

Mayor Edna B. DeVries
Deputy Mayor Linda Combs
Council Member Julie Berberich
Council Member Richard W. Best
Council Member Steve Carrington
Council Member Sabrena Combs
Council Member Jill Valerius

City Attorney Michael Gatti
City Clerk Norma I. Alley, MMC
City Manager Nathan Wallace

City of Palmer, Alaska
City Council Meeting
January 14, 2020, at 7:00 PM
City Council Chambers
231 W. Evergreen Avenue, Palmer
www.palmerak.org

AGENDA

A. CALL TO ORDER

B. ROLL CALL

C. PLEDGE OF ALLEGIANCE

D. APPROVAL OF AGENDA

1. Approval of Consent Agenda
 - a. **Resolution No. 20-006:** Affirming the City’s Support of and Partnership with the 2020 Census Page 3
 - b. **Action Memorandum No. 20-001:** Authorizing the City Manager to Sign Greene Garden Services Contract Amendment No. 2 Page 7
2. Approval of Minutes of Previous Meetings
 - a. December 10, 2019, Special Meeting Page 11

E. COMMUNICATIONS AND APPEARANCE REQUESTS

1. Presentation by Alaska Farmland Trust Executive Director Amy Pettit

F. REPORTS

1. City Manager’s Report
2. City Clerk’s Report
3. Mayor’s Report Page 13
4. City Attorney’s Report

G. AUDIENCE PARTICIPATION

H. PUBLIC HEARINGS

1. **Resolution No. 20-007:** Identifying the City of Palmer’s Capital Project Priorities for State, Federal and Other Interested Parties Funding Page 15

I. NEW BUSINESS

1. **Action Memorandum No. 20-002:** Directing the City Manager to Notify the State of Alaska of the City Council’s Statement of Non-Objection to Liquor License No. 4758 for Turkey Red, Located at 550 S.Alaska Street Suite 100 Page 19
2. **Action Memorandum No. 20-003:** Approving a Council Community Grant in the Amount of \$1,650.00 to the MATSAR Search and Rescue for Equipment Page 23
3. **Action Memorandum No. 20-004:** Approving a Council Community Grant in the Amount of \$3,000.00 to the Hatcher Pass Avalanche Center Page 35
4. **Information Memorandum No. 20-001:** Committee of the Whole to Discuss City Owned Properties (note: action may be taken by the council following the committee of the whole)..Page 43

J. RECORD OF ITEMS PLACED ON THE TABLE

K. AUDIENCE PARTICIPATION

L. COUNCIL COMMENTS

M. ADJOURNMENT

Tentative Future Palmer City Council Meetings

Meeting Date	Meeting Type	Time	Notes
Jan 28	Joint	6 pm	AAC
Jan 28	Regular	7 pm	
Feb 11	Joint	6 pm	BED
Feb 11	Regular	7 pm	
Mar 10	Joint	6 pm	PRAB
Mar 10	Regular	7 pm	
Mar 24	Regular	7 pm	
Apr 14	Regular	7 pm	
Apr 21	Joint	6 pm	PZC
Apr 28	Regular	7 pm	
May 12	Regular	7 pm	Palmer High School Graduation
May 26	Regular	7 pm	
Jun 9	Regular	7 pm	
Jun 23	Regular	7 pm	

**City of Palmer
Resolution No. 20-006**

Subject: Affirming the City's Support of and Partnership with the 2020 Census

Agenda of: January 14, 2020

Council Action: **Approved** **Amended:** _____
 Defeated


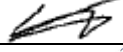

Originator Information:

Originator: Deputy Mayor Linda Combs and City Council Member Julie Berberich

Department Review:

Route to:	Department Director:	Signature:	Date:
_____	Community Development	_____	_____
_____	Finance	_____	_____
_____	Fire	_____	_____
_____	Police	_____	_____
_____	Public Works	_____	_____

Approved for Presentation By:

	Signature:	Remarks:
City Manager		_____
City Attorney		_____
City Clerk		_____

Certification of Funds:


Total amount of funds listed in this legislation: \$ _____

This legislation (√):

- Creates revenue in the amount of: \$ _____
- Creates expenditure in the amount of: \$ _____
- Creates a saving in the amount of: \$ _____
- Has no fiscal impact

Funds are (√):

- Budgeted Line item(s): _____
- Not budgeted

Director of Finance Signature: 

Attachment(s):

- Resolution No. 20-006

Summary Statement/Background:

Administration's Recommendation:

Approve Resolution No. 20-006

Introduced by: Deputy Mayor Linda A. Combs
Council Member Julie Berberich

CITY OF PALMER, ALASKA

RESOLUTION NO. 20-006

A RESOLUTION OF THE PALMER CITY COUNCIL AFFIRMING THE CITY'S SUPPORT OF AND PARTNERSHIP WITH THE 2020 CENSUS

WHEREAS, the U.S. Census Bureau is required by the Constitution of the United States of America to conduct a count of the population and provides a historic opportunity to help shape the foundation of our society and play an active role in American democracy; and

WHEREAS, responding to the census enables each state and their communities to receive the funding needed for local public services and helps businesses make data-driven decisions that grow the economy, the City of Palmer is committed to ensuring every resident is counted and

WHEREAS, the federal government distributes hundreds of billions of dollars to states and communities based on the Census Bureau data, and these funds in turn are used for pressing needs and matters determined by each locality. Plans and missions such as, emergency services, community development, housing, education, transportation, social services, employment, all effecting every resident of the City of Palmer and the State of Alaska
And

WHEREAS, census data is vital for the determination of how many seats each state will have in the U.S. House of Representatives as well as the redistricting of state legislatures, borough and city councils, and voting districts ensuring fair representation for all ;and

WHEREAS, every Census Bureau worker takes a lifetime oath to protect confidentiality and ensure that data identifying respondents or their household may not be released or shared for 72 years; and

WHEREAS, a united voice from businesses, government, community-based and faith-based organizations, educators, media and others will allow the 2020 Census message to reach a broader audience, providing trusted advocates who can spark positive conversations about the 2020 Census;

NOW, THEREFORE, BE IT RESOLVED that the City of Palmer:

1. Supports the goals and ideals for the 2020 Census and will disseminate 2020 Census information to encourage participation.
2. Appeals to local organizations and groups to partner together to achieve an accurate and complete count for Palmer.
3. Encourages residents to participate in Census promotional events and initiatives that will raise the overall awareness of the 2020 Census and increase participation among all populations.

Approved by the Palmer City Council this ____ day of _____, 2020.

Edna B. DeVries, Mayor

Norma I. Alley, MMC, City Clerk

**City of Palmer
Action Memorandum No. 20-001**

Subject: Authorizing the City Manager to Sign Greene Garden Services Contract Amendment No. 2

Agenda of: January 14, 2020

Council Action: **Approved** **Amended:** _____
 Defeated

Originator Information:

Originator: Chris Nall, Director of Public Works

Department Review:

Route to:	Department Director:	Signature:	Date:
_____	Community Development	_____	_____
<u> √ </u>	Finance	<u><i>[Signature]</i></u>	<u>12/09/19</u>
_____	Fire	_____	_____
_____	Police	_____	_____
<u> √ </u>	Public Works	<u><i>[Signature]</i></u>	<u>12/09/19</u>

Approved for Presentation By:

	Signature:	Remarks:
City Manager	<u><i>[Signature]</i></u>	_____
City Attorney	<u><i>[Signature]</i></u>	_____
City Clerk	<u><i>[Signature]</i></u>	_____

Certification of Funds:

Total amount of funds listed in this legislation: \$ **47,125.00**

This legislation (√):

- Creates revenue in the amount of: \$ _____
- Creates expenditure in the amount of: \$ 47,125.00
- Creates a saving in the amount of: \$ _____
- Has no fiscal impact

Funds are (√):

- Budgeted Line item(s): 01-01-20-6030
- Not budgeted

Director of Finance Signature: *[Signature]*

Attachment(s):

- Amendment No. 2 to contract for garden services

Summary Statement/Background:

The AM authorizes the City Manager to sign amendment 2 with Greene Garden Services, an independent contractor, to provide seasonal gardening and horticultural services in 2020 for an amount not to exceed \$47,125.00.

Greene Garden Services has had the highest-ranking proposal for the last two Request for Proposals and this is the third year of an optional three-year contract.

The 2020 amendment is the same amount of the 2019 contract.

Administration's Recommendation:

To approve Action Memorandum No. 20-001 authorizing the City Manager to sign Amendment No. 2 with Greene Garden Services.

Contract for Services
City of Palmer
And
Greene Garden Services

Amendment No. 2

This Amendment dated _____, 2020 amends the Contract for Services dated February, 2019 between the City of Palmer and Greene Garden Services for gardening services, as follows:

Appendix B – Budget Proposal is amended to reflect the following payment amounts for 2020:

	March	April	May	June	July	September	
Invoice Date	3/1/2020	4/1/2020	5/1/2020	6/1/2020	7/1/2020	9/1/2020	Totals 2020
Labor & Operating Costs	4000	4500	5000	6000	10000	4500	34000
Equipment	750	250	200	200		200	1600
Seeds/Plants/Soil	1500	1250	1250	750	215	100	5065
Hanging Baskets Museum			1100				1100
Lawncare Contractor		420	560	560	1260	560	3360
Tree Service Contractor		1000				1000	2000
Total Payment Amount	6250	7420	8110	7510	11475	6360	47125

All other provisions of this Agreement remain unchanged.

City of Palmer

Greene Garden Services

Nathan E. Wallace Date

Alicia Greene Date

A. CALL TO ORDER

A special meeting of the Palmer City Council was held on December 10, 2019, at 6:00 p.m. in the Council Chambers, Palmer, Alaska. Mayor DeVries called the meeting to order at 6:00 p.m.

