings, Rights of Way Inspection and Enforcement, and all permitting functions within the Municipality of Anchorage.

### **Department Services**

- Ensures new subdivision developments adhere to adopted plans and municipal standards.
- Reviews plans for new construction projects to ensure proposed projects comply with the international building codes as amended locally and adopted by the Anchorage Assembly.
- Issues building and land use permits and inspects renovations and new construction to verify field construction follows plans and complies with codes and other mandated standards for protecting public health, safety, and environmental quality.
- Enforces land use and right-of-way codes to protect public assets and to promote clean and attractive neighborhoods.
- Produces area-wide, regional, and neighborhood plans that meet community expectations for our winter city community. This includes Assembly-adopted comprehensive plans for the Anchorage Bowl, Chugiak-Eagle River, Girdwood and Turnagain Arm and sub-area plans within those areas.
- Provides planning for long-term multi-modal transportation needs.
- Ensures that new developments adhere to adopted plans, codes, and regulations.
- Provides a public process for property owners to seek exceptions to (variances, grandfather rights, rezoning's, etc.), or accommodation under (conditional uses, plat notes etc.) Anchorage's zoning or platting regulations.
- Assists the public with residential, commercial, and industrial development projects.
- Provides staff support to Municipality's Emergency Operation Center in the areas of Planning, Operations, and other areas as requested.

## Building Services Department Summary

	2021 Actuals	2022 Revised	2023 Proposed	23 v 22 % Chg
<b>Direct Cost by Division</b>				
BLS Administration	-	203,472	-	(100.00%)
<b>Direct Cost Total</b>	<b>-</b>	<b>203,472</b>	<b>-</b>	<b>(100.00%)</b>
<b>Intragovernmental Charges</b>				
Charges by/to Other Departments	-	(203,472)	-	(100.00%)
<b>Function Cost Total</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Net Cost Total</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Direct Cost by Category</b>				
Salaries and Benefits	-	203,472	-	(100.00%)
Travel	-	-	-	-
Debt Service	-	-	-	-
<b>Direct Cost Total</b>	<b>-</b>	<b>203,472</b>	<b>-</b>	<b>(100.00%)</b>
<b>Position Summary as Budgeted</b>				
Full-Time	-	1	-	(100.00%)
Part-Time	-	-	-	-
<b>Position Total</b>	<b>-</b>	<b>1</b>	<b>-</b>	<b>(100.00%)</b>

## Building Services Reconciliation from 2022 Revised Budget to 2023 Proposed Budget

	Direct Costs	Positions		
		FT	PT	Seas/T
<b>2022 Revised Budget</b>	203,472	1	-	-
<b>Changes in Existing Programs/Funding for 2023</b>				
- Salaries and benefits adjustments	1,534	-	-	-
<b>2023 Continuation Level</b>	<b>205,006</b>	<b>1</b>	<b>-</b>	<b>-</b>
<b>Transfers by/to Other Departments</b>				
- Transfer funding to Department of Law for Civil Attorney	(205,006)	(1)	-	-
<b>2023 Proposed Budget Changes</b>				
- None	-	-	-	-
<b>2023 Proposed Budget</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>

## Building Services Division Summary

### BLS Administration

(Fund Center # 190100, 190179)

	2021 Actuals	2022 Revised	2023 Proposed	23 v 22 % Chg
<b>Direct Cost by Category</b>				
Salaries and Benefits	-	203,472	-	(100.00%)
Travel	-	-	-	-
<b>Manageable Direct Cost Total</b>	-	<b>203,472</b>	-	<b>(100.00%)</b>
Debt Service	-	-	-	-
<b>Non-Manageable Direct Cost Total</b>	-	-	-	-
<b>Direct Cost Total</b>	-	<b>203,472</b>	-	<b>(1)</b>
<b>Intragovernmental Charges</b>				
Charges by/to Other Departments	-	(203,472)	-	(100.00%)
<b>Function Cost Total</b>	-	-	-	-
<b>Net Cost Total</b>	-	-	-	-
<b>Position Summary as Budgeted</b>				
Full-Time	-	1	-	(100.00%)
<b>Position Total</b>	-	<b>1</b>	-	<b>(100.00%)</b>

**Building Services  
Division Detail  
BLS Administration**

(Fund Center # 190100, 190179)

	2021 Actuals	2022 Revised	2023 Proposed	23 v 22 % Chg
<b>Direct Cost by Category</b>				
Salaries and Benefits	-	203,472	-	(100.00%)
Travel	-	-	-	-
<b>Manageable Direct Cost Total</b>	<b>-</b>	<b>203,472</b>	<b>-</b>	<b>(100.00%)</b>
Debt Service	-	-	-	-
<b>Non-Manageable Direct Cost Total</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Direct Cost Total</b>	<b>-</b>	<b>203,472</b>	<b>-</b>	<b>(100.00%)</b>
<b>Intragovernmental Charges</b>				
Charges by/to Other Departments	-	(203,472)	-	(100.00%)
<b>Net Cost</b>				
Direct Cost Total	-	203,472	-	(100.00%)
Charges by/to Other Departments Total	-	(203,472)	-	(100.00%)
<b>Net Cost Total</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>

**Position Detail as Budgeted**

	2021 Revised		2022 Revised		2023 Proposed	
	Full Time	Part Time	Full Time	Part Time	Full Time	Part Time
Municipal Operations Manager	-	-	1	-	-	-
<b>Position Detail as Budgeted Total</b>	<b>-</b>	<b>-</b>	<b>1</b>	<b>-</b>	<b>-</b>	<b>-</b>