

**Juneau Readiness Center Joint Venture with University****FY2003 Request:****\$2,552,900****Reference No:****35781****AP/AL:** Appropriation**Project Type:** Construction**Category:** Public Protection**Location:** Juneau Areawide**Contact:** Phillip Oates**House District:** Juneau Areawide (HD 3-4)**Contact Phone:** (907)428-6003**Estimated Project Dates:** 07/01/2002 - 06/30/2005**Brief Summary and Statement of Need:**

The Readiness Center is located in two separate buildings in downtown Juneau. The Army National Guard needs to relocate since the initial lease with the Mental Health Trust expires in 2003. The proposed Joint Facility will serve as both a Readiness Center for the Alaska Army National Guard and a Recreational Complex for UAS.

UAS is providing the land for the facility and funding for modifications to the current A & E design.

| <b>Funding:</b> | <b>FY2003</b>      | <b>FY2004</b> | <b>FY2005</b> | <b>FY2006</b> | <b>FY2007</b> | <b>FY2008</b> | <b>Total</b>       |
|-----------------|--------------------|---------------|---------------|---------------|---------------|---------------|--------------------|
| Fed Rcpts       | \$1,208,000        |               |               |               |               |               | \$1,208,000        |
| Gen Fund        | \$1,344,900        |               |               |               |               |               | \$1,344,900        |
| <b>Total:</b>   | <b>\$2,552,900</b> | <b>\$0</b>    | <b>\$0</b>    | <b>\$0</b>    | <b>\$0</b>    | <b>\$0</b>    | <b>\$2,552,900</b> |

|  |   |  |   |
|--|---|--|---|
| <input checked="" type="checkbox"/> State Match Required | <input type="checkbox"/> One-Time Project | <input checked="" type="checkbox"/> Phased Project | <input type="checkbox"/> On-Going           |
| 25% = Minimum State Match % Required                     |   | <input type="checkbox"/> Amendment                 | <input type="checkbox"/> Mental Health Bill |

**Operating & Maintenance Costs:**

|                      | <u>Amount</u>  | <u>Staff</u> |
|----------------------|----------------|--------------|
| Project Development: | 0              | 0            |
| Ongoing Operating:   | 276,684        | 0            |
| One-Time Startup:    | 0              |              |
| <b>Totals:</b>       | <b>276,684</b> | <b>0</b>     |

**Additional Information / Prior Funding History:**

SLA1998/CH39 appropriated \$6,360,000 in federal authorization and \$1,630,000 in general fund. To date \$844,000 has been expended on site investigation (geotechnical surveys, environmental surveys and site planning) along with preliminary Architectural & Engineer (A&E) design funds for the facility. A balance of \$786,000 is remaining from the existing appropriation for site development costs and required state matching funds for construction.

**Project Description/Justification:****General Fund Calculation:**

The DMVA general fund need for this project is \$1,600,000, of which \$255,100 is requested via a reappropriation of two capital projects. Two projects for the upgrade of the National Warning System (NAWAS) are available for reappropriation. SLA97/CH100/Sec82 - balance of \$152,233.71. SLA98/CH139/Sec131 - balance of \$102,900.00.

**Project Status:**

This project is the ARNG's number one priority on the Long Range Construction Plan and per our UAS contact, this project ranks as UAS's number one priority for Fiscal Year 2003. The project has strong local and state support. Currently the Juneau Readiness Center is in the FFY02 Military Construction budget. The total cost of the project was based upon government estimates provided by an A&E firm.

Funding is needed in State Fiscal Year 03 to match the federal funding for construction based upon the FFY02 Military Construction budget. DMVA expects federal funding in January 2002.

Currently we are developing a Memorandum of Agreement with UAS on design, joint usage, construction and maintenance and operations. Once the state funding for this project is approved for both DMVA and UAS, it is estimated that construction will begin summer 2002.

