

CITY AND BOROUGH OF SITKA

ORDINANCE NO. 2021-29

AN ORDINANCE OF THE CITY AND BOROUGH OF SITKA AUTHORIZING THE SALE OF THE FORMER SITKA COMMUNITY HOSPITAL SITE LOCATED AT 209 MOLLER DRIVE, 202 BRADY STREET, 204 BRADY STREET, AND 302 GAVAN STREET TO THE SOUTHEAST ALASKA REGIONAL HEALTH CONSORTIUM (SEARHC)

1. CLASSIFICATION. This ordinance is not of a permanent nature and is not intended to become a part of the Sitka General Code ("SGC").

2. SEVERABILITY. If any provision of this ordinance or any application to any person or circumstance is held invalid, the remainder of this ordinance and application to any person or circumstance shall not be affected.

3. PURPOSE. The purpose of this ordinance is to authorize the sale of certain municipal property known as the former Sitka Community Hospital Site in accordance with the proposal submitted by SEARHC in response to the Request for Proposals to Purchase or Lease the Sitka Community Hospital Site (RFP) issued by the City and Borough of Sitka on May 28, 2021.

4. ENACTMENT. NOW, THEREFORE, BE IT ENACTED by the Assembly of the City and Borough of Sitka that:

- A. The sale of the properties at 209 Moller Drive, 202 Brady Street, 204 Brady Street, and 302 Gavan Street to SEARHC is hereby authorized.
- B. The purchase price for the properties shall be \$8,250,000. In accordance with Charter Section 11.16(b), the net proceeds from the sale shall be deposited into the Sitka Permanent Fund.
- C. The intended use of the properties is for health services and employee housing consistent with the response submitted by SEARHC to the RFP.
- D. The requirement to competitively bid sales of municipal real property as outlined by Sitka General Code 18.12.010(E) has been satisfied by the open Request for Proposals process.
- E. The Administrator shall seek Assembly approval of a purchase agreement for sale of land and deeds associated with this sale prior to execution.
- F. The buyer is responsible for all fees and costs associated with recording and surveying.
- G. The Assembly desires guidance from the voters of the City and Borough of Sitka in making their decision whether to sell the properties. To that end, the Assembly has passed Ordinance 2021-22, posing an advisory question to the voters on this ordinance. If passed on first reading, the Assembly shall stay its decision on the second reading of this ordinance pending the outcome of the general election in accordance with SGC 18.12.010(B).

PASSED, APPROVED, AND ADOPTED by the Assembly of the City and Borough of Sitka, Alaska, this 12th day of October, 2021.

ATTEST:

1st reading 8/24/2021
2nd reading 10/12/2021

Sponsor: Administrator