

**Agency: Commerce, Community and Economic Development****Grants to Named Recipients (AS 37.05.316)****Grant Recipient: Blood Bank Of Alaska****Federal Tax ID: 92-6002175****Project Title:****Project Type: New Construction and Land Acquisition**

# Blood Bank of Alaska - Facilities and Services Expansion Project

**State Funding Requested: \$16,400,000**  
One-Time Need

**House District: Statewide (1-40)****Brief Project Description:**

This FY13 request would fund partial construction of a new building to meet market demands, expansion of services, and consolidation of these separate facilities within Anchorage.

**Funding Plan:**

Total Project Cost:	\$51,500,000
Funding Already Secured:	(\$14,200,000)
FY2013 State Funding Request:	<u>(\$16,400,000)</u>
Project Deficit:	\$20,900,000

*Funding Details:**Blood Bank current property & funds - \$2,800,000**Private funds raised to date - \$250,000**FY09 State grant - \$350,000**FY11 State grant - \$4,600,000**FY12 State grant - \$6,200,000***Detailed Project Description and Justification:****DESCRIPTION:**

A new Blood Bank of Alaska (BBA) building is targeted for occupancy in the fall of 2014. Due to inflation and material cost escalations, the current estimate for the building is \$51.5 million. This new 56,000 sq. ft. two-story centralized facility, plus a 4,000 sq. ft. mechanical penthouse, will consolidate BBA's donor collection, blood processing in federal Food & Drug Administration-regulated laboratories, administrative offices, conference and training rooms, high bay garages for mobile blood coaches and vans, and secure general storage. These operational functions are currently housed in overcrowded facilities at four separate sites in Anchorage.

The new consolidated BBA facility will comply with all FDA regulations, and will also be constructed to "Essential Facility" structural requirements to withstand climatic and seismic events. Together with on-site emergency power generation and dual-fuel back-up heating systems, this will allow BBA to remain operational to meet the needs of the State during the most serious emergencies. Security features will also be included to manage the use of irradiation equipment (designated a hazardous and controlled substance) used during blood processing.

The new building will incorporate State of Alaska, Division of Homeland Security and Emergency Management

recommendations for Critical Infrastructure, Key Resources (CI/KR) facilities, such as BBA, to mitigate vulnerabilities to manmade and natural threats to facility operations.

**JUSTIFICATION:**

The BBA, a not-for-profit corporation, is an integral part of Alaska's medical infrastructure. The BBA has provided blood and blood products to all of Alaska's hospitals since 1962, including Indian Health Service hospitals and military hospitals; truly a statewide service entity. BBA is the only blood collection, processing, and distribution operation in Alaska, and continues to operate at capacity; there is no room for further growth.

BBA has seen enormous growth since occupying its current building in 1981, due to increased population and, more significantly, due to growth in demand for in-state medical services. BBA's operations have outgrown its existing facilities, which are currently spread among four sites within Anchorage. BBA's main building located at 4000 Laurel Street, Anchorage, is no longer adequate to meet the State's current and increasing market needs. A new facility will allow BBA to accommodate current demand for blood and blood products as well as address an increasing demand for new blood products and new laboratory services such as stem cell drawing and processing.

In addition to providing for growth, new products, and processes, a consolidated facility would bring BBA up to current mandatory operational FDA and Essential Facility standards. This would result in more reliable delivery of products throughout the state, especially in a serious emergency or other event that prevents blood and blood products from being flown in from the Lower 48.

By expanding its laboratory testing and other services, BBA will also minimize its reliance on the Lower 48 for such services.

Most significantly, the new facility will ultimately allow more Alaskans to remain in-state for medical procedures and treatment, such as for cancer treatment, allowing them to be surrounded by friends and family when their support is needed most. A consolidated, expanded facility will also ensure full participation of BBA's responsibilities in emergency preparedness and homeland security events.

With consolidation of all functions into one new facility, BBA will be able to realize efficiencies associated with locating staff at a single location, freeing itself from three other currently-leased facilities. A new facility will allow for expansion to better support Alaska's growing medical community.

