



# Petersburg Borough

12 South Nordic Drive  
Petersburg, AK 99833

## Meeting Agenda Borough Assembly Work Session

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Tuesday, June 14, 2022

4:00 PM

Assembly Chambers

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You are invited to a Zoom webinar.  
When: Jun 14, 2022 04:00 PM Alaska  
Topic: Assembly / Hospital Board Work Session

Please click the link below to join the webinar:  
<https://petersburgak-gov.zoom.us/j/82630922114?pwd=bE9xRVAYSFFEd3hUa1FBOVdxQjhwdz09>  
Passcode: 317408

Or Telephone:  
(720) 707-2699 or (253) 215-8782  
Passcode: 317408

### 1. Content of Work Session

#### A. Work Session Agenda & Packet



# Petersburg Medical Center

103 Fram Street  
PO Box 589  
Petersburg, AK 99833

Phone: 907-772-4291  
Fax: 907-772-3085

## Agenda

### Annual Work Session 2022 Petersburg Medical Center Hospital Board and the Petersburg Borough Assembly

#### I. New Building

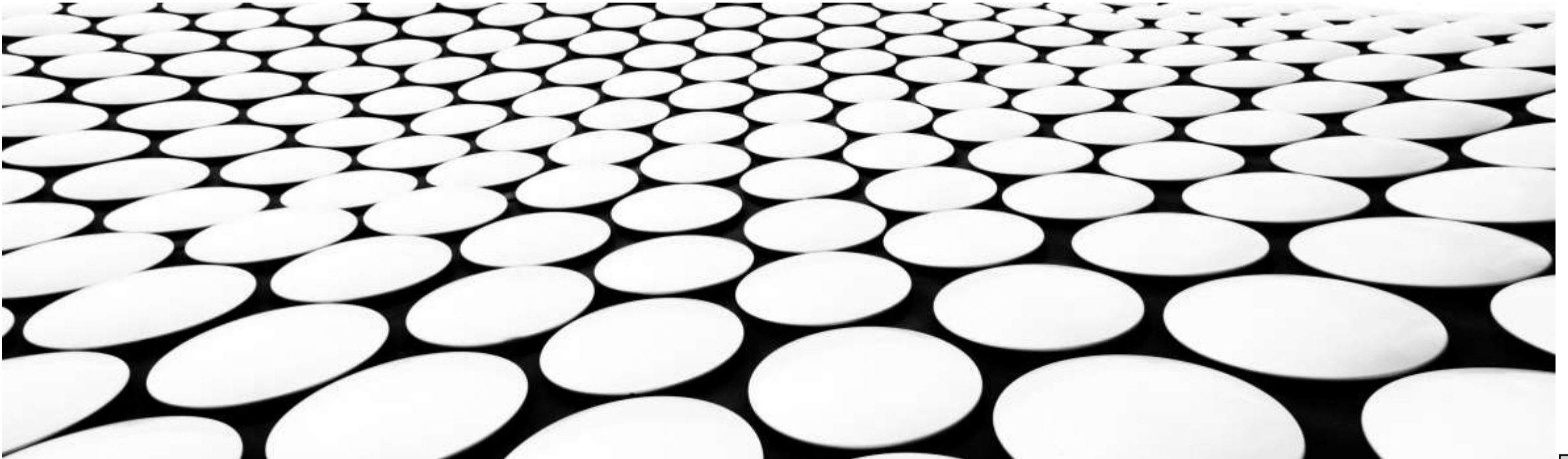
- a. Review and action items from Assembly/PMC work session from May 5, 2021.
- b. New building resolution Assembly.
- c. New building resolution PMC Board.
- d. Funding review (2021-2022).
- e. Next Steps:
  - i. Site appropriation review (HRSA requirements)

#### II. Operational Overview

- a. Community Needs Assessment (2022) review.
- b. Healthcare landscape of the future in Petersburg. Continuity of care concepts, workforce development and health monitoring for future generations.

ANNUAL WORK SESSION (2022): PETERSBURG MEDICAL CENTER HOSPITAL BOARD AND THE  
PETERSBURG BOROUGH ASSEMBLY

JUNE 14<sup>TH</sup> 2022





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# AGENDA



# NEW BUILDING

- Masterplan Complete 2020
- Resolutions Assembly and PMC for new building 2021
- Sen. Murkowski direct spending appropriations 2022 \$8M
- State of Alaska Capital request 2023 \$20M



**Petersburg Medical Center  
Petersburg, Alaska**

**Board Resolution #2021-01**

**A Resolution Supporting the Planning for a New Hospital Facility in Petersburg  
to be Completed in Phases**

**WHEREAS**, the Petersburg Borough Assembly (the "Assembly") and the Petersburg Medical Center Board ("PMC Board") recognize the need for quality health care for the residents of Petersburg; and

**WHEREAS**, the Assembly and the PMC Board recognize the substantive changes in health care delivery, health care regulations, privacy concerns, treatment processes, equipment, communications and procedures; and

**WHEREAS**, the current health care facility for Petersburg Medical Center is nearing forty (40) years of age and its infrastructure can no longer be remodeled to accommodate necessary upgrades, making the existing facility in need of replacement; and

