

Agency: Commerce, Community and Economic Development

Grants to Named Recipients (AS 37.05.316)

Grant Recipient: Cooper Landing Senior Citizens Corporation, Inc.

Project Title:

Cooper Landing Senior Citizens Corporation, Inc. - Eagles View Senior Housing Driveway & Parking Area Paving

State Funding Requested: \$ 27,500
One-Time Need

House District: 35 - R

Brief Project Description:

Complete the driveway and parking area paving for Eagles View Senior Housing.

Funding Plan:

Total Cost of Project: \$42,500						
	<u>Funding Secured</u>		<u>Other Pending Requests</u>		<u>Anticipated Future Need</u>	
	<i>Amount</i>	<i>FY</i>	<i>Amount</i>	<i>FY</i>	<i>Amount</i>	<i>FY</i>
Other	\$15,000	07				
Total	\$15,000					
<i>Explanation of Other Funds:</i>						
<i>These funds were obtained through local fund raising events</i>						

Detailed Project Description and Justification:

Funding is requested to complete the driveway and parking area paving for Eagles View Senior Housing, a six unit senior housing complex built on the Senior Campus in Cooper Landing. This will provide a safer senior environment since it provides a safe surface for seniors to move around on and it meets the ADA requirements for having a hard surface for wheelchairs and other ADA equipment.

This project was built in 2005-06 and opened on April 1, 2006. They utilized the remaining AHFC construction funds and part of a 2006 state legislative appropriation to complete the landscaping and utility connections during the summer of 2007, but the paving cost was more then the funds they had remaining, which is why they have submitted this request.

Project Timeline:

They plan to complete this paving project in the summer of 2008

Entity Responsible for the Ongoing Operation and Maintenance of this Project:

Cooper Landing Senior Citizens Corp., Inc.

For use by Co-chair Staff Only:

4:53 PM 4/29/2008

Grant Recipient Contact Information:

Contact Name: Mary Anderson
Phone Number: 595-1810
Address: P.O. Box 552, Cooper Landing, AK 99572
Email: jacanmar@arctic.net

Has this project been through a public review process at the local level and is it a community priority? Yes No

State of Alaska Appropriations Request Sheet

Proposal for Capital Project

Project Name: Eagles View Senior Housing Driveway & Parking Area Paving

Amount Requested: \$27,500

Project grant recipient: Cooper Landing Senior Citizens Corporation, Inc.

Contact: Marjorie VanKooten, Board President
Mary Anderson, Project Developer

Mailing Address: P.O. Box 552
Cooper Landing, AK 99572

Physical Address: 37325 Snug Harbor Road

Phone Office: 907-595-1810

Email: jacanmar@arctic.net

Project Consultants: Anderson Enterprises

Contact: Mary Anderson

Phone: 907-745-3323 or 232-3328

Email: aei@mtaonline.net

Project Location: Cooper Landing, Alaska

Project Overview:

Funding is requested to complete the driveway and parking area paving for Eagles View Senior Housing, a six unit senior housing complex built on the Senior Campus in Cooper Landing. Paving a senior project will help us provide a safer senior environment since it provides a safe surface for seniors to move around on and it meets the ADA requirements for having a hard surface for wheelchairs and other ADA equipment. This project was built in 2005-06. The project opened on April 1, 2006 We utilized the remaining AHFC construction funds and part of a 2006 State Legislative Appropriation to complete the landscaping, utility connections during the summer of 2007, but the paving cost was more then the funds we had remaining. This senior housing project was the first project on the Senior Campus and had to bear the costs of considerable infrastructure, like building the road and extending utilities to the Senior Campus.

We have obtained estimates for the cost for the paving. The total area to pave is 17,000 square foot. The paving contractors serving this area quoted a price of \$2.50 to \$3.00 per square foot. Since we already have D-1 gravel materials on the surface we believe the lower cost is appropriate. The total cost should be about

\$42,500. We have access to \$15,000 we can use for this project so we need \$27,500 from this appropriation request.