B. ROLL CALL

Comprising a quorum of the Council, the following were present:

Edna DeVries, Mayor
Julie Berberich
Richard W. Best
Steve Carrington

Linda Combs, Deputy Mayor
Sabrena Combs
Jill Valerius

Staff in attendance were the following:

Nathan Wallace, City Manager
Norma I. Alley, MMC, City Clerk

Michael Gatti, City Attorney (participated telephonically)
Kara Johnson, Deputy City Clerk

C. PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was performed.

D. APPROVAL OF AGENDA

Main Motion: To Approve the Agenda

Moved by:	Best
Seconded by:	S. Combs
Vote:	Unanimous
Action:	Motion Carried

E. AUDIENCE PARTICIPATION

None.

F. NEW BUSINESS

1. Committee of the Whole: Presentation of the 2020 Budget (note: action may be taken by the council following the committee of the whole)
 - a. 2020 City of Palmer Budget
 - b. 2020 City of Palmer Pay Plan
 - c. 2020 City of Palmer Fee Schedule
 - d. 2020 City of Palmer Fine Schedule
 - e. 2020 City of Palmer Capital Improvement Program

The Council entered into a Committee of the Whole at 6:05 p.m.

Topics addressed included the Capital Improvements Project Plan and amendments to the 2020 Budget.

The Council adjourned from Committee of the Whole at 6:54 p.m. and reconvened the Special Meeting.

G. RECORD OF ITEMS PLACED ON THE TABLE

City Clerk Alley reported 2020 City of Palmer Budget amendment table was the Item Placed on the Table.

H. COUNCIL MEMBER COMMENTS

No direction was given to staff for legislation to be placed on a future agenda.

I. ADJOURNMENT

With no further business before the Council, the meeting adjourned at 6:54 p.m.

Approved this ____ day of _____, 2019.

Norma I. Alley, MMC, City Clerk

Edna B. DeVries, Mayor

Mayor's Memo

**Council Meeting report for council Meeting
on January 14, 2020**

HAPPY NEW YEAR

MAYOR/MANAGER MEETING – JANUARY 16

AGENDA SETTING MEETING – JANUARY 16

MARTIN LUKE KING CELEBRATION – JANUARY 20

MAT SU HELATH FOUNDATION JANUARY 22

NO MORE MAT SU FEBRUARY 26

We want and value your input and participation.

Edna DeVries Mayor

907-355-9933 edevries@palmerak.org

**City of Palmer
Resolution No. 20-007**

Subject: Identifying the City of Palmer's Capital Project Priorities for State, Federal and Other Interested Parties Funding

Agenda of: January 14, 2020

Council Action: **Approved** **Amended:** _____
 Defeated




Originator Information:

Originator: City Manager

Department Review:

Route to:	Department Director:	Signature:	Date:
_____	Community Development	_____	_____
_____	Finance	_____	_____
_____	Fire	_____	_____
_____	Police	_____	_____
_____	Public Works	_____	_____

Approved for Presentation By:

	Signature:	Remarks:
City Manager	<u></u>	_____
City Attorney	<u></u>	_____
City Clerk	<u></u>	_____

Certification of Funds:


Total amount of funds listed in this legislation: \$ _____

This legislation (√):

- Creates revenue in the amount of: \$ _____
- Creates expenditure in the amount of: \$ _____
- Creates a saving in the amount of: \$ _____
- Has no fiscal impact

Funds are (√):

- Budgeted Line item(s): _____
- Not budgeted

Director of Finance Signature: 

Attachment(s):

- Resolution No. 20-007

Summary Statement/Background:

Every year as part of the City budget process the City Council identifies projects for State and Federal funding. Resolution No. 19-007 listed nine projects for consideration and is the most recent resolution adopted by the City Council that identifies capital project priorities.

Resolution No. 20-007 lists 9 projects that are a priority for external funding sources, primarily State and Federal agencies, but also for other parties (non-governmental) that may be interested or willing to participate in funding these projects for the betterment of the City.

1	Wastewater Treatment Plant Improvements-Secondary Clarifier installation "Shovel ready"	\$5,000,000
2	Bogard Road Water Main Extension-Pressure Booster Station "Shovel ready"	\$850,000
3	Gravel to Paved Road Surfacing- Multi-component "Shovel Ready"	\$400,000 to \$4,000,000
4	Downtown Road Improvements -Cobb Street "Shovel Ready"	\$1,875,000
5	Historic Palmer Water Tower Purchase	\$100,000
6	Restore Alaska Railroad Track to Downtown Palmer	\$3,000,000
7	Park Projects- Multi-component: Veterans Park Establishment, New Parks (Riverfront and Hidden Ranch), Amusement Park Improvements	\$75,000 to \$575,000
8	Trail Projects-Multi-component: Connect Auklet Bike Tunnel to Mat River Park/Butte Trail, Connect Butte Trail to Cope Industrial Trail, Connect S. Chugach to the State Fair Grounds, Connect Thuma to S. Chugach	\$75,000 to \$750,000
9	Replacement Fire Engine, Brush Truck, and support vehicle	\$1,060,000

Administration's Recommendation:

Approve Resolution No. 20-007 Identifying the City of Palmer's Capital Project Priorities for State, Federal and other interested parties funding.

LEGISLATIVE HISTORY

Introduced by: City Manager
Public Hearing: January 14, 2020
Action:
Vote:

Yes:	No:

CITY OF PALMER, ALASKA

Resolution No. 20-007

A Resolution of the Palmer City Council Identifying the City of Palmer’s Capital Project Priorities for State and Federal Funding

WHEREAS, it is the City of Palmer’s desire to provide the State of Alaska, Federal Government agencies and other interested parties a list of the City’s capital project needs, primarily critical infrastructure projects necessary to improve public health and safety; to improve the quality of life, and to ensure efficient expenditure of public funds for the benefit of the public; and

WHEREAS, the City has conducted an analysis of its capital needs to better serve the citizens of Palmer.

NOW, THEREFORE, BE IT RESOLVED the Palmer City Council hereby respectfully requests the State of Alaska, Federal Government agencies and other interested parties to consider the following capital projects for funding.

1	Wastewater Treatment Plant Improvements-Secondary Clarifier installation "Shovel ready"	\$5,000,000
2	Bogard Road Water Main Extension-Pressure Booster Station "Shovel ready"	\$850,000
3	Gravel to Paved Road Surfacing- Multi-component "Shovel Ready"	\$400,000 to \$4,000,000
4	Downtown Road Improvements -Cobb Street "Shovel Ready"	\$1,875,000
5	Historic Palmer Water Tower Purchase	\$100,000
6	Restore Alaska Railroad Track to Downtown Palmer	\$3,000,000
7	Park Projects- Multi-component: Veterans Park Establishment, New Parks (Riverfront and Hidden Ranch), Amusement Park Improvements	\$75,000 to \$575,000
8	Trail Projects-Multi-component: Connect Auklet Bike Tunnel to Mat River Park/Butte Trail, Connect Butte Trail to Cope Industrial Trail, Connect S. Chugach to the State Fair Grounds, Connect Thuma to S. Chugach	\$75,000 to \$750,000

9	Replacement Fire Engine, Brush Truck, and support vehicle	\$1,060,000
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Approved by the Palmer City Council this ____ day of _____, 2020.

Edna B. DeVries, Mayor

Norma I. Alley, MMC, City Clerk

**City of Palmer
Action Memorandum No. 20-002**

Subject: Directing the City Manager to Notify the State of Alaska of the City Council's Statement of Non-Objection to Liquor License No. 4758 for Turkey Red, Located at 550 S. Alaska Street Suite 100

Agenda of: January 14, 2020

Council Action: **Approved** **Amended:** _____
 Defeated




Originator Information:

Originator: City Manager

Department Review:

Route to:	Department Director:	Signature:	Date:
_____	Community Development	_____	_____
_____	Finance	_____	_____
_____	Fire	_____	_____
_____	Police	_____	_____
_____	Public Works	_____	_____

Approved for Presentation By:

	Signature:	Remarks:
City Manager	<u></u>	_____
City Attorney	<u></u>	_____
City Clerk	<u></u>	_____

Certification of Funds:


Total amount of funds listed in this legislation: \$ Unknown

This legislation (√):

- Creates revenue in the amount of: \$ Unknown
- Creates expenditure in the amount of: \$ _____
- Creates a saving in the amount of: \$ _____
- Has no fiscal impact

Funds are (√):

- Budgeted Line item(s): _____
- Not budgeted

Director of Finance Signature: 

Attachment(s):

- Notice for License No. 4758
- Administration Review Form

Summary Statement/Background:

Turkey Red has applied for renewal of their liquor license. State law requires local governing bodies (per AS 04.21.080, this is defined as the City Council) to review requests pertaining to liquor licenses within their municipalities. The City may voice a non-objection or may file a protest to a request.

As of the date of staffing, the Administration had not received any written comments or phone calls from the public expressing concern or support for this application.

Administration's Recommendation:

To approve Action Memorandum No. 20-002.



December 13, 2019

City of Palmer

Matanuska- Susitna Borough

Via Email: cityclerk@palmerak.org ; adam.bradway@matsugov.us ; alex.strawn@matsugov.us
permitcenter@matsugov.us

Re: Notice of 2020/2021 Liquor License Renewal Application

License Type:	Restaurant/Eating Place – Public Convenience	License Number:	4758
Licensee:	Turkey Red LLC		
Doing Business As:	Turkey Red		

We have received a completed renewal application for the above listed license (see attached application documents) within your jurisdiction. This is the notice required under AS 04.11.480.

A local governing body may protest the approval of an application(s) pursuant to AS 04.11.480 by furnishing the director **and** the applicant with a clear and concise written statement of reasons for the protest within 60 days of receipt of this notice, and by allowing the applicant a reasonable opportunity to defend the application before a meeting of the local governing body, as required by 3 AAC 304.145(d). If a protest is filed, the board will deny the application unless the board finds that the protest is arbitrary, capricious, and unreasonable.

To protest the application referenced above, please submit your written protest within 60 days, and show proof of service upon the applicant and proof that the applicant has had a reasonable opportunity to defend the application before a meeting of the local governing body.