**WHEREAS**, existing Petersburg Medical Center departments are in need of more space to meet the needs of the patients and staff, accommodate technological upgrades, and accommodate more modern medical equipment; and

**WHEREAS**, the Assembly has stated that the cost of building a new facility exceeds the Borough's ability to finance or bond for the building project making it imperative that the building project be completed in phases as external sources of funding become available; and

**WHEREAS**, the PMC Board supports the concept of building a new hospital in phases; and

**WHEREAS**, the Assembly has agreed to provide 1 of 3 sites to Petersburg Medical Center as part of the planning for construction of a new hospital; and

**WHEREAS**, the Assembly supports Petersburg Medical Center moving forward with the geotechnical work so that a specific site can be designated by the Borough to Petersburg Medical Center for the planning for a new hospital; and

**WHEREAS**, the Assembly has passed a Resolution in support of the PMC Board moving forward with Phase 2 of the building process to bring the selected site for the new hospital building to shovel ready status;

# HEALTH RESOURCES & SERVICES ADMINISTRATION (HRSA) DIRECT SPENDING: SITE APPROPRIATIONS

## EID Form

**Congressionally Directed Spending (CDS): Construction Projects**

**HRSA-22-134**

**CFDA 93.493**

**Petersburg Medical Center**

**Petersburg, Alaska**

The EID Form is incomplete because the environmental assessment is being done with the CDS funding; therefore, at this point the environmental impact is not known. The CDS funding will be used to complete final project planning and design. The NEPA documentation will be done during the design phase and completed by December 2022. An environmental professional on the Architecture and Engineering team will do the appropriate research, including the coordination with resource agencies and the SHPO to complete a final EID Checklist.

Please also note that there is no actual construction taking place with this phase of the project that has been CDS funded. The CDS funded project is for the completion of one phase of a multi-phase project, which includes the activities of final planning, design and site permits and development work as well as EID, NEPA and SHPO requirements.

*Note: We wrote to HRSA about the incomplete EID checklist and received the [email below](#) that indicated that our award will likely have a condition for the EID Checklist once the information is known.*

## **HRSA CDS Program**

May 31,  
2022, 4:14  
AM (6 days  
ago)

to Eleanor, HRSA

Thank you for contacting HRSA. Construction activities will require an EID Checklist. If the document is not ready at the time of application, be sure the budget narrative describes activities regarding the EID checklist and an estimated timeline of events. The Notice of Award will likely have a condition for the EID Checklist, to be submitted post-award.

Kind regards,

Office of Special Activities  
Office of Federal Assistance Management  
Health Resources and Services Administration  
U.S. Department of Health and Human Services

# \*ESTIMATED\*

## FULL BUDGET

### Petersburg Medical Center Replacement Project Master Budget

Item A.

line	Phase/Item/Task	Budget		
		Amount	Basis/Notes	HRSA Justification Line
	<b>Planning Phase</b>			
a	Master Plan	\$244,000	Completed January 2020	5
b	Site Due Diligence (Prelim. Geotech, Survey, Phase I ESA, Utility/Access Assessment)	\$88,000	RESPEC Engineering - May 2022 Proposals	5
c	Site Acquisition/Replat	\$1,082,400	Borough in-kind contribution	2
d	<b>Subtotal</b>	<b>\$1,414,400</b>		
	<b>Design Phase</b>			
e	Detailed Topographic Survey	\$14,000	May 2022 RESPEC estimate	5
f	Final Programming and Concept Design	\$150,000	Estimate (approximately 0.25% of lines j+k+l)	4
g	Final Site Specific Geotechnical Investigation	\$64,000	June 2020 RESPEC estimate	5
h	Schematics, Design Development, Final Construction Documents	\$4,360,020	7% of lines j+k+l; see note 1	4
i	<b>Subtotal</b>	<b>\$4,588,020</b>		
	<b>Construction Phase</b>			
j	Off-Site Improvements	\$1,386,000	January 2020 RLB allowance; see note 2	7
k	Site Work	\$8,400,000	January 2020 RLB estimate; see note 2	7
l	Building	\$52,500,000	Assume 70,000 gsf @ \$750/sf; see note 3	9
m	Permits, Testing and Inspections	\$311,430	0.5% of lines j+k+l	6
n	Commissioning	\$250,000	Based on 2015 Ketchikan Hospital Addition Project	11
o	A/E Construction Administration	\$1,245,720	2% of lines j+k+l	6
p	Construction Contingency	\$6,228,600	10% of lines j+k+l	13
q	Furniture, Fixtures and Equipment (FF&E)	\$4,200,000	8% of line l; includes planning, procurement & installation	10
r	<b>Subtotal</b>	<b>\$74,521,750</b>		
	<b>Other</b>			
s	Artwork	\$50,000	Allowance	11
t	Transition/Move Planning and Implementation Support	\$200,000	Based on Nome Hospital Project completed 2012	3
u	Professional Project Management Support	\$1,200,000	1.5% of all other lines	11
v	General Contingency	\$300,000	Approximately 4% of non-construction phase costs	13
w	Repurposing and/or Demolition of Old Hospital Building	\$2,000,000	see note 4	8
x	<b>Subtotal</b>	<b>\$3,750,000</b>		
y	<b>Grand Total</b>	<b>\$84,274,170</b>	see note 5	

