

**Agency: Commerce, Community and Economic Development****Grants to Municipalities (AS 37.05.315)****Grant Recipient: Koyuk****Federal Tax ID: 92-0118711****Project Title:****Project Type: New Construction and Land Acquisition****Koyuk - Multi-Use Facility****State Funding Requested: \$150,000**  
One-Time Need**House District: 39 / T****Brief Project Description:**

Planning and Construction of a new multi-use building.

**Funding Plan:**

Total Project Cost:	\$1,600,000
Funding Already Secured:	(\$0)
FY2013 State Funding Request:	(\$150,000)
Project Deficit:	\$1,450,000

**Detailed Project Description and Justification:****Project Description**

The funds from the Capital Project Grant program along with the Community Development Block Grant, Indian Community Development Block Grant, Norton Sound Economic Development Outside Entity Funding. and Rasmuson Foundation will be used for the demolition, design, survey and platting, and for construction labor, mechanical plumbing, and electrical of a new 4320 square foot energy efficient community building. The new facility will include a youth center, commercial kitchen, cultural center, small business center, fire department, search and rescue center, and bed and breakfast (overnight lodging). The project will be a joint venture between the City of Koyuk and Native Village of Koyuk.

Presently there is no youth center, community commercial kitchen, cultural center or small business center. The only youth activities are at the school and are mostly sports related and after school tutoring on school subjects. There is no commercial kitchen in the community where a small food service business can be developed. Cultural classes are not frequent because the village lacks an available community space that is large enough to host regularly scheduled events. The Koyuk Malamute Dancers do not have a space to practice and perform local Native dances and there is no museum to showcase local Native artifacts and art. Community members do not have access to small business resources because there is not a small business center in the community. The City of Koyuk has participated in the Code Red Fire Program funded by USDA in 2003 and currently has a small connex with fire equipment but no space for a fire department. The search and rescue program has some equipment. The City of Koyuk owns the present lot where the Koyuk Community Building will be constructed. The old high school which was built during the 1970s was moved to this lot during the construction of Koyuk's new school in 2001. The old gym is dilapidated and not energy efficient. Renovation of this building will be too costly and would not serve the needs of our community in the long term. During the summer 2012, the old gym will be demolished and removed from building site. Local labor will be hired to demolish the building and the City of Koyuk will contribute heavy equipment (1 excavator. 2 track dozers, 1 loader. and 1 flatbed truck) as in-kind to assist in the demolition and removal of old building.

**\$150,000  
Approved**

**Justification for Project:**

A new community building means more youth will be engaged in positive activities offered at the Youth Center in the new building. More positive youth activities will decrease the suicide rate, substance abuse, and disenfranchisement. A new community building means more cultural activities and cultural events which means more people who know our culture and traditions. A museum, gift shop, and lodging will attract more visitors to our community which will put more money into Koyuk's economy.

Improve safety through an organized Volunteer Fire Department and Search and Rescue Program. An organized Volunteer Fire department will result in reduction of fire and fire damage in our community. A Search and Rescue program will result in a quicker response and a higher probability of a positive outcome.

More small businesses created through the availability of small business resources and commercial kitchen. The availability of small business resources and a commercial kitchen will increase the number of people who can develop small businesses in our community which would increase the income of these residents.

The need for the "Koyuk Community Building" is supported by Koyuk's Local Economic Development Plan 2005-2010. AS. 29.40.030 requires tribes such as Koyuk to adopt comprehensive plans that define policy statements, goals, and standards for the physical, social, and economic development of the community. The comprehensive plan is a critical step in the on-going development of the community and its efforts to improve community conditions and the well-being of its members and residents. The Kawerak Community Planning and Development Program (CPD) worked with Koyuk in developing and updating its Local Economic Development Plan (LEPD). LEPD's analyze local conditions, identify problems and opportunities, and develop goals, strategies and outcomes to address community issues, and on-going and future development. Koyuk's Third Development Goal is to "Preserve and promote our culture and our health". Koyuk's vision is "We are a community who rely on the wisdom of our elders to teach our people our traditional and subsistence lifestyle while living and respecting the land, animals and sea; we believe in quality education and employment opportunities through economic development for all generations while keeping healthy families and homes". This Development Goal and Community Vision were used to plan the following services of the Koyuk Community Building.

**Youth Center**

The village of Koyuk is challenged by crucial social issues with our youth and the development of youth as community leaders. Based upon the Alaska Village School Youth Behavioral Risk Survey 2009, 22% of our village youth have considered suicide by the time they have reached the age of 17. Also, 60% of our village youth have used alcohol or marijuana at least once by the age of 15. The high school dropout rate is 40%. It is essential to our community that we responsibly and proactively address this crisis, as we do not want to lose any more generations to suicide, substance abuse, and disenfranchisement. The community of Koyuk believes that by investing in our youth and giving them a sense of place and tradition in our community, Koyuk will ensure to have bright and capable future leaders. The Koyuk Community Building Project will provide our village youth with a youth center. The center will be a place for positive social interaction, family nights, cultural education, small business training and development, and community leadership activities.