The Organizational Maintenance Shop (OMS) is not in the FFY02 federal military construction budget. Other arrangements will be made for the OMS activities until funding becomes available. A 100% federally-funded project will be requested in the future to cover the OMS.

**Detailed Project Justification:**

Based upon the outstanding success of other states, a joint facility located on the campus of the University of Alaska Southeast (UAS) is being designed. The facility will serve as both a Readiness Center for the Alaska Army National Guard and a Recreational Complex for UAS. The facility will have designated sole use areas for both organizations and will have shared or common areas such as the drill hall floor/collegiate gymnasium. The Readiness Center will have amenities normally not allowed by National Guard Bureau (NGB) guidelines such as an elevated running track and an indoor rock-climbing wall. The facility will be used as a disaster relief and emergency coordination center to assist the community in times of need.

Alternatives to project; a standalone project at another site would result in a smaller facility with less amenities and involve another design. Federal funding consideration would have to be re-addressed further delaying the project. UAS would suffer the same setbacks in design and funding reevaluation.

Extension of leases is not desirable. Mental Heath Trust & CB&J want to develop property National Guard facilities currently reside upon. Existing facilities have exceeded their design life and need extensive repairs.

Current proposal meets the needs of both the AKARNG and the UAS with a facility that exceeds the capability of either participant and provides an economy of scale to the benefit of both. Project further enhances the opportunity of the community to utilize the recreational facilities for the surrounding area.

The National Guard, DMVA and UAS will share operating and maintenance expenses. Expenses will be based on the identified square footage utilized individually and in common by each agency and pro-rated accordingly. Utilizing the maintenance expertise of both agencies will minimize the need for additional personnel and provide high quality preventive maintenance.

Funding is needed in state fiscal year 03 to match the federal funding for construction based upon the FFY02 Military Construction budget. DMVA expects federal funding in January 2002.

**Specific Spending Detail:**

| Overall Construction Costs: | Federal     | State (UAS) | State (DMVA) |
|-----------------------------|-------------|-------------|--------------|
| Readiness Center            | \$7,568,000 | \$5,470,000 | \$3,230,000  |
| SLA98/CH39 approp.          | \$6,360,000 | \$0         | \$1,630,000  |
| FY03 Reappropriation:       |             |             | \$ 255,100   |
| FY03 Project Request:       | \$1,208,000 | \$5,470,000 | \$1,344,900  |

**Fund Source:**

The federal government requires 25% matching funds for Readiness Centers built on state land and the initial design and site preparation costs. A Joint Facility has been proposed with the University of Alaska Southeast (UAS) to provide a larger facility with more opportunities at a more efficient cost for both parties involved. The project will require 1.6 million state dollars to complete the DMVA portion of this project.

**State Match Required:**

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To complete the facility, the DMVA State requirement is \$1,600,000 while the Federal is \$7,568,000. In SLA1998/CH39, \$6,360,000 in federal receipt authorization was appropriated. A balance of \$1,208,000 federal authority is required to receive the additional federal funds.

**Annual Operating and Maintenance Costs:**

Currently the Juneau Readiness Center is 15% federal and 85% state. Once the facility is completed the operating and maintenance expenses are estimated at 9.6% Federal, 36% UAS and 54.4% DMVA. The percentages are based upon square footage and prior year expenses per square foot. Due to the joint use configuration, utilities will not be separately metered, but will be negotiated further and will be based upon actual usage.

The Juneau Readiness Center operations and maintenance costs are estimated at \$432,318 for the completed facility. The DMVA and federal share are estimated at 64%, or \$276,684. No additional positions are forecasted. A 3% per year inflation factor was incorporated into the figures for the completed facilities. Currently DMVA is paying \$78,500 for operating and maintenance between the two facilities. However, DOA has been paying \$300,000 to the Mental Health Trust for the leased land the Readiness Center currently occupies.

**Project Support:**

University of Alaska Southeast  
Mental Health Trust  
City and Borough of Juneau

**Project Opposition:** None known.