Sincerely,

Glen Klinkhart, Director
amco.localgovernmentonly@alaska.gov

City of Palmer • Liquor License Review Form

BUSINESS NAME: Turkey Red

OWNER: Cynthia Alexandra Papasavas

LICENSE TYPE: Restaurant/Eating Place-Public Convenience

LOCATION: 550 S Alaska St Ste 100

Route to: Department of Finance

Department of Finance

Business License/Sales
Tax/Utilities/Assessments
Current:

Yes No

If no, explain:

Other Comments:



Finance Director

12/16/2019

Date

Route to: Department of Community Development

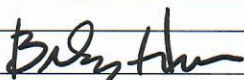
Department of Community Development

Code (PMC/Bldg/Fire)
Compliant:

Yes No

If no, explain:

Other Comments:



Community Development Director

12/17/19

Date

Route to: Police Department

Police Department

Excessive Calls:

Yes No

If yes, explain:

Other Comments:



Chief of Police

TO COUNCIL FOR AGENDA OF:

12-17-19

Date

**City of Palmer
Action Memorandum No. 20-003**

Subject: Approving a Council Community Grant in the Amount of \$1,650.00 to the MATSAR Search and Rescue for Equipment


Agenda of: January 14, 2020

Council Action: **Approved** **Amended:** _____
 Defeated




Originator Information:

Originator: City Manager

Department Review:

Route to:	Department Director:	Signature:	Date:
_____	Community Development	_____	_____
X	Finance		12/11/2019
_____	Fire	_____	_____
_____	Police	_____	_____
_____	Public Works	_____	_____

Approved for Presentation By:

	Signature:	Remarks:
City Manager		_____
City Attorney		_____
City Clerk		_____

Certification of Funds:


Total amount of funds listed in this legislation: \$ **1,650.00**

This legislation (√):

<input type="checkbox"/>	Creates revenue in the amount of:	\$ _____
X	Creates expenditure in the amount of:	\$ <u>1,650.00</u>
<input type="checkbox"/>	Creates a saving in the amount of:	\$ _____
<input type="checkbox"/>	Has no fiscal impact	

Funds are (√):

X	Budgeted	Line item(s): <u>01-02-10-6068</u>
<input type="checkbox"/>	Not budgeted	_____

Director of Finance Signature: 

Attachment(s):

- 2020 Grant Application
- 2020 Scoresheet

Summary Statement/Background:

The MATSAR Search and Rescue is requesting a \$1,650 grant to help finance equipment for use in 2020. Grant funds will be used to pay for rope throw bags, snowshoes, an iPad and search management software.

MATSAR has not received grant funding from Palmer in the past.

In February 2014, the City Council adopted Ordinance No. 14-043, which established the Council Community Grant program. The Council also approved \$12,000.00 in the Community Council Grants line item for 2020 that would finance approved Council grants.

Legislation #	Organization	Amount	Date Approved
	MATSAR Search and Rescue		
Total 2020 Grants approved prior:			

Administration’s Recommendation:

To approve Action Memorandum No. 20-003 for a Council Community Grant to the MATSAR Search and Rescue for Support Equipment for the year 2020



City of Palmer • City Manager's Office
231 W. Evergreen Avenue • Palmer, AK 99645
 Phone: 907-745-3271 Fax: 907-745-0930

Council Community Grant Application

Program, service, project or event title: MATSAR Search and Rescue Support
 Date(s) of program, service, project or event: 2020

Applicant Information

Name: MATSAR Search and Rescue
 Address: P.O Box 876467
 City: Wasilla State: AK Zip: 99687
 Phone: 907-373-8444 (Mark Stigar) Email: info@matsaralaska.org

Organization Information

Name of organization/group: MAT+SAR Search and Rescue
 Type of organization: Non-profit Volunteer community group Other

Funding Request

Amount of Request: \$ \$1650
 Matching funds provided by applicant: \$ Anything not covered by the grant

Project Summary Information

In the space below, provide a concise, on paragraph summary of your proposed program, service, project or event and how it promotes economic development for the City of Palmer.

See Attachement

Project Scope of Work

Please list the steps to be taken to conduct the program, service, project or event. Be sure to address issues such as: beginning and ending date, who will work to conduct the event/project, clean-up team, where is the project going to occur (location).

See Attachment

Eligibility

Describe how your program, service, project or event meets the eligibility guidelines.

See Attachment

Matching Funding Source

Describe source of matching funding. Have alternate sources of funding been explored?

See Attachment

Community Benefit **and Reporting**

Please indicate how the results of your program, service, project or event will enhance economic development or generally benefit the City of Palmer. Describe the expected number of participants to be attracted by the event or project. Please explain how your organization will evaluate the community benefit of your event. Examples might include surveys, registrations, sign-in sheets, number of people served, etc. Please explain how and when your organization will report results back to the City Council.

See Attachment

Detailed Budget

Revenue:

Source:	Cash	In-Kind	Total
Alaska State Troopers	\$ 0	\$ 0	\$ 0
MatSu Borough Emer Services	\$ 0	\$ 0	\$ 0
	\$	\$	\$
	\$	\$	\$
	\$	\$	\$
Totals	\$	\$	\$

Expenditures:

Item/Service:	Cash	In-Kind	Total
<small>Gas Card for State Donated Truck and Jumper Battery</small>	\$ \$570	\$ 0	\$ \$570
4 ea Rope Throw Bags for Rescue	\$ \$120	\$ 0	\$ \$120
IPAD for Search Management	\$ \$600	\$ 0	\$ \$600
GPS Software for IPAD for 1 yr.	\$ \$40	<small>Subscription after one year X 5 years or more</small>	\$ \$40
4ea Snowshoes	\$ \$320	\$ 0	\$ \$320
Totals	\$ \$1650	\$ 0	\$ \$1650

Applications may be submitted at any time to the address listed above. Please allow at least six weeks lead time for application review and City Council agenda scheduling.

Applicant signature: Mark Stigar Board Member

Date: December 10, 2019

For Office Use Only

Date received by Manager's Office: _____

City Council agenda date: _____

Action Memorandum No.: _____

City Council: Approved Denied

Date Manager's Office notified applicant of request outcome: _____

MATSAR Attachment to City of Palmer Council Community Grant Application

Project Summary Information

All Land Search and Rescue by Alaska Statute falls under the Alaska State Troopers (AST). In recent years little to no money has been allocated for training and equipping the all volunteer "First Responder" Search and Rescue Organizations such as MATSAR. The AST will does limited reimbursement for expenses incurred during an actual Search and Rescue deployment and participants are covered under State Workers Compensation. MATSAR only responds after receiving approval by the Alaska State Troopers.

MATSAR has no other avenue but fundraising as a non-profit to acquire Search and Rescue Equipment and provide for training, operations and maintenance.

Just recently Sen. Shelly Hughes assisted MATSAR receiving a donated used State DOT Truck; the first for MATSAR.

The requested funding will allow MATSAR to be more effective as a First Responder for callouts by the Alaska State Troopers.

Project Scope of Work

Purchasing this equipment will allow MATSAR to be more effective in conducting Search and Rescues not only in Palmer and The MATSU but Statewide.

Additionally, MATSAR for the second year is conducting a Search and Rescue Academy for the Volunteer Mat Su Borough First Responders as well as VPSOs and Search Team members from the NW Arctic Borough. Training is conducted in Palmer at the National Outdoors Leadership School Jan 24-27, 2019.

Eligibility

1. MATSAR provides Search and Rescue assistance inside and the surrounding areas of the City of Palmer.
2. MATSAR participates every year in the Colony Christmas parade, has given presentations at Palmer Chamber of Commerce, Rotary, Kiwanis as well as numerous schools and other events.
3. MATSAR has recently received funding from the MATSU Heath Foundation, sponsoring the 2020 MATSAR Search and Rescue Academy as well as MATSAR is on Pick-Click-Give, Amazon Smiles, Fred Meyers Rewards and applying with the MATSU Parks and Trails Foundation for other truck related equipment.

4. This funding request from MATSAR economically assists the City of Palmer by providing an expected level of First Response in an emergency as well as promotes wellness by providing rescue and recovery for those in need both residents and visitors as well. Funding this grant assist MATSAR to promote and educate Community members in responsible preparation before exploring the outdoors.
5. MATSAR has been committed to provide Search and Rescue as well as education to Palmer and the MATSU since its beginning in 2003.