**Project Timeline:**

This FY13 request will enable completion of the new building's core and shell, including the steel framework and roof, and complete enclosure. Use of the requested funds, in addition to previously appropriated funds, would allow for commencement of this work no later than 2013 and completion by the end of 2014.

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

Blood Bank of Alaska

**Grant Recipient Contact Information:**

Name:	Margaret Baker
Title:	Acting CEO
Address:	4000 Laurel Street Anchorage, Alaska 99508
Phone Number:	(907)222-5600
Email:	mbaker@bbak.org

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

# Blood Bank of Alaska

1962 - 2012

1000 LAUREL STREET, ANCHORAGE AK 99508 PH: 907.222.3600 FX: 907.222.3680 WWW.BLOODBANKOFALASKA.ORG

January 25, 2012

The Honorable Bert Stedman, Co-Chairman  
The Honorable Lyman Hoffman, Co-Chairman  
Senate Finance Committee

The Honorable Bill Stoltze, Co-Chairman  
The Honorable Bill Thomas, Co-Chairman  
House Finance Committee

Alaska State Legislature  
State Capitol Building  
Juneau, AK 99801-1182

RE: FY13 Blood Bank of Alaska Capital Request - \$16.4 million  
("Blood Bank of Alaska Facilities and Services Expansion Project")

Dear Gentlemen:

We respectfully request your consideration for an FY13 capital appropriation in the amount of \$16.4 million. This request is made with full consideration of receipts for FY 12 (\$6.2 million) and FY11 (\$4.6 million). This request essentially brings back the disapproved portions of former requests, which were made for activities which would have put our plan farther forward by this time. As you can see from the support material attached to this request, we can continue a solid implementation plan concurrent with our enhanced private fundraising efforts.

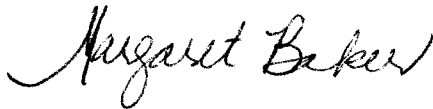
As you know, the BBA serves all Indian Health Service and military hospitals in Alaska, as well as private hospitals. Beyond well-known service needs for cancer, heart, and accident patients, we have operational responsibilities for emergency support in times of natural disasters and homeland security events. We also embrace the economic and humanitarian goals of keeping more Alaskan patients in-state during treatment. These factors combine to apply pressure on space utilization in our current operations which are currently implemented from three separate locations.



We continue a program to align physical capacity with the needs we foresee, and to raise funds privately to match state funding. Now that we have the purchase of land in sight, we can refine some of our cost estimates. Indeed, some figures on the attached support material show a slight drop in some construction costs over those estimates from FY12.

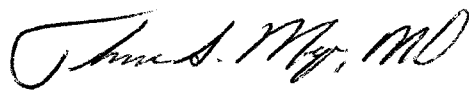
On behalf of our board, employees, donors, and our client institutions, we want to thank you for the state grants received in FY11 and FY12. Progress continues toward a new facility which will serve the future blood and blood product needs of the entire state. We stand ready to discuss this project further with you when convenient.

Sincerely,



Margaret Baker, Acting CEO  
Blood Bank of Alaska, Inc.

Appreciatively,



Dr. Thomas S. Mego, MD, Board Chair  
Blood Bank of Alaska, Inc.



## **Blood Bank of Alaska – Facilities and Services Expansion Project**

### **Expenditure Description per Grant:**

#### **FY 2009 State Appropriation**

State Grant received Fall of 2008 for \$350,000. Funds purchased the following services in support of advancing the project:

- Preliminary Planning and Feasibility Study
- Architecture & Engineering: Conceptual Design
- Program Management
- Site search

#### **FY 2011 State Appropriation**

State Grant received Fall of 2010 for \$4,600,000. These funds purchased the following in support of advancing the project:

- Site selection and site control/purchase
- Site investigation: geotechnical engineering, property & topographic surveys, traffic impact analysis
- Architecture/Engineering: 65% design
- Laboratory equipment planning & layout
- Program Management and Construction Management