#### Notes:

- Lines j, k, and l include a 1.25 location factor for Petersburg; design fees as a % of construction excluding the location factor = 10.7%.
- Includes a 1.25 location factor for Petersburg and another 1.13 adjustment for other market /labor issues; then escalated 13.4% for inflation to 2023.
- The January 2020 RLB estimate for the building ranged from \$741 - \$771/sf. It included the 1.25 location factor and 1.13 adjustment referenced above, but was only escalated 8.4% for inflation. The \$750/sf figure in this budget is a target. Construction cost estimates will be prepared/updated by the A/E team during the design phase.
- Disposition of existing hospital is a requirement for Borough donation of the site for the new hospital. Reference RLB estimate dated 20 January 2020 to demolish the existing hospital building, which includes an allowance for associated soft costs.
- Direct construction costs for new facility = \$62M (lines j+k+l). All other "soft" costs = approx. \$21M, which is 34 % of direct construction costs (typical range = 30% - 50%).



# FUNDING UPDATE (2021-2022) & RFP PROCESS FOR ARCHITECT FIRM SELECTION

- Funding appropriations
  - \$8M Federal Senator Murkowski Direct Spending Appropriations.
  - \$20M State submitted capital funding
- RFP process for Architect Firm Selection for the remainder of the project.

# PETERSBURG MEDICAL CENTER

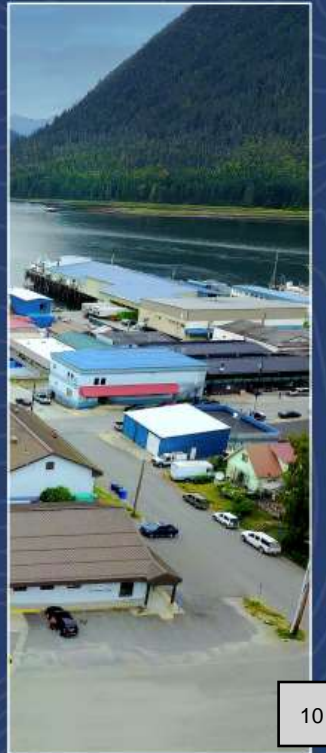
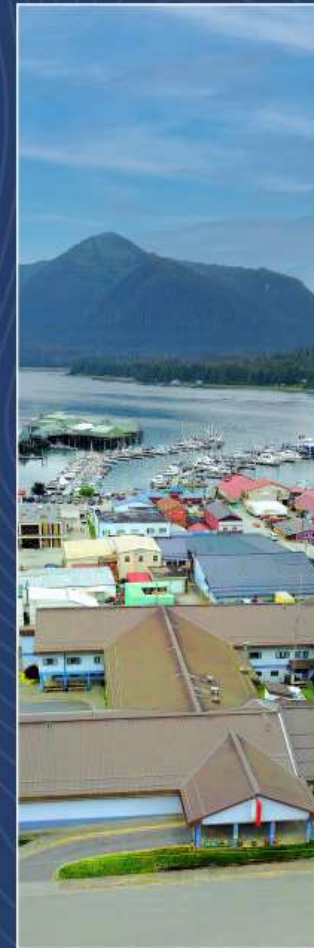
COMMUNITY NEEDS  
ASSESSMENT 2022  
REVIEW



