

**DOTP&F General State Facilities**

**FY2020 Request: \$2,000,000**

**Reference No: 62645**

**AP/AL:** Appropriation

**Project Type:** Equipment / Commodities

**Category:** Transportation

**Location:** Statewide

**House District:** Statewide (HD 1-40)

**Impact House District:** Statewide (HD 1-40)

**Contact:** Judy Chapman

**Estimated Project Dates:** 07/01/2019 - 06/30/2024

**Contact Phone:** (907)465-6971

**Brief Summary and Statement of Need:**

DOTP&F General State Facilities needs for project management, prioritization, and deferred maintenance.

Critical deferred maintenance, renewal, replacement, repair, renovation, repurposing and other miscellaneous capital projects for General State Facilities.

<b>Funding:</b>	<u>FY2020</u>	<u>FY2021</u>	<u>FY2022</u>	<u>FY2023</u>	<u>FY2024</u>	<u>FY2025</u>	<u>Total</u>
1197 AK Cap Inc	\$2,000,000						\$2,000,000
<b>Total:</b>	\$2,000,000	\$0	\$0	\$0	\$0	\$0	\$2,000,000

<input type="checkbox"/> State Match Required	<input type="checkbox"/> One-Time Project	<input type="checkbox"/> Phased - new	<input type="checkbox"/> Phased - underway	<input checked="" type="checkbox"/> On-Going
0% = 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:	0	0
One-Time Startup:	0	0
<b>Totals:</b>	<b>0</b>	<b>0</b>

**Prior Funding History / Additional Information:**

**Project Description/Justification:**

Projects to be completed will be chosen from this Deferred Maintenance Listing in Priority Order.

Priorities and cost estimates shown below may need to be changed to accommodate emergency maintenance projects not listed, actual project costs, and other considerations.

<b>Dept. Priority</b>	<b>Project Title</b>	<b>Project Description</b>	<b>Project Cost (\$00.0)</b>	<b>Location (City)</b>	<b>House District</b>
1	Anchorage Aviation HQ - Upgrade Electrical System	Existing electrical system is unsafe in its current configuration. Failure of the transformer could lead to an explosion within the facility. Transformers need	\$520.0	Anchorage	22

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		to be relocated to outside of building for the safety of its occupants. Configuration does not comply with current electric code.			
2	Dillingham SEF Maintenance Shop - Replace Roof	Existing roof leaks and lacks adequate insulation. Needs to be replaced to prevent further damage to structure and save heating costs.	\$205.0	Dillingham	37S
3	Kodiak Court Building Roofing Replacement	Roofing has exceeded its life expectancy and needs replacing	\$250.0	Kodiak	32
4	Sitka ARFF and M&O Siding Replacement	Sitka ARFF and M&O Building siding is corroding and needs to be replaced. Failing overhead doors also need replacement.	\$500.0	Sitka	35-R
5	Sitka Airport Lighting Regulator Building - Exterior Repairs	Replace roofing, repair siding, and replace corroded exterior electrical switch boxes.	\$100.0	Sitka	35-R
6	Seven Mile M&O Shop Trench Drain	Remove and replace existing trench drain. The existing concrete and steel has become extremely corroded and is a tripping hazard in numerous places along the grating. Eventually, it will deteriorate and fail to support equipment.	\$50.0	Juneau	34-Q
7	Ketchikan M&O Replace Shop Roof	Ketchikan M&O shop roof leaks. It is an old facility and repairs to the roof will be less effective as the building continues to age.	\$80.0	Ketchikan	32P
8	Bethel SEF Maintenance Garage - Replace Roof	Existing roof is very old and lacks insulation. We wish to install a new energy efficient roof to save costly heating fuel.	\$235.0	Bethel	38S
9	Anchorage	Replace old leaky roof with	\$275.0	Anchorage	22