The Organization's Main Activities:

Cooper Landing Seniors provide services to the seniors of the Cooper Landing area. These include transportation for medical appointments and other chores using their bus, monthly meals and other social functions, and now Senior Housing. The Campus plan developed for the 12.5 acres they are buying from the Borough includes more independent senior housing, assisted living facilities, and possibly long term care. It also includes a Senior Center and community use facility. We have applied to AHFC for a second senior housing project which we hope to construct beginning in the summer of 2008.

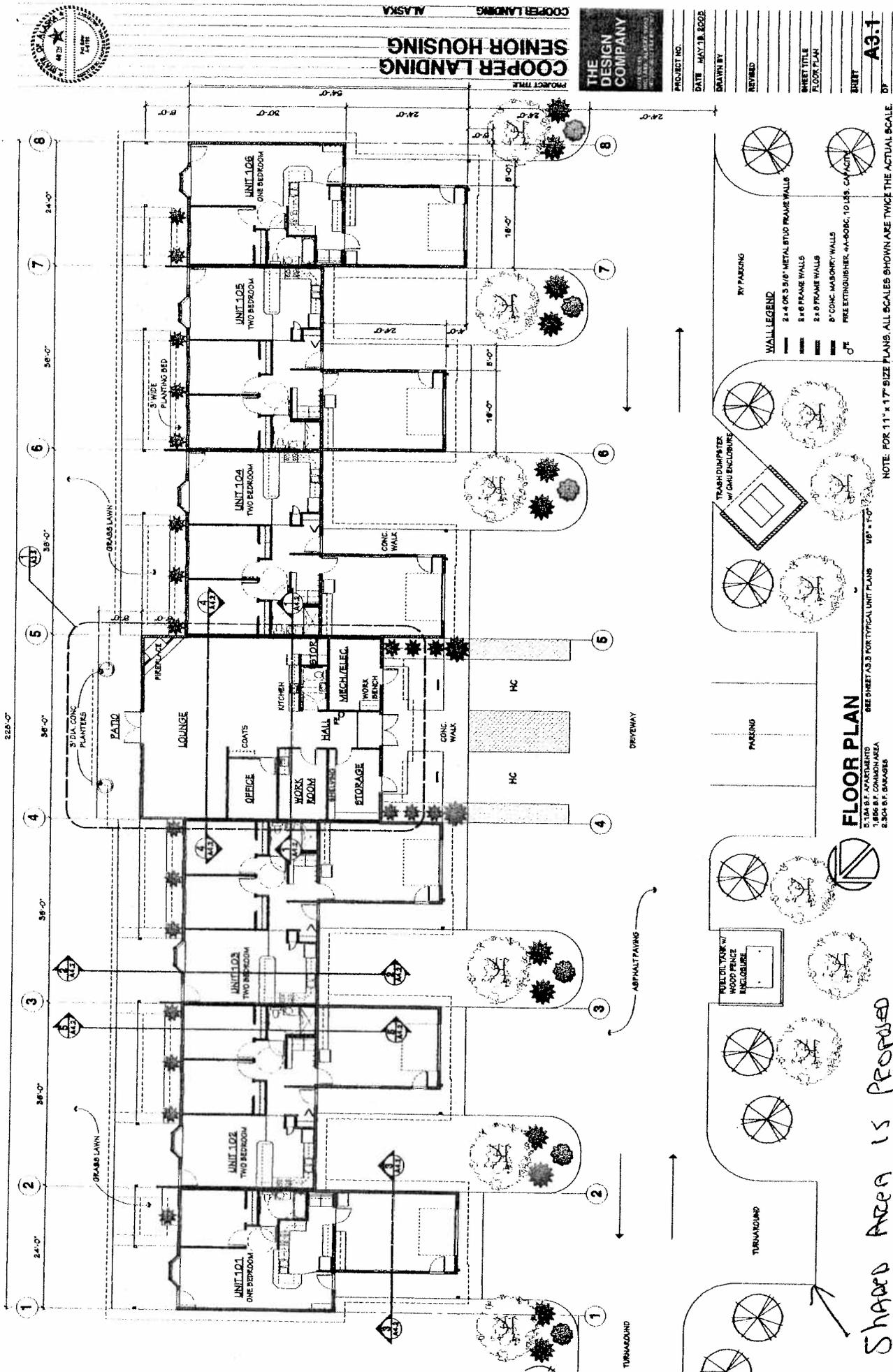
Cooper Landing Seniors are innovative in their approach to raising funds for these programs. They do many local fund raising events which also serve as community activities. They also have a contract with the Borough to clean up the solid waste transfer sites in their area including Hope and Moose Pass. They are called the Sexy Senior Dumpster Cleaners. The seniors are well known statewide for this innovative program. There is another contract with the Borough to open and close the transfer site gates during the summer months to keep bears out of the trash site. They have also established a long term endowment fund and are trying to build a principal amount where investments of that principal will provide funds for the operation of the programs.