Matching Funding Source

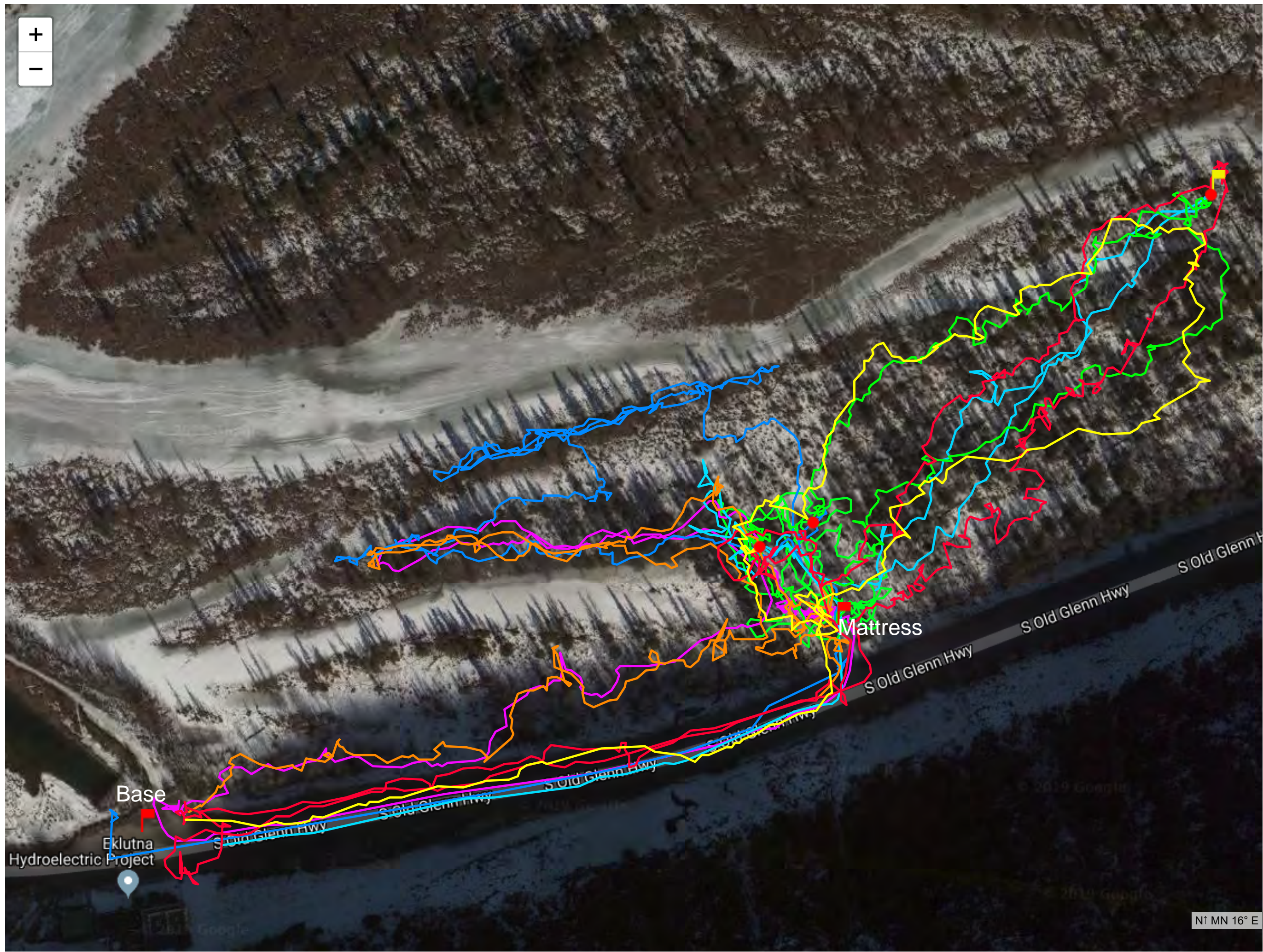
MATSAR is constantly pursuing other funding sources such as the ones mentioned above in #3.

Community Benefit and Reporting

MATSAR is happy to speak at the City Council on recent call outs and has included an example of a consolidated GPS search track in the local area and how the requested funding for the IPAD and software will assist in search management. MATSAR has participated or were the Incident Command in over 20 local searches (Missing Big Lake Couple) in the last year as well as some as far away as the Village of Golovin in Norton Sound.

Old Glenn Hwy
MAT+SAR GPS Search
Tracks
Ground & K9
Oct. 2019

Page 31 of 71



Incident Command

What do we do?

- Assist Local Law Enforcement in Mgt of the Incident.
- FEMA ICS Qualified
- Organize and Run the Search (Incident)
 - Dec 19th Requested by AST
 - 86 Snowmachine Volunteers
 - Dec 20th - 2pm located Laverne and Van Pettigen

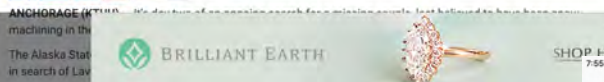


Dozens of snow machiners search for missing couple in Big Lake



Snowmachines are lined up at the Search And Rescue staging area in Big Lake (KTUU)

By Hank Davis | Posted: Wed 3:32 PM, Dec 19, 2018 | Updated: Wed 4:02 PM, Dec 19, 2018



Big Lake search honing in on specific areas; still no sign of snowmachining couple



Searchers gather to try to find LaVerne and Van Pettigen, missing since this weekend near Big Lake. (KTUU)

By Hank Davis | Posted: Thu 3:17 PM, Dec 20, 2018



Qualification Pre-Check

All items listed below must be present before further review of application.

X Event must be accessible to all members of the community.

Event must take place within Palmer city limits or within one mile of city limits.

Event has received funding from the City in the past. List the years funding was received: None

☒ If event was supported by a City grant in the past, the post event report from the previous event is complete.

	Application Elements		Expectations	Points Earned
	10 pts		7 pts.	3-0 pts
Accessibility & Strategic Priorities	The application clearly states the economic benefits and the reader/evaluator easily understands the benefits to the community and residents of the City.	The application states the benefits, however it is not clear and/or the reviewer/evaluator must assume or use reason to determine the benefits to the community and residents of the City.	The application does not clearly demonstrate the benefits and/or the reader/evaluator cannot determine through reasoning the benefits to the community or residents of the City.	7
	The application clearly addresses how the project meets one or more of the City's Economic Development Strategic Priorities.	The application attempts to address how the project meets one or more of the City's Economic Development Strategic Priorities; however, the reviewer/evaluator must assume or use reason to determine how the project is addressing a strategic priority(s).	The application does not clearly demonstrate how the project is addressing a strategic priority and/or the reader/evaluator cannot determine through reasoning how the project is addressing a strategic priority.	7
Fiscal	The application clearly states how much financial or in-kind services are being requested for the project.	The application contains information regarding financial and/or in-kind services as part of the project; however, it is not clear and the reviewer/evaluator must assume or use reason to determine what is being requested.	The application does not clearly state what is being requested and/or the reviewer/evaluator cannot determine through reasoning.	10
	The application includes a project budget which demonstrates sound fiscal practices and reviewer/evaluator can easily understand.	The application includes a project budget; however, the reviewer/evaluator has questions or has to use reason to understand the overall budget for the project.	The application does not include a project budget or the reviewer/evaluator cannot understand and/or has significant concerns about the budget as presented.	10
Benefit	The application clearly states how the community will benefit as a result of the event.	The application states the degree of benefits; however, it is not clear and the reviewer/evaluator must assume or use reason to determine the how the community will benefit as a result of this grant.	The application does not clearly demonstrate the degree of benefits and/or the reviewer/evaluator cannot determine the how the community will benefits as a result of this grant.	7
Reporting	The application clearly states how and when the City will receive a post event report on this project.	The application attempts to address how a post event report will be given to the City; however it is unclear and the reviewer/evaluator must assume or use reason to determine how and when the report will be presented.	The application does not attempt to address how a post event report will be given to the City or the reviewer/evaluator cannot determine how the report will be presented.	3
Total:				44/60

**City of Palmer
Action Memorandum No. 20-004**

Subject: Approving a Council Community Grant in the Amount of \$3,000.00 to the Hatcher Pass Avalanche Center


Agenda of: January 14, 2020

Council Action: **Approved** **Amended:** _____
 Defeated


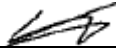

Originator Information:

Originator: City Manager

Department Review:

Route to:	Department Director:	Signature:	Date:
_____	Community Development	_____	_____
<u>X</u>	Finance		<u>12/19/2019</u>
_____	Fire	_____	_____
_____	Police	_____	_____
_____	Public Works	_____	_____

Approved for Presentation By:

	Signature:	Remarks:
City Manager		_____
City Attorney		_____
City Clerk		_____

Certification of Funds:


Total amount of funds listed in this legislation: \$ **3,000.00**

This legislation (√):

<input type="checkbox"/>	Creates revenue in the amount of:	\$ _____
<input checked="" type="checkbox"/>	Creates expenditure in the amount of:	\$ <u>3,000.00</u>
<input type="checkbox"/>	Creates a saving in the amount of:	\$ _____
<input type="checkbox"/>	Has no fiscal impact	

Funds are (√):

<input checked="" type="checkbox"/>	Budgeted	Line item(s): <u>01-02-10-6068</u>
<input type="checkbox"/>	Not budgeted	_____

Director of Finance Signature: 

Attachment(s):

- 2020 Grant Application
- 2020 Scoresheet

Summary Statement/Background:

The HPAC is requesting a \$3,000 grant to help finance critical safety messaging for the winter season in 2020. Grant funds will be used to support operations.

HPAC has received grant funding from Palmer in the past: \$2000 in 2017 and \$2000 in 2018.

In February 2014, the City Council adopted Ordinance No. 14-043, which established the Council Community Grant program. The Council also approved \$12,000.00 in the Community Council Grants line item for 2020 that would finance approved Council grants.

Legislation #	Organization	Amount	Date Approved
	MATSAR Search and Rescue		
	HPAC 2020 Winter support		
Total 2020 Grants approved prior:			

Administration's Recommendation:

To approve Action Memorandum No. 20-004 for a Council Community Grant to the HPAC for the year 2020



City of Palmer • City Manager's Office
231 W. Evergreen Avenue • Palmer, AK 99645
Phone: 907-745-3271 Fax: 907-745-0930

Council Community Grant

The City of Palmer recognizes the valued contributions being provided through the volunteer efforts of community organizations, agencies, and individuals on behalf of its citizens. Community grant funding demonstrates Council's commitment to programs, services, projects and events that are benefits to the community while at the same time recognizing the financial constraints impacting the City's ability to provide funding.

The objectives of the City of Palmer Council Community Grant are:

- to provide modest levels of support and assistance to help foster and develop community programs, services, projects, and events that enhance the greater Palmer community's cultural and economic environment; and
- to treat all organizations fairly and consistently while creating a minimal administrative process.

Applicant eligibility

Preference will be given to organizations and groups that demonstrate Palmer community support and that propose a program, service, project or event (event) having the potential for positive economic and cultural impacts and that show evidence of efficient use of resources, sound business practices/accountability, and describe the organization's or group's knowledge, skills and self-reliance.

An applicant organization must meet the following general criteria in order to be considered for a Council Community grant:

1. Program, service, project or event must primarily benefit the community and residents of Palmer.
2. Program, service, project or event has City wide significance and is expected to bring economic and/or public relations benefit to the City.
3. Grant applicants should be able to demonstrate active fundraising efforts to support the continuation of the program, service, project or event. The City grant should not be considered as the primary source of funding for the organization.
4. Funding requests can be defined as programs, services, projects and events that economically benefit Palmer by supporting, sustaining, promoting, informing, educating, celebrating, preserving and/or providing access to the arts, culture, environment, heritage, recreation and/or health activities.
5. To qualify for funding, the group must demonstrate its commitment to all of the following principles:
 - a. Program, service, project or event is open – accessible – to all members of the community;
 - b. Program, service, project or event must take place within the Palmer city limits or within one mile of the city limits;
 - c. Program, service, project or event is effective in providing an economic benefit to Palmer;
 - d. applicant is accountable through sound management and financial practices;
 - e. Individuals are not eligible.