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	Sign Shop - Replace Roof and Insulation	new roofing materials and install additional insulation to improve the energy efficiency of this old structure			
10	North Kenai Maintenance Station - Replace Siding	Existing siding is very old and lack insulation. We wish to install new sandwiched foam metal panels to improve the energy efficiency of this structure and save on utility costs	\$150.0	North Kenai	29O
11	Anchorage Chemical Storage Building - Roof and Siding Replacement	Existing metal roof and siding have deteriorated and leak. Need to replace with finishes that are more corrosion resistant.	\$200.0	Anchorage	22
12	Kodiak Court - Replace Siding and Windows	Existing siding is deteriorated and leaks, windows are inefficient and allow tremendous heat loss. Upgrade to new thermopane windows and insulated siding to save on utility costs	\$325.0	Kodiak	32P
13	Replace/Renovate Diesel Generators and Electrical Distribution at Livengood Station.	Replace existing generators and power distribution with larger updated units. Current generators will not carry full camp load during wintertime demands without load shedding actions. Existing power distribution is failing and inadequate.	\$500.0	Livengood Station	6C
14	McGrath SREB - Replace Roofing and Siding	Existing roof and siding is very old and lacks insulation. We wish to install a new energy efficient roof and siding to save costly heating fuel.	\$250.0	McGrath	37S
15	Illiamna SREB - Replace Roofing and Siding	Existing roof and siding is very old and lacks insulation. We wish to install a new energy efficient roof and siding to save costly heating fuel.	\$225.0	Illiamna	37S
16	Renew,	The current SEF shop and	\$200.0	Nome	39T

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	Repair, Refurbish Nome Complex Buildings	cold storage huts need electrical/lighting upgrades, interior wall improvements for better storage needs, concrete approaches, siding/roofing replacement and/or painting, exterior loading dock replacement, and interior painting.		Complex	
17	Bethel SRE Building - Replace Roof and Siding	Existing roof and siding is very old and has little insulation, new energy efficient roofing and siding to save costly heating fuel.	\$250.0	Bethel	38S
18	Cold Bay Warm Storage - Replace Roof, Siding, and Overhead Doors	Existing roof and siding is deteriorated and leaks, Doors are inefficient and allow tremendous heat loss. Upgrade to new insulated doors and insulated siding to save on utility costs	\$250.0	Cold Bay	37S
19	Replace Peger Complex Supply Building Roof	This roof is in poor condition and requires patching several times every year. Add fall protection system anchors.	\$325.0	Peger Complex Supply Building	1A
20	Replace Peger Maintenance Building Roof	Replace aging roof that has periodic leaks. Replace the existing roofing material with EPDM and increase the ceiling R-value to R-50 or better.	\$520.0	Peger Complex	1A
21	Replace Fairbanks SEF Overhead Crane	Current cranes (2 each 7.5 ton) are over 30 years old, parts are no longer available. Functionality and fine control is deteriorating.	\$82.0	Fairbanks SEF Shop Building	1A
22	Replace Siding at Cantwell Station	The existing siding on the shop is an EIFS system that has been damaged in several areas. The siding is coming loose from the substrate and repair would be cost prohibited. The new metal siding would be low maintenance and simpler to repair if necessary.	\$250.0	Cantwell Station	6C
23	<b>Update</b>	<b>The backup power</b>	\$1,250.0	Tazlina	6C

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	and install backup power throughout the Tazlina District Maintenance Stations	generator in Ernestine is a 1964 model diesel unit that is failing and nearly impossible to find parts for. During the winter of FY18 during a major winter event, the camp lost power due to the generator not operating correctly. The unit needs updated to something more modern that can be supported by a vendor. Neither Nelchina or Tazlina camps have backup power, in order to insure that road maintenance is possible during all winter events, both camps need back up power installed to support the road maintenance mission.		Station	
24	Anchorage Aviation Building - Replace Roof	Roof membrane has surpassed its life expectancy. Leaks and needs replacement	\$1,200.0	Anchorage	22
25	Northern Region Asbestos Abatement	The average age of NR buildings is 35 years old. Any building constructed prior to 1981 has Asbestos materials throughout. Mastic was used to secure vinyl flooring and carpeting. Asbestos was prevalent in ceiling tiles drywall board, roofing materials and cement board siding. Testing and abatement need to be prioritized in all older buildings.	\$375.0	Peger SEF Complex Floors	1A
26	Central Region - Hazardous Materials Assessment/Abatement	OSHA is requiring assessments of Hazardous Materials in all occupied State facilities constructed prior to 1980.	\$375.0	Region Wide	
27	Yakutat Maintenance Station	Roof edge access is too high to be utilized and there are no safety tie-offs to	\$175.0	Yakutat	32-P