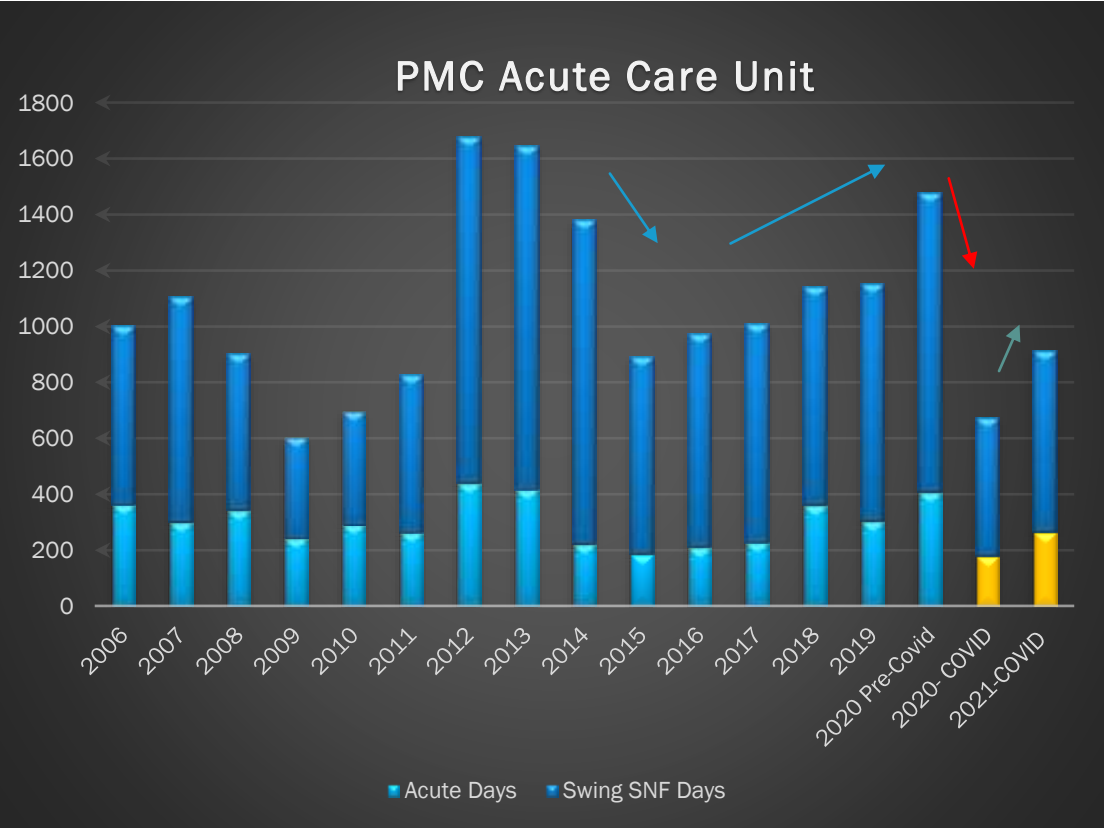
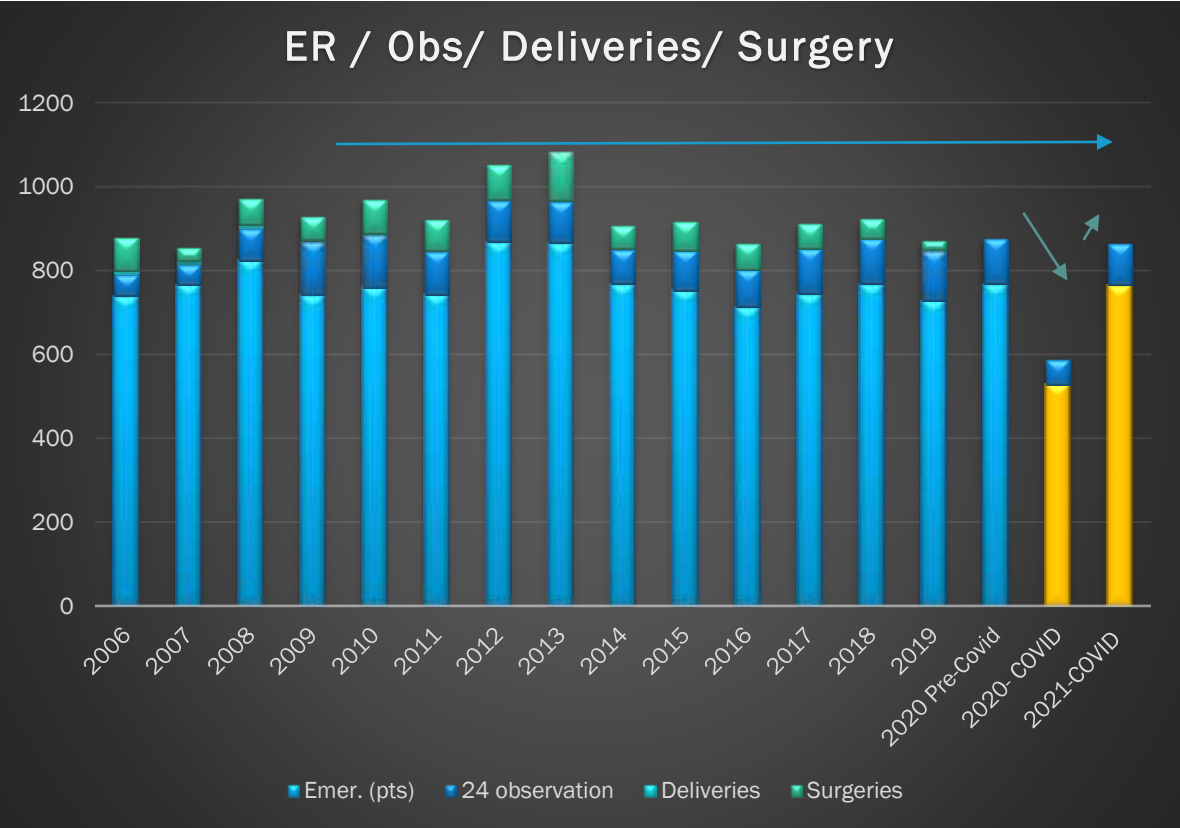
## Petersburg Medical Center