#### **FY 2012 State Appropriation**

State Grant received Fall of 2011 for \$6,200,000. Funds are expected to be spent in 2012 for the following portions of the project:

- Site final purchase
- Architecture/Engineering: 100% design and partial construction administration
- Program Management and Construction Management
- Site construction: permits, clearing & grubbing, grading, fill, retaining structures, storm water retention/detention system, utility service extensions & hydro-seed-erosion control

#### **FY 2013 State Grant Request**

A grant request for \$16.4M has been submitted to the State for FY 2013 funding for the following:

- Architecture/Engineering: construction administration
- Program Management and Construction Management
- Building Construction: permits; foundation; steel joists; frame & decking; finished exterior envelope (insulation, sheathing, windows, siding, roof, VR); temporary heat and electrical service interior; partitions/doors/finishes; lighting; power; heating; plumbing rough-in; elevator; IT wiring

#### **Other Fundraising**

Grants from State and Federal governments, Federal New Markets Tax Credits, foundations, private fundraising and the sale of the existing Blood Bank building will yield \$22.4M to fund the remaining portions of the project:



Architecture/Engineering: construction administration  
Program Management and Construction Management  
Site construction: final grading, paving & landscaping  
Building interior finishes  
Mechanical, plumbing and electrical systems trim  
Furnishings and equipment  
Commissioning  
Project close-out  
Move-in

2/2/2012



Alaska Regional Hospital  
2801 DeBarr Road  
Anchorage, AK 99508

February 03, 2012

The Honorable Bert Stedman, Co-Chairman

The Honorable Lyman Hoffman, Co-Chairman  
Senate Finance Committee

The Honorable Bill Stoltze, Co-Chairman  
The Honorable Bill Thomas, Co-Chairman  
House Finance Committee

Alaska State Legislature  
State Capitol Building  
Juneau, AK 99801-1182

RE: Blood Bank of Alaska Facilities and Services Expansion Project

Dear Gentlemen:

I am writing to ask for support for Blood Bank of Alaska's Facilities and Services Expansion Project.

Blood Bank of Alaska is the only supplier of blood and blood products in the State of Alaska and has been operating from its current location at 4000 Laurel Street for nearly 30 years. During those years Alaska's health care system has grown in volume and medical technologies. In order to continue to serve Alaska medical communities and our sick and ailing Alaska residents, Blood Bank of Alaska must expand its size and services.

A larger facility would help Blood Bank of Alaska maintain compliance with ever changing and ever more stringent regulations. It would also provide the opportunity to offer additional services to Alaskans such as in-state blood testing and transfusion services. With these capabilities, Blood Bank of Alaska could better provide emergency support in times of disaster and homeland security events.

Blood Bank of Alaska has seen an annual growth of at least 7.3 percent in blood and blood product demand since 2003. Platelet demand has increased 23.6 percent. Demands will continue to expand with general population growth and an increasing aging population.



Alaska Regional Hospital

February 1, 2012

Page 2

BBA's role as a supplier of critical, life-saving blood products and components will not diminish any time soon. By allowing more services to be available within the State of Alaska, patients and hospitals benefit.

Thank you for the opportunity to show support towards the blood banking industry in Alaska and Blood Bank of Alaska's Facilities and Service Expansion Project.

Sincerely,

A handwritten signature in black ink, appearing to read "Annie Holt". The signature is fluid and cursive, with the first name "Annie" and last name "Holt" clearly distinguishable.

Annie Holt, RN, MBA, CPHQ, FACHE  
Chief Executive Officer

# Maniilaq Association HEALTH CENTER

P.O. Box 43 • Kotzebue, Alaska 99752 • (907) 442-3321

January 25, 2012

The Honorable Bert Stedman, Co-Chairman  
The Honorable Lyman Hoffman, Co-Chairman  
Senate Finance Committee

The Honorable Bill Stoltze, Co-Chairman  
The Honorable Bill Thomas, Co-Chairman  
House Finance Committee

Alaska State Legislature  
State Capitol Building  
Juneau, AK 99801-1182

RE: Blood Bank of Alaska Facilities and Services Expansion Project

Dear Gentlemen:

I am writing on behalf of the Maniilaq Health Center to ask for support for Blood Bank of Alaska's Facilities and Services Expansion Project.