The current Senior Housing Project is very successful and has remained fully rented. This project is totally self sustaining and will require no outside operating funds. The project is also designed as one of the best senior housing projects in the State. It is one and two bedroom units with garages on a beautiful quiet setting overlooking Kenai Lake. The project includes a nice common area for the tenants which will also be used for the senior programs office and for community purposes.

Funding details:

- a. Total project cost for the paving project is **\$42,500:**
- b. Amount you are requesting for this project **\$27,500**
- c. **Breakdown/budget** of the amount you are requesting for this project.
 - Paving for Eagles View Senior Housing **\$27,500**
- d. All the matching and other funds for this project have been secured and are available for use so it can be completed in the summer of 2008.

EAGLES VIEW SENIOR HOUSING



PROJECT TITLE
COOPER LANDING SENIOR HOUSING

THE DESIGN COMPANY
1000 EAST 10TH AVENUE, SUITE 100
ANCHORAGE, ALASKA 99501

PROJECT NO.
DATE: MAY 18, 2022

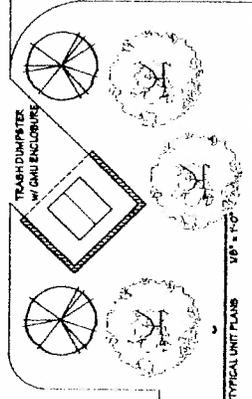
DRAWN BY
REVISED

SHEET TITLE
FLOOR PLAN

SHEET
A3-1

WALL LEGEND

- 2" x 4" OR 2" x 6" METAL STUD FRAME WALLS
- 8" x 8" FRAME WALLS
- 8" x 6" FRAME WALLS
- 8" CONCRETE MASONRY WALLS
- PRE-ENGINEERED 4x4-608C, 10 LBS. CHANNEL