City of Palmer • City Manager's Office
231 W. Evergreen Avenue • Palmer, AK 99645
Phone: 907-745-3271 Fax: 907-745-0930

Council Community Grant Application

Program, service, project or event title: Hatcher Pass Avalanche Center Forecasting
Date(s) of program, service, project or event: 11/28/2019 to 4/15/2020

Applicant Information

Name: Hatcher Pass Avalanche Center INC--Andy Dennis Board Chair
Address: 5269 N Brywood Cir
City: Palmer State: AK Zip: 99645
Phone: 406-249-4045 Email: andydennis@hpavalanche.org

Organization Information

Name of organization/group: Hatcher Pass Avalanche Center INC (HPAC)
Type of organization: Non-profit Volunteer community group Other

Funding Request

Amount of Request: \$ 3000
Matching funds provided by applicant: \$ 3000 -- detailed budget information below

Project Summary Information

In the space below, provide a concise, on paragraph summary of your proposed program, service, project or event and how it promotes economic development for the City of Palmer. The mission of HPAC is to provide avalanche information and advisories to educate the public in avoiding avalanches in Hatcher Pass. To support this mission HPAC publishes weekly professional avalanche forecasts for the winter season. These forecasts are available free to the public on our website, social media, and through the Alaska State Parks. In addition to the weekly forecasts; professional observations, safety bullitens, and curated public observations are made available to the public. HPAC is managed by a 6 person volunteer Board of Directors and is a federally recognized 501 (c) (3). HPAC is the on call avalanche rescue resource for Hatcher Pass.

Project Scope of Work

Please list the steps to be taken to conduct the program, service, project or event. Be sure to address issues such as: beginning and ending date, who will work to conduct the event/project, clean-up team, where is the project going to occur (location).

HPAC is seeking funding to support critical safety messaging, including weekly avalanche forecasting for the winter season 2019/2020. Two professional avalanche forecasters are employed and managed by a Board of Directors. The professional avalanche advisories are audited by peers and meet national standards. HPAC and the forecasters are fully insured. HPAC operates under a valid permit from the Alaska State Parks. Depending on disbursement, HPAC will use the funding for the current season (through April 2020) or the following season (e.g. November 2020 through April 2021). HPAC has operated for over 12 years and plans to continue to provide this service as funds allow.

Eligibility

Describe how your program, service, project or event meets the eligibility guidelines.

HPAC maintains a public website (www.hpavalanche.org) which includes forecasts, weather conditions, and general safety information. Residents of the City of Palmer have come to rely on the professional forecasts that HPAC provides. As more residents explore Hatcher Pass, HPAC's life saving information is more critical than ever. HPAC is an inclusive, open organization that welcomes feedback from the community. HPAC strives to maintain excellent community relationships with our user groups and local business owners. HPAC has Federal and State approved operating procedures and adheres to strict budgeting/accounting standards.

Matching Funding Source

Describe source of matching funding. Have alternate sources of funding been explored?

In October 2019, HPAC became an independent non-profit organization.

HPAC's Board has secured funding from a variety of sources including individual donations, corporate giving, grants, community councils, merchandise, and fundraisers.

In each of the past three years HPAC has raised at least \$20,000 to support critical avalanche forecasting in Hatcher Pass. The attached detailed budget represents a fully funded avalanche center. HPAC counts on Palmer City Council for support.

Community Benefit

Please indicate how the results of your program, service, project or event will enhance economic development or generally benefit the City of Palmer. Describe the expected number of participants to be attracted by the event or project. Please explain how your organization will evaluate the community benefit of your event. Examples might include surveys, registrations, sign-in sheets, number of people served, etc.

Since 1985 there have been 14 avalanche fatalities in Hatcher Pass. The risk is real.

Palmer residents (and all residents/visitors to Alaska) rely on HPAC as the sole source of avalanche safety information in Hatcher Pass. HPAC is the on call resource for the Mat-Su Ski Club, AK State Troopers, AKDOT, Alaska State Parks, and the Alaska Mountain Rescue Group. Each forecast and conditions update reaches over 5,000 people (data gained from WordPress, FaceBook, and Google Analytics). In 2019, over 200 people attended HPAC's free avalanche workshops. In funding HPAC's mission Palmer City Council is funding safety and our goal for zero-fatality winters.

Detailed Budget


Revenue:

Source:	Cash	In-Kind	Total
Donations	\$ 12,000	\$	\$ 12,000
Fundraising	\$ 10,000	\$	\$ 10,000
Grants	\$ 30,000	\$	\$ 30,000
Merchandise Sales	\$ 1,000	\$	\$ 1,000
Equipement	\$ 10,000	\$	\$ 10,000
Totals	\$ 53,000	\$	\$ 53,000

Expenditures:

Item/Service:	Cash	In-Kind	Total
Administration	\$ 3,400	\$	\$ 3,400
Insurance	\$ 3,440.05	\$	\$ 3440.05
Forecaster Wages	\$ 20,000	\$	\$ 20,000
Travel	\$ 2,000	\$	\$ 2,000
Equipement	\$ 12,000	\$	\$ 12,000
Totals	\$ 40,840.05	\$	\$ 40,840.05

Applications may be submitted at any time to the address listed above. Please allow at least six weeks lead time for application review and City Council agenda scheduling.

Applicant signature:  Andy Dennis HPAC Board Chair
Date: 12/18/2019

For Office Use Only

RECEIVED
DEC 18 2019
CITY OF PALMER

Date received by Manager's Office: _____
City Council agenda date: _____
Action Memorandum No.: _____
City Council: Approved Denied
Date Manager's Office notified applicant of request outcome: _____

Project Name: HPAC Support

Reviewer Name: Nathan Wallace

Date: 12/19/2019

Qualification Pre-Check

All items listed below must be present before further review of application.

- X Event must be accessible to all members of the community.
 - Event must take place within Palmer city limits or within one mile of city limits.
- X Event has received funding from the City in the past. List the years funding was received: \$2000 in 2017 and \$2000 in 2018
 - ☒ If event was supported by a City grant in the past, the post event report from the previous event is complete: yes

	Application Elements		Expectations	Points Earned
Accessibility & Strategic Priorities	10 pts	7 pts.	3-0 pts	
	The application clearly states the economic benefits and the reader/evaluator easily understands the benefits to the community and residents of the City.	The application states the benefits, however it is not clear and/or the reviewer/evaluator must assume or use reason to determine the benefits to the community and residents of the City.	The application does not clearly demonstrate the benefits and/or the reader/evaluator cannot determine through reasoning the benefits to the community or residents of the City.	7
	The application clearly addresses how the project meets one or more of the City's Economic Development Strategic Priorities.	The application attempts to address how the project meets one or more of the City's Economic Development Strategic Priorities; however, the reviewer/evaluator must assume or use reason to determine how the project is addressing a strategic priority(s).	The application does not clearly demonstrate how the project is addressing a strategic priority and/or the reader/evaluator cannot determine through reasoning how the project is addressing a strategic priority.	7
Fiscal	The application clearly states how much financial or in-kind services are being requested for the project.	The application contains information regarding financial and/or in-kind services as part of the project; however, it is not clear and the reviewer/evaluator must assume or use reason to determine what is being requested.	The application does not clearly state what is being requested and/or the reviewer/evaluator cannot determine through reasoning.	10
	The application includes a project budget which demonstrates sound fiscal practices and reviewer/evaluator can easily understand.	The application includes a project budget; however, the reviewer/evaluator has questions or has to use reason to understand the overall budget for the project.	The application does not include a project budget or the reviewer/evaluator cannot understand and/or has significant concerns about the budget as presented.	10
Benefit	The application clearly states how the community will benefit as a result of the event.	The application states the degree of benefits; however, it is not clear and the reviewer/evaluator must assume or use reason to determine the how the community will benefit as a result of this grant.	The application does not clearly demonstrate the degree of benefits and/or the reviewer/evaluator cannot determine the how the community will benefits as a result of this grant.	10
Reporting	The application clearly states how and when the City will receive a post event report on this project.	The application attempts to address how a post event report will be given to the City; however it is unclear and the reviewer/evaluator must assume or use reason to determine how and when the report will be presented.	The application does not attempt to address how a post event report will be given to the City or the reviewer/evaluator cannot determine how the report will be presented.	7
			Total:	51/60

**City of Palmer
Information Memorandum No. 20-001**

Subject: Committee of the Whole to Discuss City Owned Properties

Agenda of: January 14, 2020




Originator Information:

Originator: City Manager

Department Review:

Route to:	Department Director:	Signature:	Date:
_____	Community Development	_____	_____
_____	Finance	_____	_____
_____	Fire	_____	_____
_____	Police	_____	_____
_____	Public Works	_____	_____

Approved for Presentation By:

	Signature:	Remarks:
City Manager	<u></u>	_____
City Attorney	<u></u>	_____
City Clerk	<u></u>	_____

Certification of Funds:


Total amount of funds listed in this legislation: \$ _____

This legislation (√):

- Creates revenue in the amount of: \$ _____
- Creates expenditure in the amount of: \$ _____
- Creates a saving in the amount of: \$ _____
- Has no fiscal impact

Funds are (√):

- Budgeted Line item(s): _____
- Not budgeted _____

Director of Finance Signature: 

Attachment(s):

- 2020 City Property (Unused)

Summary Statement/Background:

The City Council, during 2020 budget discussions requested information on underutilized/unused property owned by the city.

It was also requested that the topic of land holdings policy be discussed in January 2020.

The attachment 2020 City Property (Unused) is a current list of property that the city owns to date that has been undeveloped/unused. Some properties listed have easements that make large scale development unfeasible, but the surface use could still be explored.