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Thank you for the opportunity to show support towards the blood banking industry in Alaska and Blood Bank of Alaska's Facilities and Service Expansion Project.

Sincerely,

  
Robert Ottone, Administrator

## Member Villages

Ivisaappaat, Nunatchiaq, Ipnatchiaq, Katyaak, Kivaliniq, Laugviik, Qikiqtagruk, Nautaaq, Nuurvik, Akuligaaq, Isinnaq, Tikigaq  
Ambler, Buckland, Deering, Kiana, Kivalina, Kobuk, Kotzebue, Noatak, Noorvik, Selawik, Shungnak, Pt. Hope



Administration  
4300 Bartlett Street  
Homer, AK 99603  
907-235-0325 ~ 907-235-0253 fax

From: Robert Letson, CEO  
Shara Sutherlin RN, DPCS  
South Peninsula Hospital  
4300 Bartlett Street  
Homer, Alaska 99603

January 25, 2012.

The Honorable Bert Stedman, Co-Chairman  
The Honorable Lyman Hoffman, Co-Chairman  
Senate Finance Committee

The Honorable Bill Stoltze, Co-Chairman  
The Honorable Bill Thomas, Co-Chairman  
House Finance Committee

Alaska State Legislature  
State Capitol Building  
Juneau, AK 99801-1182

RE: Blood Bank of Alaska Facilities and Services Expansion Project

Dear Gentlemen:

We are writing in support for Blood Bank of Alaska's Facilities and Services Expansion Project. In the last year, our patients and health care teams have greatly benefited from this critical resource. We ordered 700 blood products. In addition, the expertise and resources to serve communities such as ours and throughout Alaska aligns with BBA's need and opportunity to provide more needed services like additional testing and workups that would expedite turnaround time needed in rural communities such as ours. One example would be expediting blood products to patients with antibodies. BBAs ability to perform antibody ID would impact quality, efficiency and cost.

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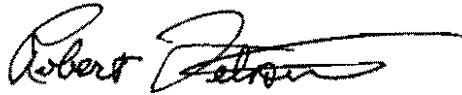
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Sincerely,

Robert Letson, CEO



Shara Sutherlin, DPCS





Banner Health

Denali Center

Fairbanks Memorial Hospital

1650 Cowles Street  
Fairbanks, AK 99701  
Phone 907-452-8181  
Fax 907-458-5324  
[www.fmhdc.com](http://www.fmhdc.com)

Michael Powers  
1650 Cowles Street  
Fairbanks, AK 99701

January 25, 2012

The Honorable Bert Stedman, Co-Chairman

The Honorable Lyman Hoffman, Co-Chairman  
Senate Finance Committee

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Sincerely,

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**Mission:**

To enhance the quality of  
life for all we serve

**Vision:**

Honor our heritage and be  
the pride of the community

**Values:**

Integrity  
Compassion and Caring  
Trust  
Transparency  
Loyalty  
Honoring our Heritage  
Quality  
Fiscal Responsibility

January 31, 2012

The Honorable Bill Stoltze, Co-Chairman  
The Honorable Bill Thomas, Co-Chairman  
House Finance Committee

Alaska State Legislature  
State Capitol Building  
Juneau, AK 99801-1182

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Sincerely,



Olinda White, CFO  
Noel Selle-Rea, CEO  
Wrangell Medical Center

*Caring for  
Southeast*



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January 31, 2012

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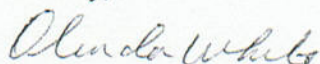
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Sincerely,



Olinda White, CFO  
Noel Selle-Rea, CEO  
Wrangell Medical Center

*Caring for  
Southeast*



February 2, 2012



The Honorable Bert Stedman, Co-Chairman  
The Honorable Lyman Hoffman, Co-Chairman  
Senate Finance Committee

The Honorable Bill Stoltze, Co-Chairman  
The Honorable Bill Thomas, Co-Chairman  
House Finance Committee

Alaska State Legislature  
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Sincerely,

A handwritten signature in black ink, appearing to read "John Lee".

