



KENAI PENINSULA BOROUGH

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MIKE NAVARRE
BOROUGH MAYOR

MEMORANDUM

TO: Kelly Cooper, Assembly President
Kenai Peninsula Borough Assembly Members

THRU: Mike Navarre, Borough Mayor *MN*
Brandi Harbaugh, Acting Finance Director *BA*
Scott Walden, Office of Emergency Management Director *SW*
Pat Malone, Road Service Area Director
Max Best, Planning Director *MB*

FROM: Marcus A. Mueller, Land Management Officer *MA*

DATE: August 3, 2017

SUBJECT: Resolution 2017-054 Authorizing the Acceptance of a Certain 4.3 Acre Drainage Easement at Karluk Avenue as a Cash Equivalent Payment through the Over-the-counter Land Sale (Mayor)

During the fall flooding in 2013 it became evident that the Karluk Avenue Road ditch system had no outlet except a neighboring property immediately adjacent to the lowest extent of the ditch. The administration communicated with the owners, Paula and Timothy Keohane, who were gracious in permitting use of the property under those circumstances. The location became known as the "Karluk Basin", which was a location that emergency operations were conducted to install a pipe under K-Beach road thereby making it possible to mechanically pump water to the Cook Inlet once the Keohane property reached its estimated 3 million gallon capacity to store water. As the water management function on this property was demonstrated to be a low cost alternative to other means of road ditch extension, the acquisition of a drainage easement was identified as being in the long term interests of the borough.

In 2014 a proposal was brought forward under Ordinance 2014-32 which proposed acquiring an easement by means of a land exchange. That ordinance was defeated. Similarly, Ordinance 2016-19-36 proposed to purchase the easement for a negotiated amount of \$60,000 was also defeated. The administration has continued to seek a workable alternative and presents this proposal which allows acquisition of the drainage easement through the over-the-counter land sale scheduled to open on a first come-first served basis on October 2, 2017. The over-the-counter sale contains properties authorized for sale that were previously offered by sealed bid, but which have not sold. This proposal would allow the easement to be accepted by the borough as a form of payment towards property offered in the over-the-counter sale.

The planning commission will consider this ordinance at its August 14, 2017 meeting and the action taken will be reported to the assembly. Your consideration of this resolution is appreciated.