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	- Roof Access, Safety Tie-off, and Exterior Siding Repairs	permit access. Clerestory windows have leaked since the building was commissioned. Exhaust stack cap blew off and cannot be replaced without safe access. Work would require installation of ladder ways and pathways.			
28	Talkeetna SREB - Install New Floor Drain System	Existing Drain system has deteriorated and no longer functions	\$75.0	Talkeetna	10E
29	Talkeetna SREB - Replace Boiler and HVAC System	Existing boiler has exceeded its life expectancy.	\$120.0	Talkeetna	10E
31	Renew, Repair & Renovate Saint Mary's A/P Complex	Many maintenance issues have been deferred over the years due to lack of district resources and onsite maintenance personnel. Logistics and budget prevented frequent maintenance. Need to replace all t12 lighting in all buildings with LED/ t5/t8 fixtures to improve lighting efficiencies (a total of 33 t12 fixtures). Install lighted exit signs on all required exits, relocate and wire in new fuel tanks, install electric heater in generator module, install new electrical mast at the Town shop, repair leaking SREB roof, clean water holding tank (black inside), fix sewage lagoon fencing, realign sewer drain to lagoon, replace two Plexiglas windows in SEF shop, demolish and dispose of old sand storage shed, general cleanup of complex and in town shop. The SREB bathroom needs to be refurbished. The SEF shop will have water	\$200.0	Saint Mary's A/P	39T

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		supplied to the shop for a sink and bathroom, and to replace a man-door and the windows. About 2 dozen old fuel tanks ranging in size from 500gal to 10,000gal need to be disposed of too. The NR Regional Roving Crew will be utilized to perform this work. The PCNs on this crew are funded by 100% Capital Receipt Authority.			
32	Renew Paint on Western Rural Airport SREBs	Many rural airports in the Western District need to be scraped and repainted to preserve the buildings. This is logistically intensive due to the fly-in only access to the facilities.	\$220.0	NR Rural Airports - Western District	6C, 39T, 40T
33	Renew Paint on Interior Rural Airport SREBs	Many rural airports in the Interior District need to be scraped and repainted to preserve the buildings. This is logistically intensive due to the fly-in only access to the facilities.	\$220.0	NR Rural Airports - Interior District	6C
34	Gustavus Maintenance Shop - Door Installation	Install 2 new doors in equipment storage area.	\$50.0	Gustavus	33-Q
35	Dutch Harbor Storage Facility - Repair Concrete Roof	Roof leaks excessively causing safety concerns with electrical panels. Needs drains (scuppers) installed and new membrane	\$350.0	Dutch Harbor	37S
36	Skagway Avalanche Shed - Sectional Door Replacement	Install a new sectional door as the old door has become unserviceable.	\$25.0	Skagway	32
37	Palmer Highways/ SEF Maintenance Station Seal Roof	Roof has some leaks and needs to be resealed.	\$85.0	Palmer	8

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38	Ketchikan M&O Replace Doors on Cold Storage Shed	Ketchikan M&O needs new doors on the cold storage shed. The present sliding doors are wearing out and becoming a safety issue.	\$80.0	Ketchikan	36R
39	Electrical System Upgrade at Thompson Pass	Original construction electrical system in the Shop and Bunkhouse needs to be upgraded to current electrical code including the diesel generator backup. Although compliant during original construction, significant safety features and a higher level of safety for our employees will result.	\$350.0	Thompson Pass	9E
40	Anchorage Aviation Building - Replace Concrete Sidewalk and Stairs	Existing sidewalks and stairs are cracked and have potholes creating hazardous conditions for visiting patrons and employees	\$55.0	Anchorage	21K
41	Kodiak Griffin Building - Renovate 1st Floor Office Areas/Res rooms	Substandard leased space without ADA compliance.	\$125.0	Kodiak	35
42	Kenai Combined Facility Boiler Replacement	Existing Boiler has exceeded its life expectancy and needs to be replaced.	\$50.0	Kenai	30
43	Region Wide (Southcoast) Lighting Upgrade	Replace inefficient lighting with T8 and LED lighting.	\$100.0	Region Wide	32-P, 33-Q, 34-Q, 35-R, 36-R
45	Kodiak Griffin Building - Install Drop Ceiling	Ceilings need to be installed to provide more energy efficient lighting and to improve the appearance of the facility.	\$97.0	Kodiak	32P