Community Health Needs Assessment

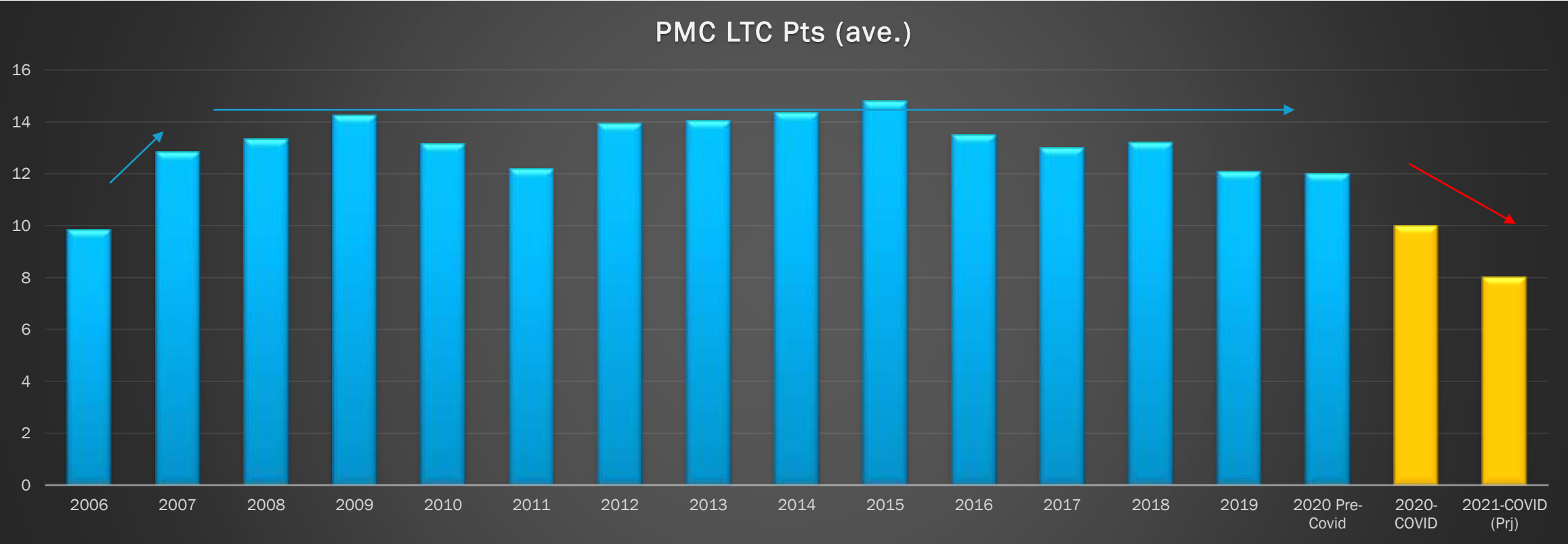
April 2022



# PETERSBURG MEDICAL CENTER

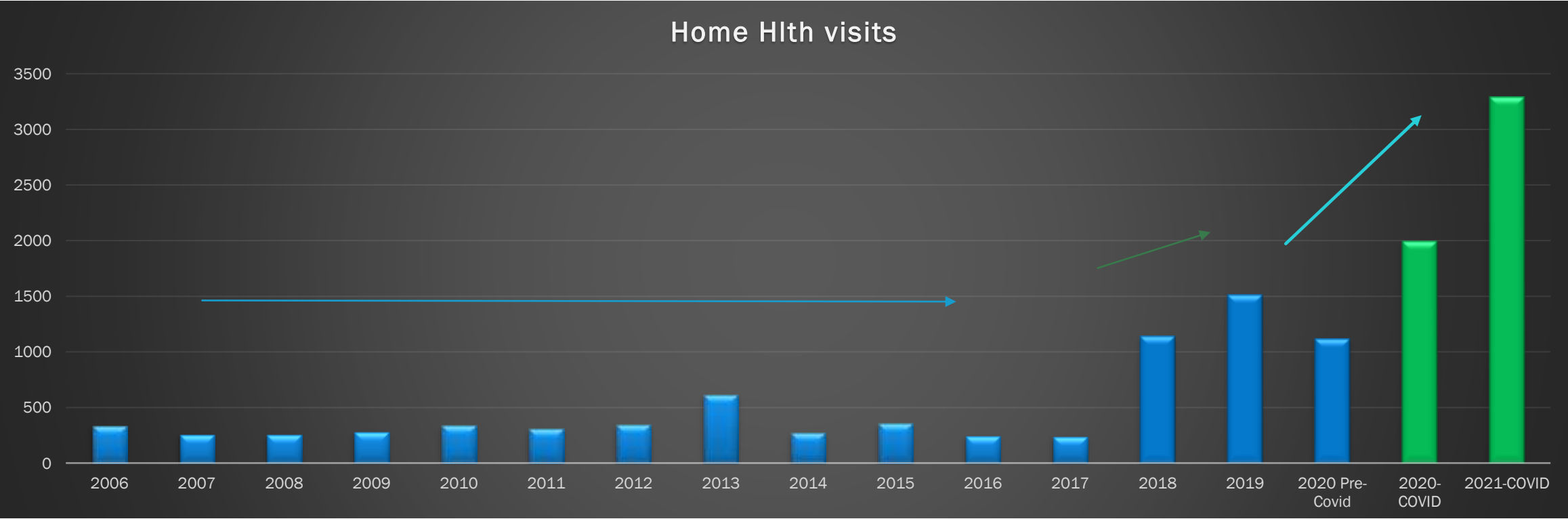


# PMC LONG TERM CARE

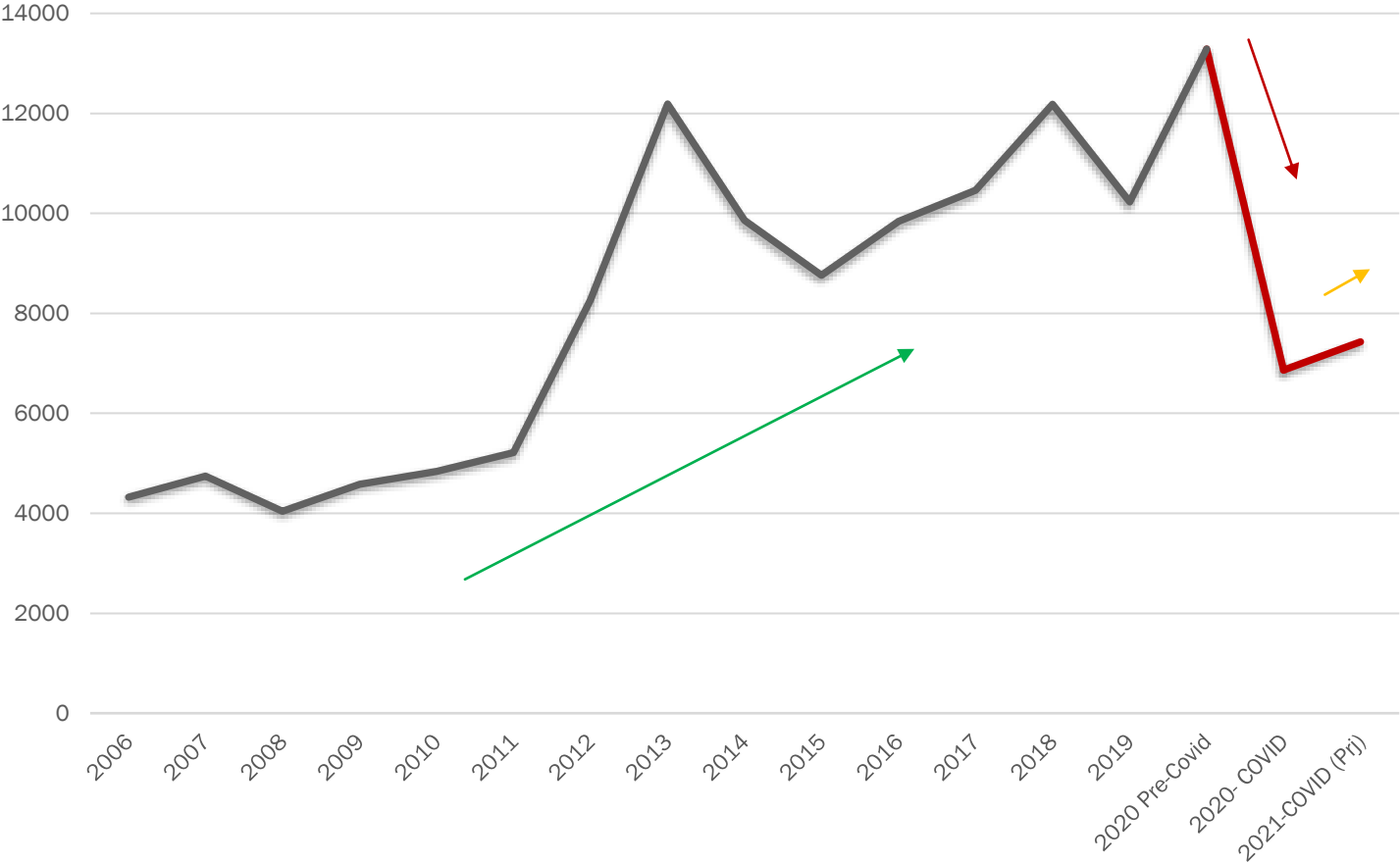




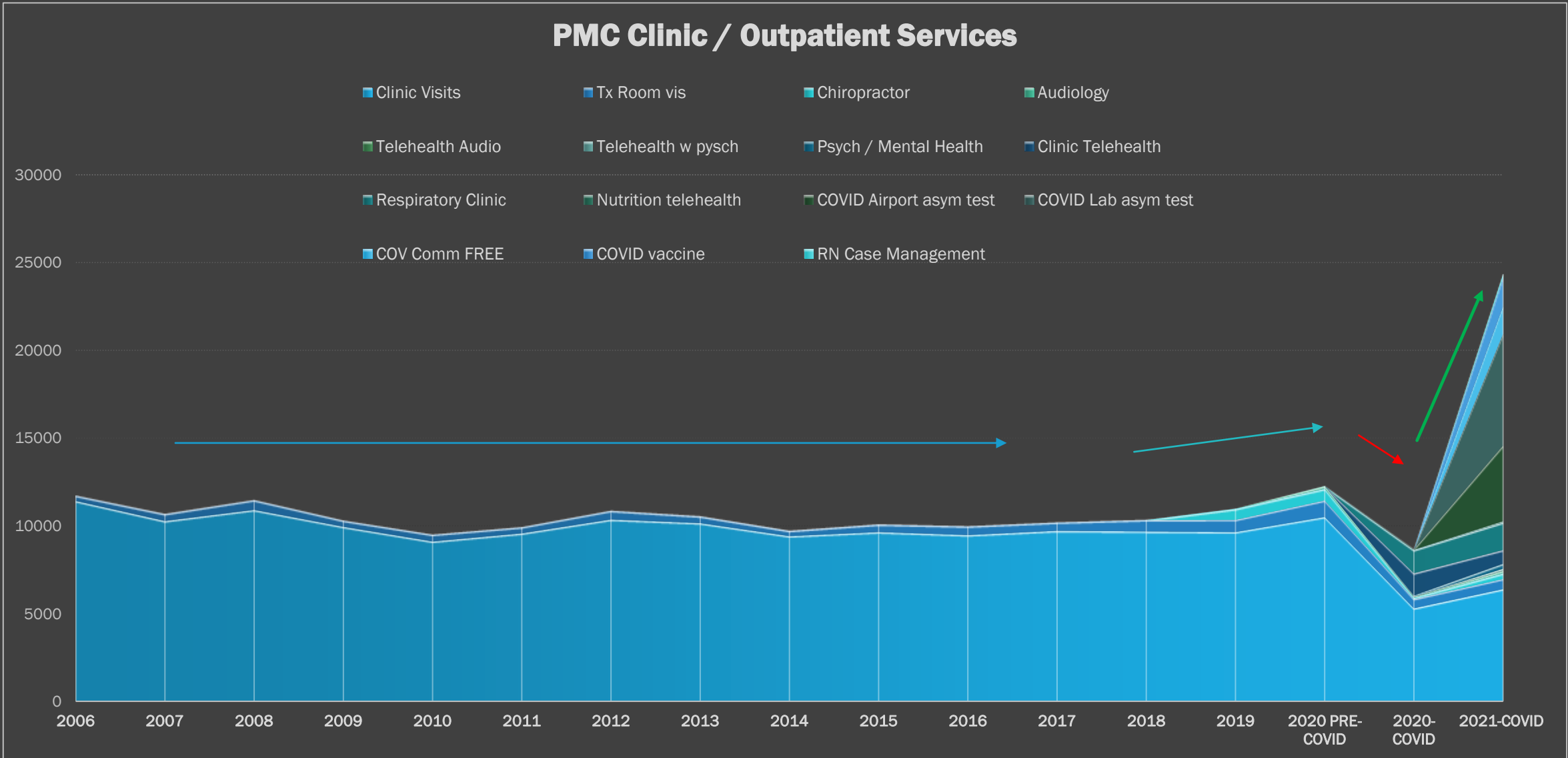
# PMC HOME HEALTH AGENCY



PT (OT/SLP started 2014) Total



**PMC REHAB  
DEPARTMENT  
(PT/OT/ SLP)**



**THANK YOU**



<b>DEPARTMENT OF HEALTH AND HUMAN SERVICES</b>  <b>HEALTH RESOURCES AND SERVICES ADMINISTRATION</b>  <b>ENVIRONMENTAL INFORMATION AND DOCUMENTATION (EID)</b>	<b>FOR HRSA USE ONLY</b>		
	Award Recipient Name		
	Award Number		Application Tracking #
	Project #		Project Type
	Project Title		
<p>This Environmental Information and Documentation (EID) checklist consists of information that the agency is required to obtain to comply with the National Environmental Policy Act of 1969 (NEPA). NEPA establishes the Federal government's national policy for protection of the environment. HRSA has developed the EID for applicants of funding that would potentially impact the environment and to ensure that their decision-making processes are consistent with NEPA. Applicants must provide information and requested on the EID checklist so that HRSA may ensure compliance with NEPA.</p> <p>HRSA will provide applicants with the results of the agency's environmental review through the NGA. If HRSA determines that additional environmental compliance is necessary, HRSA will notify applicable Award Recipients of specific requirements.