**Cultural Center**

The Koyuk Community Building will include a cultural center which will address the need to preserve and pass down the Native way of life by teaching it to everyone. The cultural center will include a men's house, ivory carving shop, beluga whale potlucks, classes in making snowshoes, kayaks, fish traps, drums, net making, rope and knot making, building sod houses, skin sewing, survival skills, food preparation, language programs, and Native singing, drumming and dancing.

**Small Business Center**

Koyuk has a low moderate income percentage of 75.9% (CDBG 2011 LMI Table). The small business center will include small business planning resources and computers that will be available for community members to research and develop

small businesses. The museum in the culture center will include a small gift shop where community members can sell locally made art and products.

#### Fire Department

During 2010 to 2011, Koyuk had two home fires. Both homes were a total loss, but luckily no one was injured. Because there is no fire department in the village, the time it took for the volunteer firemen to respond with proper equipment was a very lengthy process. Because all of the fire fighting equipment does not fit into the small red connex, and there is lack of community space for regular volunteer fireman training, the volunteer fireman were not organized and were having to locate equipment stored in various places throughout the community. The new building will have fire department which will house all fire equipment together and provide space for volunteer fireman training. Having a fire department in one central location will enhance the continuity's capacity to protect property and save lives.

#### Search and Rescue

The Koyuk Search and rescue (SAR) currently has 5 active members. Each fall and spring (SAR) responds to approximately 20 combined search and rescue efforts. The City of Koyuk has received funding for a VHF repeater station and radios. Also Koyuk has a SAR snowmachine, sled, boat, and emergency grab bags. The building will be a command center for SAR call outs and training. Koyuk would like to combine Search and Rescue and the Volunteer Fire Department into one central location and house all village safety equipment for these two programs in one place. The building will provide space for the Volunteer Fire Department and SAR to have meetings and perform training exercises which will enhance the safety of our community and will provide space for the protection of the equipment from the environment and secure from unauthorized activity.

#### Commercial Kitchen

The commercial kitchen will support small business initiatives by providing a space for small food service businesses. Youth will be able to learn small business skills by marketing and selling snack-shop products. The snack shop will cover some of the operational costs of the building.

#### Lodging

Not only do professionals (dentist, regional representatives from Nome and Anchorage based organizations) throughout the region travel to our community, but Koyuk is a checkpoint along the Iditarod Trail which approximately 70 mushers and 20 volunteers travel through. A bed and breakfast will attract more visitors and tourists to Koyuk for events. Also the lodging will provide employment opportunities like cooking and cleaning. The lodging will also cover some operational costs of the building.

#### Other Pending Funding Sources:

Community Development Block Grant Program:

\$850,000.00 Pending Application

Indian Community Development Block Grant Program:

\$600,000.00 Pending Application

Norton Sound Economic Development Corporation outside Entity Funding Program:

\$50,000.00 Awaiting Request for Proposal September 2012 .

Rasmussen Foundation

\$50,000.00 Pending Application

**Project Timeline:**

Summer of 2012 through fall of 2013
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**Entity Responsible for the Ongoing Operation and Maintenance of this Project:**

The city of Koyuk
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**Grant Recipient Contact Information:**

Name:	Darin Douglas
Title:	Mayor
Address:	PO Box 53029 Koyuk, Alaska 99753
Phone Number:	(907)963-3441
Email:	cityofkoyuk@hughes.net

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

City of Koyuk  
PO Box 53029  
Koyuk, Alaska 99753  
Phone: (907) 963-3441  
Fax: (907) 963-3442  
Email: cityofkoyuk@hughes.net

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December 13, 2011

Senator Donald Olson  
State Capitol  
Juneau, Alaska 99801-1182

Dear Senator Donald Olson,

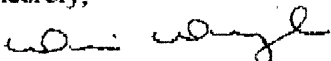
I submit this Letter of Intent to apprise the New Multi-Use Facility for the intent to provide services for our community and to submit a proposal for Capital Project Grant Program.

City of Koyuk proposes to request program funding for the construction of a new multi-use facility. Of course, it is going to be one of the most expensive yet attractive facilities in Koyuk.

Mayor Darin D. Douglas, of the City of Koyuk, will be available for contact regarding the application of the Capital Project at any time on Phone: (907) 963-3441 and email: cityofkoyuk@hughes.net

We would like to thank you for providing us this opportunity to play a major role in the improvement of our community and society.

Sincerely,



Mr. Darin D. Douglas Sr.,

Mayor of City of Koyuk

**RESOLUTION # 12-10**

**A RESOLUTION** of the City of Koyuk Council authorizing participation in the State Capital Project Grant Program.

**WHEREAS**, the Council of the City of Koyuk wishes to provide a New Multi-Use Facility for use in the community; and

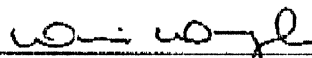
**WHEREAS**, this entity is an applicant for a grant in the amount of \$150,000.00 from the State Capital Project Grant Program;

**NOW, THEREFORE, BE IT RESOLVED THAT** Mayor Darin Douglas Sr. of the City of Koyuk is hereby authorized to negotiate and execute any and all documents required for granting and managing funds on behalf of this organization.