City Owned Property 2020 (Unused)



Prepared By:
Palmer Community Development
645 E. Cope Industrial Way
Palmer, AK 99645

Property with Utility Easements
(VACANT)

Address:

1017 S. Ronda Way

Size of parcel/lot:

60'x230' (.34 acres)

Zoned:

R1 Single Family Residential

Assessed Value:

\$35,000

Current Use:

Utility Easement

Potential Use for City:

Greenspace

Potential Use for Private party:

None

Recommendation:

Consider developing as greenspace



Matanuska-Susitna Borough



Legend

- + Alaska Railroad
- Roads
 - Highway
 - Major
 - Medium
 - Minor
 - - Primitive
 - - Private
- ▭ Mat-Su Borough Boundary
- ▭ Incorporated Cities
- ▭ Parcels
- ▭ Lakes and Rivers
- ▭ Flood Zone

1: 1,709



Notes

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0.1 0 0.03 0.05 Miles

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Reported on 01/26/2018 05:04 PM

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MATANUSKA-SUSITNA BOROUGH

Real Property Detail for Account: 1564B01L020

Site Information

Account Number	1564B01L020	Subdivision	GREATLAND TER I
Parcel ID	43290	City	Palmer
TRS	S17N02E05	Map PA12	Tax Map
Abbreviated Description (Not for Conveyance)	GREATLAND TER I BLOCK 1 LOT 20		

Site Address 1017 S RONDA WAY

Ownership

Owners	PALMER CITY OF	Buyers	
Primary Owner's Address	231 W EVERGREEN AVE PALMER AK 99645-6952	Primary Buyer's Address	

Appraisal Information

Appraisal Information				Assessment			
Year	Land Appraised	Bldg. Appraised	Total Appraised	Year	Land Assessed	Bldg. Assessed	Total Assessed*
2017	\$35,000.00	\$0.00	\$35,000.00	2017	\$0.00	\$0.00	\$0.00
2016	\$24,800.00	\$0.00	\$24,800.00	2016	\$0.00	\$0.00	\$0.00
2015	\$24,800.00	\$0.00	\$24,800.00	2015	\$0.00	\$0.00	\$0.00

Building Information

Building Item Details		Description	Area	Percent Complete			
Building Number							
Tax/Billing Information			Recorded Documents				
Year	Certified	Zone	Mill	Tax Billed	Date	Type	Recording Info (offsite link to DNR)
2017	Yes	0012	13.332	\$0.00	4/5/1988	QUITCLAIM DEED (ALL TYPE)	Palmer Bk: 545 Pg: 721
2016	Yes	0012	12.984	\$0.00	9/20/1983	CLERKS DEED	Palmer Bk: 322 Pg: 337
2015	Yes	0012	12.984	\$0.00	3/7/1979	WARRANTY DEED (ALL TYPES)	Palmer Bk: 186 Pg: 471

Tax Account Status †

Status	Tax Balance	Farm	Disabled Veteran	Senior	Optional	Total	LID Exists
Current	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	No

Land and Miscellaneous

Gross Acreage	Taxable Acreage	Assembly District	Precinct	Fire Service Area	Road Service Area
0.34	0.34	Assembly District 002	11-075	Palmer Fire Service is under the jurisdiction of the City of Palmer	No Borough Road Service, for City of Palmer road service info, call (907)745-3400

* Total Assessed is net of exemptions and deferrals, rest, penalties, and other charges posted after Last Update Date are not reflected in balances.

† If account is in foreclosure, payment must be in certified funds.

Last Updated: 1/26/2018 4:00:02 AM

Address:

1091 S. Ronda Way

Size of parcel/lot:

60'x102'x172'x160' (.29 acres)

Zoned:

R1 Single Family Residential

Assessed Value:

\$35,000

Current Use:

Utility Easement

Potential Use for City:

Greenspace

Potential Use for Private party:

None

Recommendation:

Consider developing as greenspace



Matanuska-Susitna Borough



Legend

- Alaska Railroad
- Roads
 - Highway
 - Major
 - Medium
 - Minor
 - - Primitive
 - - Private
- ▭ Mat-Su Borough Boundary
- ▭ Incorporated Cities
- ▭ Parcels
- ▭ Lakes and Rivers
- ▭ Flood Zone

1: 1,031



0.0 0 0.02 0.03 Miles

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Notes

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MATANUSKA-SUSITNA BOROUGH

Real Property Detail for Account: 1564B01L012

Site Information

Account Number	1564B01L012	Subdivision	GREATLAND TER I
Parcel ID	67436	City	Palmer
TRS	S17N02E05	Map PA12	Tax Map
Abbreviated Description (Not for Conveyance)	GREATLAND TER I BLOCK 1 LOT 12		

Site Address 1091 S RONDA WAY

Ownership

Owners	PALMER CITY OF	Buyers	
Primary Owner's Address	231 W EVERGREEN AVE PALMER AK 99645-6952	Primary Buyer's Address	

Appraisal Information

Appraisal Information				Assessment			
Year	Land Appraised	Bldg. Appraised	Total Appraised	Year	Land Assessed	Bldg. Assessed	Total Assessed*
2017	\$35,000.00	\$0.00	\$35,000.00	2017	\$0.00	\$0.00	\$0.00
2016	\$22,700.00	\$0.00	\$22,700.00	2016	\$0.00	\$0.00	\$0.00
2015	\$22,700.00	\$0.00	\$22,700.00	2015	\$0.00	\$0.00	\$0.00

Building Information

Building Information				Recorded Documents		Recording Info (offsite link to DNR)	
Building Item Details		Description	Area		Percent Complete		
Tax/Billing Information				Date	Type		
Year	Certified	Zone	Mill	Tax Billed			
2017	Yes	0012	13.332	\$0.00	4/5/1988	QUITCLAIM DEED (ALL TYPE)	Palmer Bk: 545 Pg: 721
2016	Yes	0012	12.984	\$0.00	9/20/1983	CLERKS DEED	Palmer Bk: 322 Pg: 337
2015	Yes	0012	12.984	\$0.00	3/7/1979	WARRANTY DEED (ALL TYPES)	Palmer Bk: 186 Pg: 471

Tax Account Status †

Status	Tax Balance	Farm	Disabled Veteran	Senior	Optional	Total	LID Exists
Current	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	No

Land and Miscellaneous

Gross Acreage	Taxable Acreage	Assembly District	Precinct	Fire Service Area	Road Service Area
0.28	0.28	Assembly District 002	11-075	Palmer Fire Service is under the jurisdiction of the City of Palmer	No Borough Road Service, for City of Palmer road service info, call (907)745-3400

* Total Assessed is net of exemptions and deferrals, rest, penalties, and other charges posted after Last Update Date are not reflected in balances.

† If account is in foreclosure, payment must be in certified funds.

Last Updated: 1/26/2018 4:00:02 AM

Address:

1891 S. Chugach St

Size of parcel/lot:

50'x230' (.29 acres)

Zoned:

P Public

Assessed Value:

\$29,700

Current Use:

Utility Easement

Potential Use for City:

Entrance to Tract D

Potential Use for Private party:

Extension of neighboring property (minus utility easement) or entrance to Tract D if sold together

Recommendation:

Consult with neighboring property for interest in parcel/open market/hold

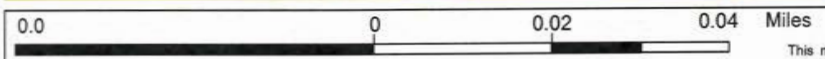


Matanuska-Susitna Borough



- Legend**
- + Alaska Railroad
 - Roads**
 - Highway
 - Major
 - Medium
 - Minor
 - - Primitive
 - - Private
 - ▭ Mat-Su Borough Boundary
 - ▭ Incorporated Cities
 - ▭ Parcels
 - ▭ Lakes and Rivers
 - ▭ Flood Zone

1: 1,141



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Notes

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MATANUSKA-SUSITNA BOROUGH

Real Property Detail for Account: 17N02E04C004

Site Information

Account Number	17N02E04C004	Subdivision	
Parcel ID	20807	City	Palmer
TRS	S17N02E04	Map PA12	
Abbreviated Description (Not for Conveyance)	TOWNSHIP 17N RANGE 2E SECTION 4 LOT C4	Tax Map	

Site Address 1891 S CHUGACH ST

Ownership

Owners	PALMER CITY OF	Buyers	
Primary Owner's Address	231 W EVERGREEN AVE PALMER AK 99645-6952	Primary Buyer's Address	

Appraisal Information

Appraisal				Assessment			
Year	Land Appraised	Bldg. Appraised	Total Appraised	Year	Land Assessed	Bldg. Assessed	Total Assessed*
2017	\$29,700.00	\$0.00	\$29,700.00	2017	\$0.00	\$0.00	\$0.00
2016	\$29,700.00	\$0.00	\$29,700.00	2016	\$0.00	\$0.00	\$0.00
2015	\$29,700.00	\$0.00	\$29,700.00	2015	\$0.00	\$0.00	\$0.00

Building Information

Building Item Details				Recorded Documents		Recording Info (offsite link to DNR)	
Building Number	Description	Area	Percent Complete	Date	Type		
				7/23/1982	WARRANTY DEED (ALL TYPES)	Palmer Bk: 269 Pg: 23	
				10/27/1947		Palmer Bk: 5 Pg: 199	

Tax/Billing Information

Year	Certified	Zone	Mill	Tax Billed			
2017	Yes	0012	13.332	\$0.00			
2016	Yes	0012	12.984	\$0.00			
2015	Yes	0012	12.984	\$0.00			

Tax Account Status †

Status	Tax Balance	Farm	Disabled Veteran	Senior	Optional	Total	LID Exists
Current	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	No

Land and Miscellaneous

Gross Acreage	Taxable Acreage	Assembly District	Precinct	Fire Service Area	Road Service Area
0.62	0.62	Assembly District 002	11-070	Palmer Fire Service is under the jurisdiction of the City of Palmer	No Borough Road Service, for City of Palmer road service info, call (907)745-3400

* Total Assessed is net of exemptions and deferrals, rest, penalties, and other charges posted after Last Update Date are not reflected in balances.