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	and New lighting				
46	Seven Mile SER Complex - Ventilation Improvement	Replace restroom exhaust ventilator to improve indoor air quality. Install new exhaust system for 1st and 2nd floor copy rooms to reduce heat buildup in the building.	\$45.0	Juneau	34-Q
47	Replace Tazlina HQ Building Siding	The project will wrap the building with 2 inches of rigid foam (R-Value=10) and install metal siding for a cost efficiency upgrade. This will eliminate future sand blasting and painting by installing a maintenance free exterior with significant fuel oil savings.	\$85.0	Tazlina	6C
48	Anchorage Highways Maintenance Building - Install Backup Generator	Building has no back-up power in this mission essential facility.	\$120.0	Anchorage	20
49	Soldotna Highway Maintenance Station - Install Back-up Generator	Critical Highway Maintenance Station has no back-up power. This generator will provide the needed redundancy in case of emergency power outage.	\$125.0	Soldotna	30O
50	Seven Mile SER Complex -HVAC Major Maintenance and Upgrade	Clean ducts in entire building, rebalance, and repair system for efficient operation and lower operating costs. This project will increase productivity and improve indoor air quality for health/life safety.	\$150.0	Juneau	34-Q
51	Region Wide M&O Maintenance Bldg Office Floor Covering Replacement	Floor finishes are wearing out and need replacement before they become a safety hazard.	\$85.0	Region Wide	32-P, 33-Q, 34-Q, 35-R, 36-R
52	Kalsin Bay	Replace faulty septic and	\$140.0	Kalsin Bay	32P

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	Maintenance Building - Replace Septic and Leach Field	leach field with new code compliant septic and drainage system			
53	<b>Replace Paxson Bunkhouse</b>	<b>Paxson Maintenance Station has a 60's era trailer that serves as a bunkhouse. It has been added on to over the years to add living space. It has structural issues and wiring from the 60's that we cannot verify is safe. There is another building that acts as a mechanical room that provides heat to this bunkhouse and another bunkhouse adjacent to it. The project will combine 3 buildings into one usable space with all mechanical room needs within a single building as well. This will save operating costs of 1 building vs 3 separate buildings as well as give our personnel a safe livable environment to work in.</b>	\$1,000.0	Paxson Maintenance Station	6C
55	Cold Bay Employee Housing - Seal Concrete Foundations	Foundations leak and need to be sealed to prevent water damage to personal belongings and mold infiltration.	\$125.0	Cold Bay	37S
56	Kodiak Courthouse - Install Direct Digital Controls on Heat/cooling system	The installation of digital controls would allow evening setbacks, and better control of both heating and cooling systems. This upgrade would save energy and increase occupant comfort.	\$75.0	Kodiak	32P
57	Kodiak Regional Office - Install new	The installation of digital controls would allow evening setbacks, and better control of both	\$50.0	Kodiak	32P