</p> <p>Public Burden Statement: An agency may not conduct or sponsor, and a person is not required to respond to, a collection of information unless it displays a valid OMB control number. The OMB control number for this project is 0915-0324 and is valid until xx/xx/202x. Public reporting burden for this collection of information is estimated to average 1 hour per response, including the time for reviewing instructions, searching existing data sources, and completing and reviewing the collection of information. Send comments regarding this burden estimate or any other aspect of this collection of information, including suggestions for reducing this burden, to: HRSA Reports Clearance Officer, 5600 Fishers Lane, Room 14N136B, Rockville, Maryland, 20857.</p>			
<p><b>Award Recipient Authorized Official:</b> Phil Hofstetter  <b>Phone:</b> (907) 304-1243  <b>Email:</b> phofstetter@pmc-health.org</p> <p><b>Award Recipient EID Preparer:</b>  <b>Phone:</b>  <b>Email</b>  <b>Address:</b></p>			
<p><b>Project Location/Address (Please note - separate EID forms are required for each project location)</b>  Please provide the address where the action will occur (e.g. where equipment will be located or where renovations/new construction will occur)</p> <p><small>Lots 1, 9, 10, 11 and 12 of Block 240  All of Block 299  Lots 1-17 &amp; the Green Belt Lot of Block 300  Lots 9, 10, 11, 12, 13, 14, q15, 16 and 17n of Block 301 of Airport Addition Subdivision, Plat #77-2  Lot 18A of the Thirteenth Street Relation Subdivision, Plat #94-6</small></p>			
<p><b>Scope of work</b>  <b>Describe all actions that are part of the proposed action (Please include a description of the entire project, including elements that will use non-federal funding)</b></p> <p><small>There is no actual construction taking place with this project. This project is for the completion of one phase of a multi phase project. Activities will include final planning, design and site development work. The Environmental Assessment will be done during the design stage. Activities include: 1) Planning: Finalize services, space requirements and staffing for the new facility; Research options for the new design, including a 2-story structure; Collect preliminary geotechnical information necessary for the footprint on the site; Prepare detailed geotechnical data, survey and environmental documentation for the site; Finalize a space program and conceptual design for the new building. 2) Complete construction ready design plans and specifications for the new building; 3) Site Development Work to prepare the site for actual building construction, including utility improvements and extensions to support the new hospital, clearing and removal of muskeg and placement of structural fill on the site. The extent of the site work or environmental impact will not be known until the detailed geotechnical data and survey are completed under this project. Again, no construction is taking place; this project is design and site due diligence.</small></p>			