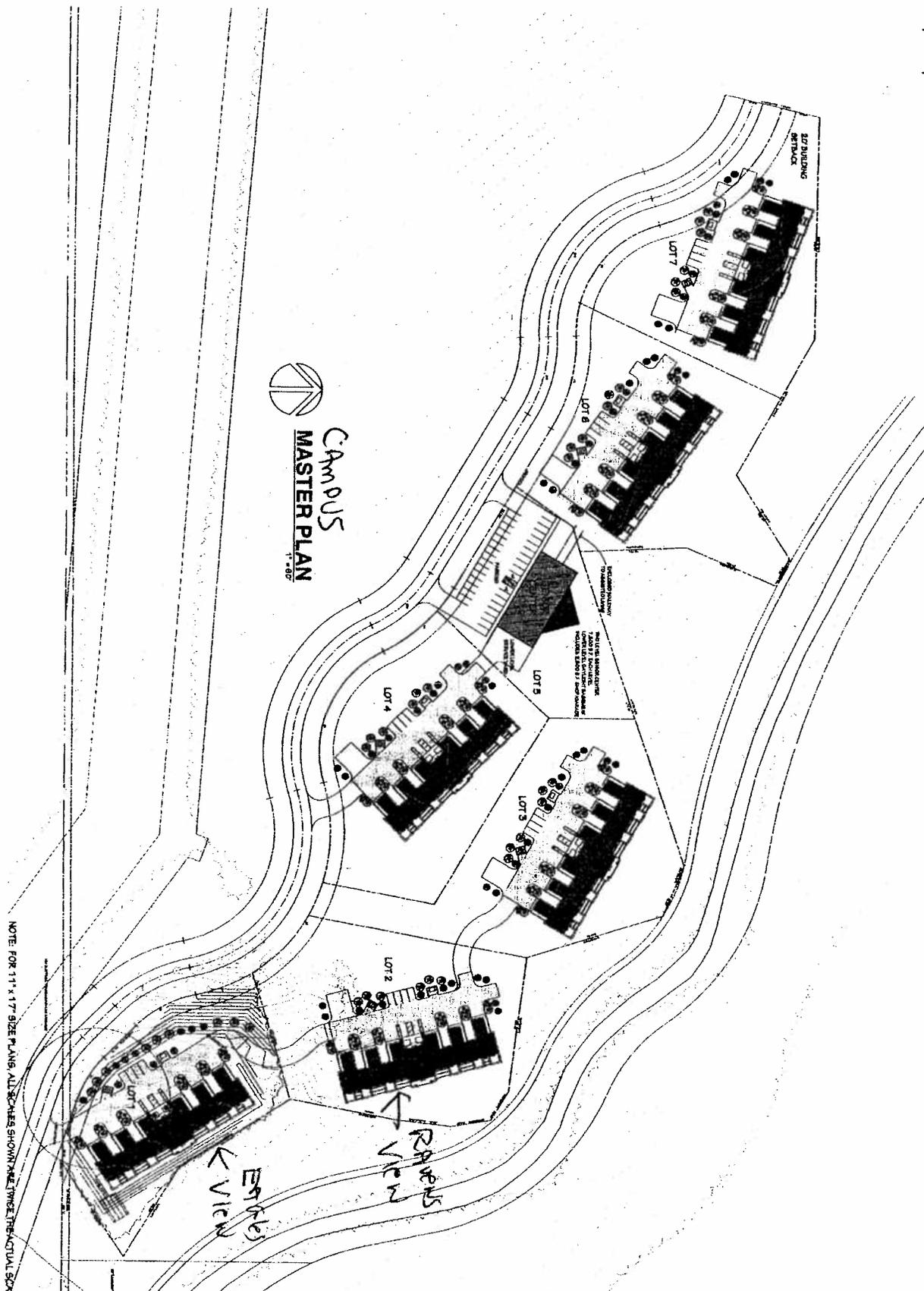


FLOOR PLAN

SEE SHEET A3.2 FOR TYPICAL UNIT PLANS

2,186 S.F. VESTIBULES
1,856 S.F. COMMON AREA
2,304 S.F. GARAGES

SHARED AREA IS PROPOSED TO BE PAVED



Development Plan Amendment 7-1-05

NOTE: FOR 11" x 17" SIZE PLANS, ALL DIMENSIONS SHOWN ARE THE ACTUAL SCALE.