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	Direct Digital Controls	heating and cooling systems. This upgrade would save energy and increase occupant comfort.			
58	Anchorage Annex - Install AC	Building lacks any cooling capability, needs AC to allow additional cooling for occupant comfort	\$140.0	Anchorage	22
59	Repair & Renew Security Fence/Gates at Peger Road	3,700 feet of the existing security fence fabric and posts are in poor shape. Original complex fence has posts that are bent, broken, or missing. In places, the fence fabric is damaged and some of the gates need replacement.	\$94.6	Peger Complex	1A
60	Renovate Tazlina SEF Steel Storage Rack	Install a roof over the Tazlina S.E.F. steel storage rack. The rack is uncovered and leads to problems with rusty metal, causing project time to run longer because extensive cleaning is necessary. The roof would reduce wasted labor time, ease of finding inventory, and less loss of product. These issues would disappear with a cover over their steel rack.	\$47.0	Tazlina Station	6C
61	North Kenai Maintenance Station - Install Electronic Security Gate	Yard is not secure and we have experienced thefts of State Property.	\$45.0	North Kenai	300
62	Renovate Healy Maintenance Station - Hydronic Heat Conversion	Convert shop to more efficient hydronic heat and eliminate multiple hot air furnaces. This project will increase fuel efficiency and reduce maintenance costs. Project requires construction of a new 12'x24' mechanical room separate from the existing shop due to space considerations. The shop cannot afford to lose any	\$252.0	Healy Station	6C

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		more space.			
63	Region Wide (Central) - Construct Refueling Stations from Concrete	EPA requires fueling activities to be conducted on an impervious surface. Need to install concrete fueling pads	\$175.0	Region Wide	
64	Renew Peger Admin Building Ducts by Cleaning	This maintenance housekeeping item is overdue. Improved HVAC efficiency with reduced dust in the air is expected.	\$64.0	Peger Complex	1A
65	Anchorage Communications Building - DDC Upgrades	HVAC systems controls needs upgrade to better heat and cool the facility. Many critical communications system depend on proper cooling in this facility.	\$50.0	Anchorage	20
66	Central Region Maintenance Shops/Weigh Stations	Several Shops/Weigh Stations have nonpotable water supply need new wells and/or filtration systems	\$425.0	Glenn, Potter, Silvertip.	22, 28
68	Replace Peger Complex Windows	Many of the existing windows are single pane with storm panes and have very low R-values. They have high maintenance wood frames, and worn out operating mechanisms. New windows will have much higher R-value and low maintenance plastic or fiberglass frames. Maintenance building, Tech Services, Supply, Materials, and SEF.	\$152.0	Peger Complex	1A
69	Anchorage Annex - Install Parking Lot Lights	Parking Lot has inadequate lighting and is hazardous to public and employees	\$40.0	Anchorage	22
70	Replace Rural A/P Building Lighting	Due to the high cost of electricity in rural areas, replacing the existing lighting with LED will save	\$660.0	Region Wide	6C, 39T, 40T

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	with LED Lights	70% on lighting costs. Also the existing metal halide or high-pressure sodium lighting have poor color rendering, long warm up and re-strike time and short lifespans relative to LED, which reduces maintenance. The result is better lighting to support operations with electric costs cut more than in half. Payback estimated at seven years, which is longer than typical for LED due to rural airport logistical costs. Per A/P cost: \$6,000 materials, \$2,500 in-house labor, \$1,500 travel, per diem & shipping.			
71	Region Wide (Central) - Decommission USTs	Numerous USTs need to be removed from service, tested, excavated or abandoned in place	\$300.0	Region Wide	
72	Renovate - Tazlina Station Sand Storage Building for Salt Storage	Tazlina now has no salt storage; an addition to the existing sand shed would allow M&O better results with snow and ice control. Tazlina is also the district hub and all 6 camps would benefit with the salt storage. Tazlina now struggles with tarps and timbers in an attempt to store salt. A 50X50 addition to the existing sand shed is needed.	\$120.0	Tazlina Station	6C
73	Cascade Warm Storage - Replace Siding and Windows	Existing siding is deteriorated and leaks, windows are inefficient and allow tremendous heat loss. Upgrade to new thermopane windows and insulated siding to save on utility costs	\$110.0	Cascade	9E
74	Kenai Combined Facility - Remove Asbestos	Restroom require renovation and there is asbestos in the adhesives holding the tile on the walls, all asbestos needs to be	\$25.0	Kenai	300