Last Updated: 1/26/2018 4:00:02 AM

† If account is in foreclosure, payment must be in certified funds.

Unused Property
(VACANT)

Address:

South Corner of E. Cottonwood and S. Denali

Size of parcel/lot:

150'x150' (.51 acre)

Zoned:

CL Commercial Limited

Assessed Value:

\$61,900

Current Use/Limitations:

Unused-shallow bedrock

Potential Use for City:

Parking Lot, greenspace

Potential Use for Private party:

Professional offices (with significant utility investment)

Recommendation:

Consult with neighboring property for interest in parcel/open market/hold



Matanuska-Susitna Borough



Legend

- + Alaska Railroad
- Roads
 - Highway
 - Major
 - Medium
 - Minor
 - - Primitive
 - - Private
- ▣ Mat-Su Borough Boundary
- ▣ Incorporated Cities
- ▭ Parcels
- ▭ Lakes and Rivers
- ▭ Flood Zone

1: 1,355



0.0 0 0.02 0.04 Miles

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Notes

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MATANUSKA-SUSITNA BOROUGH

Real Property Detail for Account: 3085000L003

Site Information

Account Number	3085000L003	Subdivision	PALMER PUBLIC SAFETY
Parcel ID	15202	City	Palmer
TRS	S18N02E33	Map PA05	Tax Map
Abbreviated Description (Not for Conveyance)	PALMER PUBLIC SAFETY LOT 3		

Site Address

Ownership

Owners	PALMER CITY OF	Buyers	
Primary Owner's Address	231 W EVERGREEN AVE PALMER AK 99645-6952	Primary Buyer's Address	

Appraisal Information

Appraisal				Assessment			
Year	Land Appraised	Bldg. Appraised	Total Appraised	Year	Land Assessed	Bldg. Assessed	Total Assessed*
2017	\$61,900.00	\$0.00	\$61,900.00	2017	\$0.00	\$0.00	\$0.00
2016	\$61,900.00	\$0.00	\$61,900.00	2016	\$0.00	\$0.00	\$0.00
2015	\$61,900.00	\$0.00	\$61,900.00	2015	\$0.00	\$0.00	\$0.00

Building Information

Building Item Details

Building Number	Description	Area	Percent Complete
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Tax/Billing Information

Year	Certified	Zone	Mill	Tax Billed	Recorded Documents Date	Type	Recording Info (offsite link to DNR)
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2017	Yes	0012	13.332	\$0.00			
2016	Yes	0012	12.984	\$0.00			
2015	Yes	0012	12.984	\$0.00			

Tax Account Status †

Status	Tax Balance	Farm	Disabled Veteran	Senior	Optional	Total	LID Exists
Current	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	No

Land and Miscellaneous

Gross Acreage	Taxable Acreage	Assembly District	Precinct	Fire Service Area	Road Service Area
0.52	0.52	Assembly District 002	11-070	Palmer Fire Service is under the jurisdiction of the City of Palmer	No Borough Road Service, for City of Palmer road service info, call (907)745-3400

Last Updated: 1/25/2018 4:00:03 AM

* Total Assessed is net of exemptions and deferments, rest, penalties, and other charges posted after Last Update Date are not reflected in balances.

† If account is in foreclosure, payment must be in certified funds.

Address:

North Corner of E. Cottonwood and S Valley Way

Size of parcel/lot:

150'x133' (.48 acres)

Zoned:

R3 Medium Density Residential

Assessed Value:

\$49,300

Current Use:

Unused-shallow bedrock

Potential Use for City:

Parking Lot, greenspace

Potential Use for Private party:

Professional offices or multi-family residential (with significant utility investment)

Recommendation:

Open market or hold



Matanuska-Susitna Borough



Legend

- + Alaska Railroad
- Roads
 - Highway
 - Major
 - Medium
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 - Primitive
 - Private
- ▭ Mat-Su Borough Boundary
- ▭ Incorporated Cities
- ▭ Parcels
- ▭ Lakes and Rivers
- ▭ Flood Zone

1: 1,239



0.0 0 0.02 0.04 Miles

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Notes

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MATANUSKA-SUSITNA BOROUGH

Real Property Detail for Account: 18N02E33C022

Site Information

Account Number	18N02E33C022	Subdivision	
Parcel ID	20256	City	Palmer
TRS	S18N02E33	Map PA05	Tax Map
Abbreviated Description (Not for Conveyance)	TOWNSHIP 18N RANGE 2E SECTION 33 LOT C22		

Site Address

Ownership

Owners	PALMER CITY OF	Buyers	
Primary Owner's Address	231 W EVERGREEN AVE PALMER AK 99645-6952	Primary Buyer's Address	

Appraisal Information

Appraisal				Assessment			
Year	Land Appraised	Bldg. Appraised	Total Appraised	Year	Land Assessed	Bldg. Assessed	Total Assessed*
2017	\$49,300.00	\$0.00	\$49,300.00	2017	\$0.00	\$0.00	\$0.00
2016	\$49,300.00	\$0.00	\$49,300.00	2016	\$0.00	\$0.00	\$0.00
2015	\$49,300.00	\$0.00	\$49,300.00	2015	\$0.00	\$0.00	\$0.00

Building Information

Building Item Details

Building Number	Description	Area	Percent Complete
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Tax/Billing Information

Year	Certified	Zone	Mill	Tax Billed	Date	Type	Recording Info (offsite link to DNR)
2017	Yes	0012	13.332	\$0.00	4/4/1978	QUITCLAIM DEED (ALL TYPE)	Palmer Bk: 161 Pg: 682
2016	Yes	0012	12.984	\$0.00	10/20/1976	QUITCLAIM DEED (ALL TYPE)	Palmer Bk: 125 Pg: 726
2015	Yes	0012	12.984	\$0.00	6/15/1973		Palmer Bk: 73 Pg: 36

Tax Account Status †

Status	Tax Balance	Farm	Disabled Veteran	Senior	Optional	Total	LID Exists
Current	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	No

Land and Miscellaneous

Gross Acreage	Taxable Acreage	Assembly District	Precinct	Fire Service Area	Road Service Area
0.48	0.48	Assembly District 002	11-070	Palmer Fire Service is under the jurisdiction of the City of Palmer	No Borough Road Service, for City of Palmer road service info, call (907)745-3400

Last Updated: 1/26/2018 4:00:02 AM

* Total Assessed is net of exemptions and deferrals, rest, penalties, and other charges posted after Last Update Date are not reflected in balances.

† If account is in foreclosure, payment must be in certified funds.

Address:

Tract D E. Outer Springer Loop (next to youth detention facility)

Size of parcel/lot:

350'x610' (5.2 acres)

Zoned:

P Public

Assessed Value:

\$148,300

Current Use:

Unused

Potential Use for City:

Business park, fire station/training center relocation

Potential Use for Private party:

Commercial/Industrial/Residential/Multifamily (require rezone)
with 1891 S. Chugach

Recommendation:

Hold



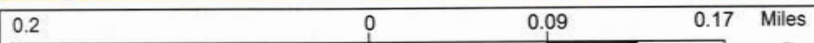
Matanuska-Susitna Borough



Legend

- Alaska Railroad
- Roads
 - Highway
 - Major
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- ▭ Mat-Su Borough Boundary
- ▭ Incorporated Cities
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- ▭ Lakes and Rivers
- ▭ Flood Zone

1:5,525



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Notes

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MATANUSKA-SUSITNA BOROUGH

Real Property Detail for Account: 5413000T00D

Site Information

Account Number	5413000T00D	Subdivision	COPE RSB T/B-2
Parcel ID	48048	City	Palmer
TRS	S17N02E04	Map PA12	Tax Map
Abbreviated Description (Not for Conveyance)	COPE RSB T/B-2 TRACT D		

Site Address

Ownership

Owners	PALMER CITY OF	Buyers	
Primary Owner's Address	231 W EVERGREEN AVE PALMER AK 99645	Primary Buyer's Address	

Appraisal Information

Appraisal Information				Assessment			
Year	Land Appraised	Bldg. Appraised	Total Appraised	Year	Land Assessed	Bldg. Assessed	Total Assessed*
2017	\$148,300.00	\$0.00	\$148,300.00	2017	\$0.00	\$0.00	\$0.00
2016	\$148,300.00	\$0.00	\$148,300.00	2016	\$0.00	\$0.00	\$0.00
2015	\$148,300.00	\$0.00	\$148,300.00	2015	\$0.00	\$0.00	\$0.00

Building Information

Building Item Details

Building Number	Description	Area	Percent Complete

Tax/Billing Information				Recorded Documents		Recording Info (offsite link to DNR)
Year	Certified	Zone	Mill	Date	Type	
2017	Yes	0012	13.332			
2016	Yes	0012	12.984			
2015	Yes	0012	12.984			

Tax Account Status †

Status	Tax Balance	Farm	Disabled Veteran	Senior	Optional	Total	LID Exists
Current	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	No

Land and Miscellaneous

Gross Acreage	Taxable Acreage	Assembly District	Precinct	Fire Service Area	Road Service Area
5.24	5.24	Assembly District 002	11-070	Palmer Fire Service is under the jurisdiction of the City of Palmer	No Borough Road Service, for City of Palmer road service info, call (907)745-3400

* Total Assessed is net of exemptions and deferrals, rest, penalties, and other charges posted after Last Update Date are not reflected in balances.

† If account is in foreclosure, payment must be in certified funds.

