



## KENAI PENINSULA BOROUGH

Planning Department • Land Management Division  
144 North Binkley Street • Soldotna, Alaska 99669-7520  
**PHONE:** (907) 714-2200 • **FAX:** (907) 714-2378  
Toll-free within the Borough: 1-800-478-4441, Ext. 2200  
[www.kpb.us](http://www.kpb.us)

**CHARLIE PIERCE**  
**BOROUGH MAYOR**

### MEMORANDUM

**TO:** Wayne Ogle, Assembly President  
Kenai Peninsula Borough Assembly Members

**THRU:** Charlie Pierce, Mayor *CP*  
Max Best, Planning Director *MB*  
Marcus Mueller, Land Management Officer *MM*

**FROM:** Keith Snarey, Land Management Agent *KS*

**DATE:** January 25, 2018

**SUBJECT:** Ordinance 2018-01, Authorizing a Negotiated Conditional Lease at Less than Fair Market Value of Certain Real Property Containing 66.5 Acres More or Less to the Cooper Landing Rifle and Sportsman's Club for the Development of Shooting Facilities (Mayor)

---

The Cooper Landing Rifle and Sportsman's Club ("CLRSC") has submitted an application for the negotiated lease of borough land located north of the Sterling Highway at milepost 40 for the purpose of developing shooting range improvements and conducting shooting range activities. CLRSC has provided a description of the project proposal through its development plan. The project proposal is consistent with the general direction of the borough's comprehensive plan and has garnered support within the community for a variety of reasons.

The Cooper Landing Advisory Planning Commission petitioned KPB to classify the land recreational, which supports the uses being proposed under this lease. The classification is addressed in resolution 2018-002.

This ordinance would authorize the borough to lease the subject 66.5 acres at less than fair market value to the Cooper Landing Rifle and Sportsman's Club for the purpose of developing and operating a shooting range which would be available to the public according to the organization's procedures for its general membership, similar to that of other locally organized gun clubs in the borough. Moving the gun club will allow the borough to develop its residential lands which are in close proximity to the current shooting range location.

The State of Alaska has not received patent for the parcel from the federal government. Therefore, pursuant to AS 29.65.070, the consent of the Director of the State of Alaska Division of Lands is required.

The Cooper Landing Advisory Planning Commission at its regularly scheduled meeting of January 3, 2018 recommended approval of the proposed lease by unanimous consent and the borough's planning commission at its regularly scheduled meeting of January 22, 2018, also recommended approval by unanimous consent.

Your consideration of this ordinance is appreciated.