John Lee  
Chief Executive Officer

Submitted by: ASSEMBLY MEMBERS GRAY-JACKSON,  
DRUMMOND AND GUTIERREZ

Prepared by: Assembly Counsel's Office

Reading: April 27, 2010

CLERK'S OFFICE

**APPROVED**

Date: 4-27-10

**ANCHORAGE, ALASKA**

**AR NO. 2010-139**

**A RESOLUTION OF THE ANCHORAGE MUNICIPAL ASSEMBLY RELATING TO THE  
CAPITAL BUDGET AS PASSED BY THE 26<sup>TH</sup> ALASKA STATE LEGISLATURE,  
SECOND SESSION.**

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WHEREAS, as recently passed by the 26<sup>th</sup> Alaska State Legislature, Second Session, the capital budget is presently before Governor Sean Parnell for consideration, signature and passage into law; and

WHEREAS, as reported recently in the Juneau Empire and a press release from the Governor's Office, Governor Sean Parnell has expressed concern about the size of the capital budget, has called it "unsustainable", and has affirmed his commitment to a reasonable budget which may include vetoes; and

WHEREAS, many of these capital projects within the Municipality of Anchorage, benefit local residents by rehabilitating neighborhood streets and expanding roads, renovating libraries, parks, schools and fire stations; and

WHEREAS, some of these capital projects within the Municipality of Anchorage, benefit all Alaskans such as funding to build Dena'ina House and to relocate and expand Covenant House, an important at-risk youth transition home to assist homeless teens, and expand training projects at Covenant House, Seeds of Change and Shiloh Development Corporation, to relocate and expand Blood Bank of Alaska and Anchorage Neighborhood Health Center, and a statewide crime lab, and a needed Medicare Clinic effort to relieve the shortage of medical coverage for Medicare recipients; and

WHEREAS, these capital projects include:

- A Crime Lab, owned by the state, for the benefit for all Alaskans, and located in Anchorage
- Intergovernmental Data Center
- Expansion of the Port of Anchorage
- Renovation of Huffman Fire Station 9 and rebuilding Muldoon Fire Station 6
- A new sports arena for University of Alaska Anchorage which will go before voters in the fall as a bond proposal

- Reconstruction and upgrades to Loussac Library, Fairview and Spenard Recreation Centers, Sullivan Arena, Dempsey Anderson and Ben Boeke
- For roads and buses; expand the bus system fleet and replace old buses, rehabilitate and upgrade Little Tree Street, Cindylee Lane, Huffman Road, Golden View Drive, Johns Road, Eagle River Road, a portion of 35<sup>th</sup> Avenue between Wisconsin Street and Spenard Road, and extend 100<sup>th</sup> Avenue from Minnesota Drive to C Street; and
- Library chairs at Stellar Secondary School
- Renovation of Service High School, as requested by the Department of Education
- Lockers at Mears Middle School
- Lighting the sports complex at Dimond High School, as requested by the Dimond High School Alumni Foundation

WHEREAS, with every dollar of state funding for these capital projects, residents' property taxes will not need to be increased; and

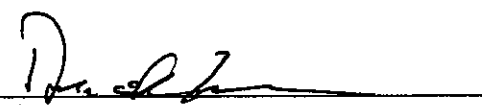
WHEREAS, just in time for the upcoming construction season, these capital projects will create jobs and reduce Alaska's 8.5 percent unemployment rate; and

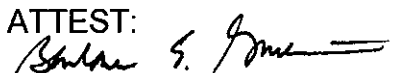
WHEREAS, all of the capital projects within the Municipality of Anchorage comprise only 18% of the capital budget (including federal money); and

WHEREAS, over 41.97% of Alaska's population resides within the Municipality of Anchorage; and

NOW, THEREFORE, the Anchorage Assembly respectfully requests that when reviewing the capital budget, Governor Sean Parnell does not strike or veto capital projects designated for Anchorage, and instead seeks to ensure that the approved capital budget reflects and acknowledges the unique status of Anchorage as a service center for the entire state, and a metropolitan area for nearly 42% of the entire state population.