Last Updated: 1/26/2018 4:00:02 AM

Address:

1425 S Andre Cir

Size of parcel/lot:

53' front, 320' deep, 485' back (1.94 acres)

Zoned:

R1 Single Family Residential

Assessed Value:

\$61,000

Current Use:

Newly acquired

Potential Use for City:

Greenspace, park, trailhead

Potential Use for Private party:

Single family house

Recommendation:

Open market/hold/develop as park



Matanuska-Susitna Borough Land Information Parcel Report



Selected parcel highlighted

Account ID: 7737B01L018

Owner(s): PALMER CITY OF

General Owner: CITY

Legal Description: HIDDEN RNCH PH IV BLOCK 1 LOT 18



Parcel location within Matanuska-Susitna Borough



MATANUSKA-SUSITNA BOROUGH

Real Property Detail for Account: 7737B01L018

Site Information

Account Number	7737B01L018	Subdivision	HIDDEN RNCH PH IV
Parcel ID	530470	City	Palmer
TRS	S17N02E05	Map PA12	Tax Map
Abbreviated Description (Not for Conveyance)	HIDDEN RNCH PH IV BLOCK 1 LOT 18		

Site Address 1425 S ANDRE CIR

Ownership

Owners	PALMER CITY OF	Buyers	
Primary Owner's Address	231 W EVERGREEN AVE PALMER AK 99645-6952	Primary Buyer's Address	

Appraisal Information

Year	Appraisal			Assessment Year	Assessment		
	Land Appraised	Bldg. Appraised	Total Appraised		Land Assessed	Bldg. Assessed	Total Assessed ¹
2019	\$61,000.00	\$0.00	\$61,000.00	2019	\$61,000.00	\$0.00	\$61,000.00
2018	\$0.00	\$0.00	\$0.00	2018	\$0.00	\$0.00	\$0.00

Building Information

Building Item Details

Building Number	Description	Area	Percent Complete
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Tax/Billing Information

Year	Certified	Zone	Mill	Tax Billed	Recorded Documents	Recording Info (offsite link to DNR)
2019	Yes	0012	13.386	\$816.55	6/3/2019 WARRANTY DEED (ALL TYPES)	Palmer 2019-010976-0

Tax Account Status ²

Status	Tax Balance	Farm	Disabled Veteran	Senior	Total	LID Exists
PLEASE CALL	\$816.55		\$0.00	\$0.00	\$0.00	\$0.00 No

Land and Miscellaneous

Gross Acreage	Taxable Acreage	Assembly District	Precinct	Fire Service Area	Road Service Area
1.94	1.94	Assembly District 002	11-075	Palmer Fire Service is under the jurisdiction of the City of Palmer	No Borough Road Service, for City of Palmer road service info, call (907)745-3400 Last Updated: 12/30/2019 12:00:17 AM

¹ Total Assessed is net of exemptions and deferrals, rest, penalties, and other charges posted after Last Update Date are not reflected in balances.

² If account is in foreclosure, payment must be in certified funds.

Address:

2390 S Glenn Hwy

Size of parcel/lot:

12.65 acres

Zoned:

Previous use-residential (outside city)

Assessed Value:

\$336,300

Current Use:

Unused

Potential Use for City:

Fire station-but with limited hwy access (right in/out)

Potential Use for Private party:

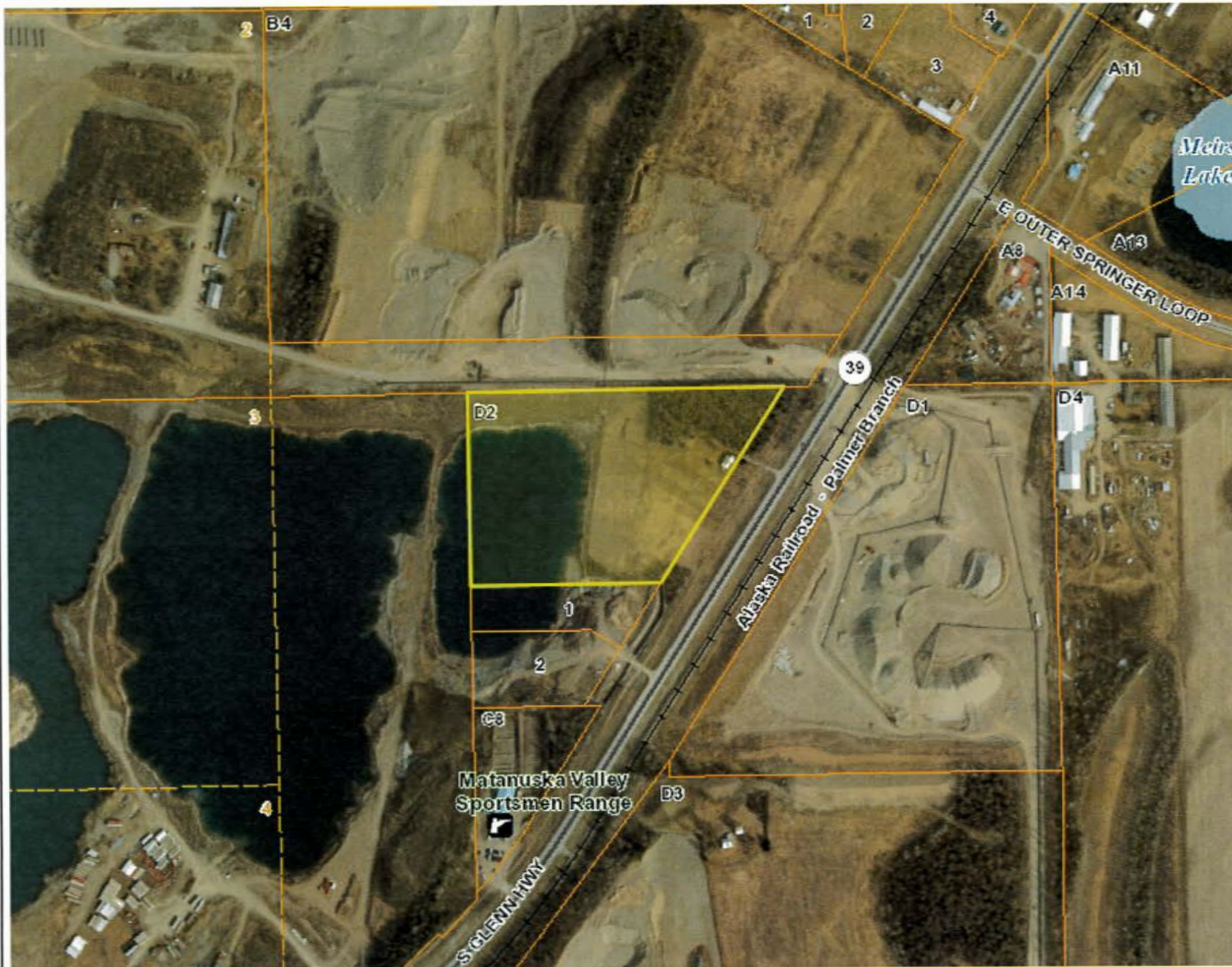
Commercial/multifamily/residential (soil not conducive to agriculture)

Recommendation:

Open market



Matanuska-Susitna Borough



Legend

- Alaska Railroad
- Roads
 - Highway
 - Major
 - Medium
 - Minor
 - - Primitive
 - - Private
- ▭ Mat-Su Borough Boundary
- ▭ Incorporated Cities
- ▭ Parcels
- ▭ Lakes and Rivers
- ▭ Flood Zone

1: 5,983



0.2 0 0.09 0.19 Miles

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Notes

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MATANUSKA-SUSITNA BOROUGH

Real Property Detail for Account: 17N02E18D002

Site Information

Account Number 17N02E18D002 Subdivision
 Parcel ID 84393 City None
 TRS S17N02E18 Map PA12 Tax Map
 Abbreviated Description TOWNSHIP 17N RANGE 2E SECTION 18 LOT
 (Not for Conveyance) D2

Site Address 2390 S GLENN HWY

Ownership

Owners PALMER CITY OF Buyers
 Primary Owner's Address 645 E COPE INDUSTRIAL WAY PALMER AK Primary Buyer's Address
 99645-6748

Appraisal Information

Year	Appraisal			Assessment Year	Assessment		
	Land Appraised	Bldg. Appraised	Total Appraised		Land Assessed	Bldg. Assessed	Total Assessed ¹
2019	\$330,600.00	\$5,700.00	\$336,300.00	2019	\$0.00	\$0.00	\$0.00
2018	\$330,600.00	\$3,900.00	\$334,500.00	2018	\$0.00	\$0.00	\$0.00
2017	\$365,900.00	\$4,200.00	\$370,100.00	2017	\$0.00	\$0.00	\$0.00

Building Information

Structure 1 of 1
 Business H&B Adjustment Residential Units 1
 Use Residential Building Condition Sub-Standard
 Design One Story Basement Full
 Construction Type Frame Year Built 1958
 Grade 03.6 Foundation Poured Concrete
 Building Appraisal \$40700 Well Well 1 - Drilled Well
 Septic Septic - 1 - Septic Tank

Building Item Details

Building Number	Description	Area	Percent Complete
1	First Story		852 Sq. Ft. 100%
1	Unfinished Basement - 2A		810 Sq. Ft. 100%
1	Fin. Basement Living - 2C		300 Sq. Ft. 100%
1	Oil Heat		1 Sq. Ft. 100%
1	Fireplace Heatilator - 8N		1 Sq. Ft. 100%

Tax/Billing Information

Year	Certified	Zone	Mill	Tax Billed	Recorded Documents Date	Type	Recording Info (offsite link to DNR)
2019	Yes	0003	13.419	\$0.00	8/2/2012	WARRANTY DEED (ALL TYPES)	Palmer 2012-016338-0
2018	Yes	0003	13.339	\$0.00	8/29/2008	WARRANTY DEED (ALL TYPES)	Palmer 2008-019455-0
2017	Yes	0003	13.34	\$0.00	6/27/2003	QUITCLAIM DEED (ALL TYPE)	Palmer 2003-017548-0

Tax Account Status ²

Status	Tax Balance	Farm	Disabled Veteran	Senior	Total	LID Exists
Current	\$0.00		\$0.00	\$0.00	\$0.00	No

Land and Miscellaneous

Gross Acreage	Taxable Acreage	Assembly District	Precinct	Fire Service Area	Road Service Area
12.65	12.65	Assembly District 002	11-065	132 Greater Palmer Consol	016 South Colony RSA

¹ Total Assessed is net of exemptions and deferments, rest, penalties, and other charges posted after Last Update Date are not reflected in balances.

² If account is in foreclosure, payment must be in certified funds.

Last Updated: 12/31/2019 12:00:36 AM