



Petersburg Indian Association
PO Box 1418
Petersburg, AK 99833
Phone: 907-772-3636 Fax: 907-772-3637



August 7, 2020

Dear Borough Assembly,

Petersburg Indian Association (PIA) supports and encourages the Borough Assembly to pass Resolution #2020-14. Resolution #2020-14, if passed, would approve the disposal of borough land by sale to Tlingit Haida Regional Housing Authority (THRHA). THRHA will be constructing a duplex, which will be transferred to PIA upon its completion. The duplex will house low-income families here in Petersburg for years to come.

The duplex project is being made possible with funding from an Indian Community Development Block Grant (ICDBG) that PIA applied for and was successfully awarded this past month. The grant was written to address overcrowding in Petersburg homes, to mitigate the spread of COVID-19. Due to the funding requirements associated with this project, construction must be commenced immediately. Safe, affordable, and quality rental units are lacking here in Petersburg, and this project will help to alleviate some of that problem.

The property that has been identified as the preferred site is located at 705 Ira II. The location is ideal for a variety of reasons, including but not limited to being within walking distance to all essential services in Petersburg. Most of the tenants that occupy our units in town do not have access to transportation. This particular property belongs to the Borough and has previously been included in a public land sale, authorized under Assembly Resolution #2016-14. The property was not purchased in the land sale nor over-the counter. The parcel has been listed on the Borough's webpage as being available for a lengthy amount of time and a for sale sign has been posted on the property during that time as well. Persons interested in this parcel of land have had adequate time to pursue acquisition of this property and have chosen not to.

PIA and THRHA are well underway in planning the construction of the new, affordable housing units. The funding for the project was applied for and has been secured. The Ira II location was identified as a potential site earlier this summer and an Environmental Review was submitted and approved. Design of the units is underway.

PIA would like to encourage the Borough Assembly to sell the Ira II property to THRHA at the assessed value of \$36,000 in a direct sale. Per the Borough Code, the Assembly



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can grant an exemption to the public sale when it is in the best interest of the borough to do so. We believe that the construction of a low-income duplex which helps add to Petersburg's small rental market and will serve low-income families for years to come is a valid justification for deviating from the public sale process. This property has been available and advertised for a significant amount of time with no interest up until this point. Furthermore, if the Assembly were to put this property up for another auction or bid, it would be difficult for PIA to meet the time constraints associated with this funding source.

Should you have any questions, please feel free to reach out.

Sincerely,

Tracy Welch
Tribal Administrator
Petersburg Indian Association