PASSED AND APPROVED by the Anchorage Assembly this 27<sup>th</sup> day of April, 2010.

  
Chair

ATTEST:  
  
Municipal Clerk

**CORDOVA  
COMMUNITY  
MEDICAL  
CENTER**



P.O. Box 160 • 602 Chase Ave. • Cordova, Alaska 99574-0160  
Phone: (907) 424-8000 • Fax: (907) 424-8116

January 25, 2012

The Honorable Bert Stedman, Co-Chairman  
The Honorable Lyman Hoffman, Co-Chairman  
Senate Finance Committee

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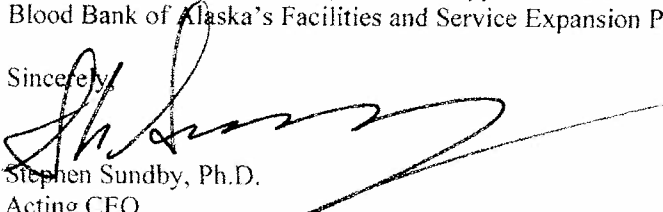
A larger facility would help Blood Bank of Alaska maintain compliance with ever changing and ever more stringent regulations. It would also provide the opportunity to offer additional services to Alaskans such as in-state blood testing and transfusion services. With these capabilities, Blood Bank of Alaska could better provide emergency support in times of disaster and homeland security events.

Blood Bank of Alaska has seen an annual growth of at least 7.3 percent in blood and blood product demand since 2003. Platelet demand has increased 23.6 percent. Demands will continue to expand with general population growth and an increasing aging population.

BBA's role as a supplier of critical, life-saving blood products and components will not diminish any time soon. By allowing more services to be available within the State of Alaska, patients and hospitals benefit.

Thank you for the opportunity to show support towards the blood banking industry in Alaska and Blood Bank of Alaska's Facilities and Service Expansion Project.

Sincerely,

  
Stephen Sundby, Ph.D.  
Acting CEO



**Bristol Bay Area  
Health Corporation**  
6000 Kanakanak Road  
P.O. Box 130  
Dillingham, AK 99576  
(907) 842-5201  
800-478-5201  
FAX (907) 842-9354

*Bristol Bay Area  
Health Corporation is  
a tribal organization  
representing 34  
villages in  
Southwest Alaska:*

Aleknagik  
Chignik Bay  
Chignik Lagoon  
Chignik Lake  
Clark's Point  
Dillingham  
Egegik  
Ekwok  
Goodnews Bay  
Igloodig  
Iliamna  
Ivanof Bay  
Kanatak  
King Salmon  
Knugank  
Kokhanok  
Koliganek  
Levelock  
Manokotak  
Naknek  
New Stuyahok  
Newhalen  
Nondalton  
Pedro Bay  
Perryville  
Pilot Point  
Platinum  
Port Heiden  
Portage Creek  
South Naknek  
Togiak  
Twin Hills  
Ugashik

*To promote health  
with competence,  
a caring attitude &  
cultural sensitivity*

February 23, 2012

The Honorable Bert Stedman, Co-Chairman  
The Honorable Lyman Hoffman, Co-Chairman  
Senate Finance Committee

The Honorable Bill Stoltze, Co-Chairman  
The Honorable Bill Thomas, Co-Chairman  
House Finance Committee

Alaska State Legislature  
State Capitol Building  
Juneau, AK 99801-1182

RE: Blood Bank of Alaska Facilities and Services Expansion Project

Dear Gentlemen:

I am writing to ask for support for Blood Bank of Alaska's Facilities and Services Expansion Project. Bristol Bay Area Health Corporation a consortium of 34 villages uses these services at our Kanakanak Hospital facility and as needed in our village clinics.

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Sincerely,  
**Bristol Bay Area Health Corporation**

Robert J. Clark  
President/CEO