THE DESIGN COMPANY

PROJECT NO. _____
 DATE: JUNE 28, 2006
 DRAWN BY: _____
 REVISIONS: _____
 SHEET TITLE: MASTER PLAN
 SCALE: A2-0

PROJECT TITLE: **COOPER LANDING SENIOR HOUSING**

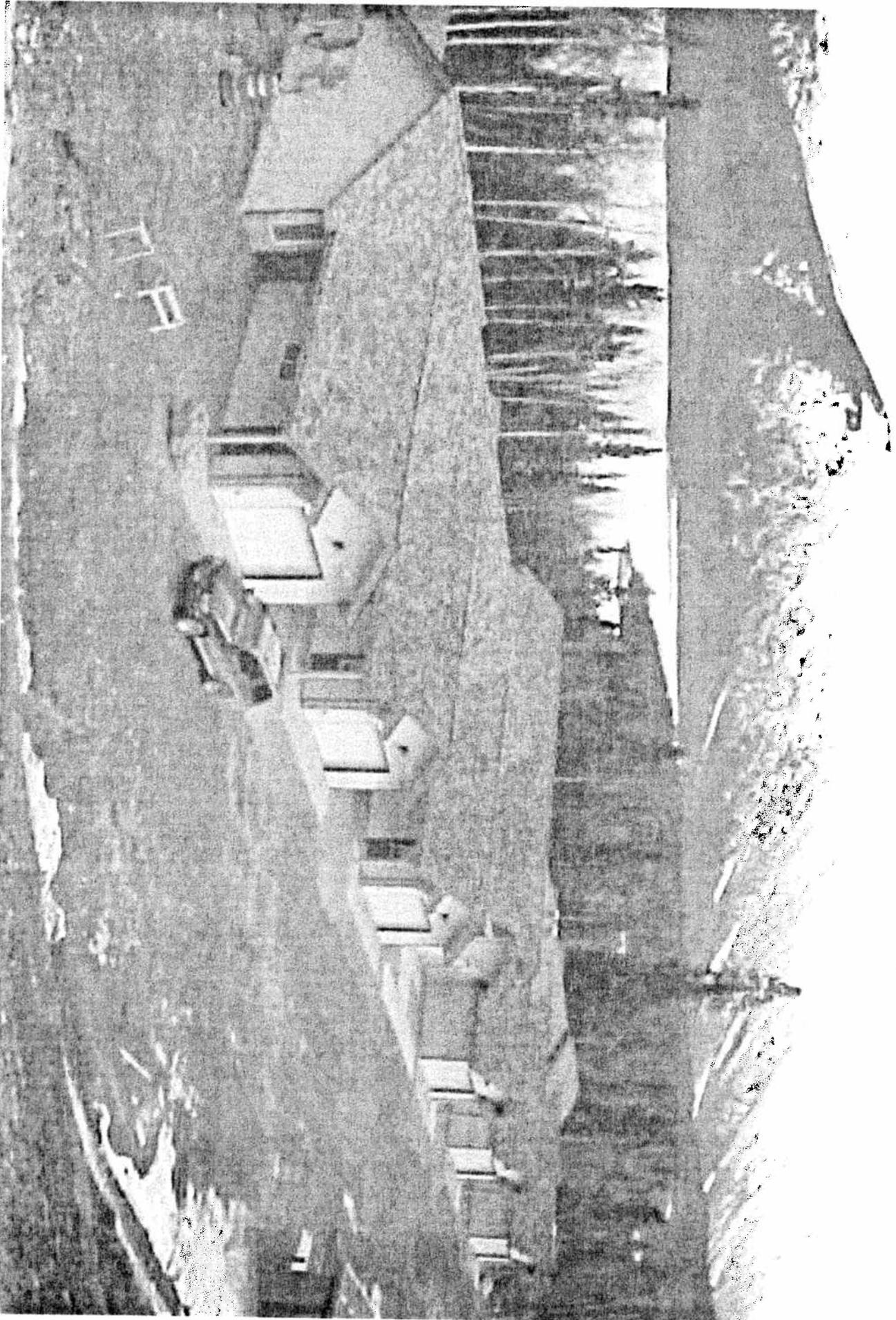
COOPER LANDING ALASKA



COOPER LANDING SERVICES ENGAGE WITH SENIOR HOUSING
PAVING PROJECT



COOPER LANDING SENIORS ENCLAVE VIEW SENIOR HOUSING PAYING PROJECT



COOPER
LANDING
SCENARIOS
ENGLES
VIEW
DANVILLE
KRAUSE