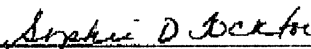
The Mayor Darin Douglas Sr. is also authorized to execute subsequent amendments to said grant agreement to provide for adjustments to the project within the scope of services or tasks, based upon the needs of the project.

**PASSED AND APPROVED BY CITY COUNCIL ON** December 12, 2011.


**IN WITNESS THERETO:**

By:   
Signature

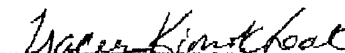
MAYOR  
Title

Attest:   
Signature

Secretary  
Title

By:   
Signature

Treasurer 12/12/11  
Title

Attest:   
Signature

City Administrator/Clerk  
Title

## 2012 Capital Matching Grant

<b>Cost Category</b>	<b>Capital Matching Request</b>	<b>Cash Match</b>	<b>In-Kind</b>	<b>TOTAL</b>
<b>Soils Investigation/Land Surveying</b>	<b>\$15,000.00</b>			<b>\$15,000.00</b>
<b>35% Design</b>	<b>\$47,000.00</b>			<b>\$47,000.00</b>
<b>65% Design</b>	<b>\$40,500.00</b>			<b>\$40,500.00</b>
<b>95% Design</b>	<b>\$40,500.00</b>			<b>\$40,500.00</b>
<b>100% Design</b>	<b>\$7,000.00</b>			<b>\$7,000.00</b>
<b>Total</b>	<b>\$150,000.00</b>			<b>\$150,000.00</b>



LARSEN CONSULTING GROUP

Ms. Noele Weemes  
City of Koyuk  
PO Box 53029  
Koyuk, Alaska 99753

February 24, 2012

Re: Breakdown of Design Fees  
Koyuk Multi-purpose Building

Dear Ms. Weemes:

Larsen Consulting Group was pleased to hear that you have received positive feedback on your grant request for design funding for the Koyuk Multi-purpose Building. Per your request, following is a breakdown of estimated design fees:

**FEES**

Soils Investigation / Land Surveying..... \$15,000

Services include site visit by LCG's Sr. Structural Engineer and 2-Man Survey Crew. Structural engineer will assess soil condition to determine if adequate information is available to make a foundation recommendation and evaluate site for civil concerns. Survey crew will conduct topographic survey necessary for design.

35% Design ..... 47,000

Architectural site visit to conduct design charrette with project stakeholders. Client to approve design direction at completion of 35% design. All major design changes should be complete at completion of this phase.

65% Design ..... 40,500

95% Design ..... 40,500

100% Design ..... 7,000

Total:..... \$150,000

**ASSUMPTIONS**

1. Project Delivery: Design-Bid-Build.
2. Design services provided by LCG include architecture, structural engineering, civil engineering, land surveying and bid services. Subconsultant services include mechanical and electrical engineering and limited cost estimating services.



Ms. Noele Weemes  
February 24, 2012  
Page 2 of 2

3. Geotechnical engineering is not included in our proposed services. Our structural engineer is familiar with the region. He will conduct a site investigation and assess soil conditions. If he finds the conditions acceptable he will issue a foundations recommendation. In the event that a determination of suitability cannot be ascertained he will recommend further investigation by a geotechnical engineer.
4. Architectural design is based on the Kawarek Multi-Purpose Building Prototype, with minimal anticipated changes. We understand that the building will be approximately 4,000 GSF and will include cultural exhibition areas and multi-use community spaces. Project will include sheet specifications and assistance with developing the procurement bidding documents. Bid services will be provided. Advertisement to Bid is not included in the proposed fee and will be reimbursed at cost + 15%.
5. Construction administration services are not included in our proposed fee and can be negotiated prior to construction award.
6. Airline Delays: If an employee is delayed or his flight is canceled due to airline cancellations or delays, the owner will reimburse LCG for reasonable expenses including up to 8 hours per day for labor standby time and hotel, food and other necessary expenses. No charges will be made for delays less than 4 hours.
7. Inclement Weather Stoppages: If an employee is unable to work due to adverse weather conditions the owner will reimburse LCG for reasonable expenses including up to 8 hours per day for labor standby time and all lodging, food and other essential expenses. No charges will be made if employees are able to work a minimum of 6 hours per day, or where required by law or special agreements the minimum hours per day that they are guaranteed.
8. Surveying Control: If during the course of performing field property surveys for fixed price contracts; it is found that the survey monuments are not properly located or missing, or if there are mistakes in the recorded survey maps or plats, the owner will reimburse LCG for the costs of correcting these errors in order to complete the survey. The work will be performed at the standard contract rates plus expenses.

If you have any questions please feel free to give me a call at (907) 245-8899 or contact Holly Keltz at (907) 245-8866.

Sincerely,



Wallace Swanson, AIA  
President