

**Agency: Commerce, Community and Economic Development**

**Grants to Unincorporated Communities (AS 37.05.317)**

**Grant Recipient: Sterling**

**Project Title:**

**Project Type:** New Construction and Land Acquisition

# Sterling - Health / Safety & Community Multi-Use Facility

**State Funding Requested: \$500,000**

**House District: 34 / Q**

One-Time Need

**Brief Project Description:**

Construction of a 6,904 square foot bulding.

**Funding Plan:**

**Total Cost of Project: \$600,000**

	<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>
Local Funds	\$100,000	2009				
<b>Total</b>	<b>\$100,000</b>					

**Detailed Project Description and Justification:**

In past years the Sterling Community plan was to build a 10,000 to 12,000 square foot multi-use facility that would be a community center and also house the Sterling Head Start program, a museum and a library. Now, with the economy as it is we have agreed to downsize to a smaller and more economical facility. Our plan now is to build a 6,904 square foot building that includes an entry way, bathroom, mechanical room, storage room, and a multi-purpose room. The multi-purpose room will be used for large or small functions such as meetings, artistic and musical functions, public health fairs, athletic activities, dinners, weddings, bazaars, garage sales, a museum, a library, etc. It could also be used as an emergency shelter for catastrophes such as floods or forest fires. The building will be built with the plans of adding other phases to it at a later time. The Sterling Community Club has about \$100,000 available to contribute to this project which would include moving the old log cabin from it's site and preparing the ground to build on.

Sterling's population outside of Soldotna is about 11,000 people and our area has never had a facility capable of providing a large open meeting place for our community. The Sterling community has had to use a small log cabin, that used to be used as the Sterling School 45 years ago, for our community functions. At times the community has used the Sterling Senior Center but it is becoming more and more difficult to schedule use because of the senior activities. The Sterling Community has an "Action Plan" in which one of the goals is to build a community building. When there was a forest fire in our area the crews used our community property to set up tents to sleep in. They had no place to shower. We need a place for the public health nurse to come to give immunizations, blood pressure tests and administer other programs. We have no place to keep or display our historical mementos from the early homestead days and no local public library.

*For use by Co-chair Staff Only:*

**\$200,000  
Approved**

**Project Timeline:**

The Sterling community has recently dug and poured the foundation for relocating the log cabin. We are in the process of moving the electric and gas lines, and upgrading the water well. The plan is to have the foundation done this fall so we can start building next spring. We are also planning to relocate the old post office to this property. The construction project for the building will go out for bid.

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

Sterling Community Club

**Grant Recipient Contact Information:**

Name: Bob Oakes  
Address: PO Box 15  
Sterling, AK 99672  
Phone Number: (907)262-7368  
Email: oakes@alaska.net

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



# KENAI PENINSULA BOROUGH

## YEAR 2010 STATE CAPITAL IMPROVEMENT PROJECTS

### COMMUNITY: STERLING

**Funding Recipient:** Sterling Community Club, Inc.

**Project Name:** Health/Safety & Community Multi-Use Facility

Project Priority  
Ranking: 1

### Detailed Project Description and Justification:

In past years the Sterling Community plan was to build a 10,000 to 12,000 square foot multi-use facility that would be a community center and also house the Sterling Head Start program, a museum and a library. Now, with the economy as it is we have agreed to downsize to a smaller and more economical facility. Our plan now is to build a 6,904 square foot building that includes an entry way, bathroom, mechanical room, storage room, and a multi-purpose room. The multi-purpose room will be used for large or small functions such as meetings, artistic and musical functions, public health fairs, athletic activities, dinners, weddings, bazaars, garage sales, a museum, a library, etc. It could also be used as an emergency shelter for catastrophes such as floods or forest fires. The building will be built with the plans of adding other phases to it at a later time. The Sterling Community Club has about \$100,000 available to contribute to this project which would include moving the old log cabin from it's site and preparing the ground to build on.

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<b>Funding Request:</b>	<b>\$500,000</b>	Election District:	Senate:	Q
<b>Total Project Cost:</b>	<b>\$600,000</b>		House:	34
<b>Local Match (if any) and Source:</b>	<b>\$100,000</b>	Sterling Community Club / volunteer labor / equipment use/ materials.		

### CONTACT INFORMATION

Bob Oakes	Phone:	907-262-7368
President	Fax:	907-262-5409
PO Box 15	E-mail:	oakes@alaska.net
Sterling, AK 99672		

**How has the community shown support for this project? (Volunteerism, money, resolutions, etc.)**

To date, over 2,200 man-hours and \$170,000 of in-kind equipment and supplies have been donated to projects on the community club property by local businesses and volunteers. For this next phase of our plan we have commitments from business community volunteers for the installation of the plumbing, electrical, and the dirt work for the new building. A survey taken to develop the "Community Action Plan" showed a large majority of the area residents supported improvements to the community property and building a multi-use facility for education, health, safety and recreation purposes. The Borough Assembly has passed Resolutions in 2007, 2008, &2009 in support of this project.

**What steps have been taken to date to get this project going?**

The Community Club has been making yearly improvements to this property for the last nine years. In 2007 the Sterling Community Club (SCC) requested and was granted a \$100,000 Denali Commission grant for planning, design and construction-ready documents. The community has agreed to downsize these plans and build a smaller building.

**How did the Community select this project as a funding priority? (Community meeting, survey, etc.)**

In past years, a number of community meetings and a survey was taken that showed support for a community building. Each year, a community meeting is held to determine the community legislative request priorities. For the last 5 years, one of the two priorities has been a facility for our community of Sterling.

**If you conducted a community meeting, how was it advertised? When and where was the meeting held?**

A public meeting was held on October 12th, 2009, at the Sterling Senior Center and voted on by those in attendance as the first priority for the Sterling community. The Kenai Peninsula Borough was the sponsor of this meeting. The meeting was advertised in the local newspaper, on the radio and with flyers posted on public buildings.

**Who attended? (List specific groups such as community council, APC, general public, etc.)**

Kenai Peninsula Borough Assembly Representative Charlie Pierce, Borough Clerk's staff, Borough Mayor Dave Carey and his staff, Senator Tom Wagoner, Representative Mike Chenault, Sterling Senior members, Sterling Community Club members, Sterling Head Start staff and parents, and many other community residents.

**Who owns the property and what is the status of the land for the project?**

Sterling Community Club, Inc. owns the property and has title to it. It was sold to the Community Club by the Bureau of Land Management.

**Who will own the project or facility?**

The Sterling Community Club, Inc., will own and maintain this facility. All citizens of the Sterling area are eligible to be members of the Sterling Community Club, Inc.

**How will the project be constructed or accomplished?**

The Sterling community has recently dug and poured the foundation for relocating the log cabin. We are in the process of moving the electric and gas lines, and upgrading the water well. The plan is to have the foundation done this fall so we can start building next spring. We are also planning to relocate the old post office to this property. The construction project for the building will go out for bid.

**Who will operate and/or maintain the project or facility?**

Sterling Community Club, Inc., will operate and maintain the facility. Funds for operations will be collected from hockey rink and baseball field advertisement sign rentals, Community Club memberships, rental income from organizations, private community functions, and businesses using the building. The Sterling Community Club Inc., also has annual fund-raisers. We are also in the process of getting a gaming permit.