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	in 2 Restrooms	abated before work can begin			
75	Adak Maintenance Station - Replace Siding	Existing siding is very corroded and leaks. Siding panels have become loose and can no longer be secured thus creating a hazard to airfield operations.	\$255.0	Adak	
76	Kodiak Court - Install Drop Ceiling and New Lighting	Install Drop ceiling and lighting in remaining area that did not get previously upgraded	\$120.0	Kodiak	32P
77	Aniak Maintenance Shop - Roof Replacement	Roof is extremely old and leaks excessively	\$175.0	Aniak	38S
78	Chenega Bay SREB - Construct Crew Shelter	There are no commercial or state lodging available at this remote airport. Provide a suitable shelter for maintenance crews to stay while servicing equipment of facilities.	\$37.0	Chenega Bay	32P
79	Anchorage Annex - Replace Water Lines with New Copper Lines	Replace existing corroded iron pipes with copper.	\$32.0	Anchorage	22
80	Kodiak Courthouse - Upgrade Ventilation System	Many office areas lack sufficient ventilation for occupant comfort. This upgrade would revamp the existing system to provide additional cooling to other office areas.	\$156.0	Kodiak	32P
81	Kodiak Griffin Building - HVAC System Control Upgrade	HVAC system controls needs upgrade to better heat and cool the facility. Many critical communication systems depend on proper cooling in this facility.	\$125.0	Kodiak	32P
82	Anchorage	Existing Bi-fold doors are	\$300.0	Anchorage	22

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	Drillers Shop - Replace 18 bifold doors	uninsulated and do not seal properly. We are experiencing tremendous heat loss in the building.			
83	Anchorage Highway Maintenance Station - Abate Asbestos	There is asbestos throughout the facility that needs to be removed.	\$125.0	Anchorage	22
84	Palmer Warm Storage - Replace Roofing and Siding	Existing roof and siding is very old and has little insulation, new energy efficient roofing and siding will save lots in utility costs.	\$165.0	Palmer	11F
85	Seven Mile SER Complex - 2nd Floor Ceiling Tile Replacement	Replace poor quality ceiling tile for acoustical and lighting improvement. This will increase occupant productivity.	\$40.0	Juneau	34-Q
86	Kenai Combined Facility - Repave parking lot	Parking lot has deteriorated and has potholes, cracks and ruts. Needs new asphalt and curbs to provide a safe surface for visitors and employees.	\$165.0	Kenai	300
87	Kodiak Regional Office - Repair Parking Lot	Pave parking area, existing lot is cracked and potholed	\$300.0	Kodiak	32P
88	Kodiak SEF Maintenance Shop - Install Security Fence	Install security fence around DOT&PF Complex for safety and security.	\$175.0	Kodiak	32P
89	Anchorage Public Safety - Repave Parking Lot	Existing Parking lot has deteriorated and has cracks and pot holes	\$520.0	Anchorage	20
90	Tudor Complex -	Existing pavement has deteriorated and become	\$1,000.0	Anchorage	22

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	Repave Yard	irreparable. Hugh potholes, cracks and crumble asphalt litter the complex.			
91	Chenega Bay SREB - Install Restroom with Septic System and Well	This remote SREB needs a restroom with EPA compliant septic system.	\$200.0	Chenega Bay	32P
92	Kalsin Bay Maintenance Building - Pave yard around building	Yard is rutted, muddy, and holds water. Need to regrade and pave the yard.	\$150.0	Kodiak	32P
93	Kodiak SEF Maintenance Shop - Pave Parking Area	Existing yard is poorly graded, gets extremely muddy, and needs resurfaced.	\$182.0	Kodiak	32P
94	Kodiak Airport Equipment Warm Storage - Pave Parking Area	Yard is rutted, muddy, and holds water. Need to regrade and pave the yard.	\$150.0	Kodiak	32P
95	Kodiak Regional Office - Renovate 2nd Floor for Leasing	Office building needs to be reconfigured to meet new State Space Standards and Utilization	\$80.0	Kodiak	32P
96	Dutch Harbor - Remove Asbestos from Hanger Building	Building contains asbestos and is a hazard to employees entering the facility. Asbestos needs to be removed or contained.	\$410.0	Dutch harbor	37S
<b>FACILITY TOTAL:</b>			<b>\$20,880.6</b>		