**Site Description - required for all building renovations (e.g. interior renovations, new windows, roofs, etc.) and new construction (including building additions, temporary facilities, and trailers)**

Site acreage:

16.87128099

Land use on site:

Vacant

Land use surrounding site (current use, zoning and proposed changes if applicable):

Mix of residential and commercial

Buildings currently on site (stories, height, age, total sq. footage):

None

Vegetation on site (e.g. grasses, shrub, heavily wooded, none because it's paved, etc.):

Shrubs, small trees,

Streams/wetlands on site or adjacent to the site:

Wetlands

Proposed ground disturbance (sq. footage):

The extent of the site work or environmental impact will not be known until the detailed geotechnical data and survey are completed under this project. Again, no construction is taking place; this project is primarily design and site investigation.

**A. Scope of Proposed Action**

This set of questions is concerned with size and scope of the proposed action

A.1. Will the action involve the purchase, construction or lease of new facilities (including temporary facilities and trailers), or substantially increase the capacity of an existing health care facility?

Yes ☒ No

If yes explain:

There is no actual construction taking place with this project phase. This CDS funded project is for the completion of one phase of a multi phase project. Activities will include final planning, design and site development work. The environmental impact assessment will be done during the design stage.

A.2. Is the action significantly greater in scope than other development taking place in the area, or will it have significant unusual characteristics?

Yes ☒ No

If yes explain:

None that are expected; however, note that there is no actual construction taking place with this project phase. This CDS funded project is for the completion of one phase of a multi phase project. Activities will include final planning, design and site development work. The environmental impact assessment will be done during the design stage.

**B. Potential for Public Controversy**

This set of questions is concerned with whether or not the proposed action has or could generate public controversy.

B.1. Are there any public concerns or controversy with respect to effects of the action on environmental or cultural resources based on reasonable and substantial issues?

Yes ☒ No

B.2. Have comments on the action's impacts to environmental or cultural resources been received from the public or from local, State, or Federal agencies?

Yes ☒ No

If yes explain:

Not at this time. There is no actual construction taking place with this project phase. This CDS funded project is for the completion of one phase of a multi phase project. Activities will include final planning, design and site development work. The environmental impact assessment will be done during the design stage.

### C. Degradation of Environmental Conditions

This set of questions concerns the potential for actions to degrade, even slightly, already existing poor environmental conditions.

C.1. Will the action increase identifiable ambient air pollution levels from a new emission source or from existing sources (e.g., lab fume hoods, HVAC systems, etc.)?

Yes ☒ No

If yes explain:

None that are expected based on other construction projects in the area.

C.2. Will the action increase identifiable ambient air pollution levels through a major increase in the number of or use of automobiles, trucks (e.g., will there be a large number of new employees or patients traveling to the site, or a large number of deliveries to the site?)

Yes ☒ No

C.3. Will the action exceed city or State health or Federal air quality standards with exhausts from fume hoods

Yes ☒ No

If yes explain:

None that are expected based on other projects completed in the area. Note: There is no actual construction taking place with this project phase. This CDS funded project is for the completion of one phase of a multi phase project. Activities will include final planning, design and site development work. The environmental impact assessment will be done during the design stage.

C.4. Will the action cause or increase soil erosion?

Yes ☒ No

If yes explain (For building additions and/or new construction, please list measures to be taken to control sedimentation and soil erosion):

None that are expected based on other projects completed in the area, however, this project will make that determination.

C.5. Will the action discharge stormwater or pollutants into a stream, river, lake, etc.?

Yes ☒ No

If yes explain (For building additions and/or new construction, please note any stormwater management practices to be utilized):

None that are expected based on other projects completed in the area. Note: There is no actual construction taking place with this project phase. This CDS funded project is for the completion of one phase of a multi phase project. Activities will include final planning, design and site development work. The environmental impact assessment will be done during the design stage.

C.6. Will the action overload existing waste treatment plants due to new loads (water volume, chemicals, toxicity, etc.)?

Yes ☒ No

If yes, please obtain and submit a connection permit or other approval from local sewer authority.

C.7. Will the action allow seepage of contaminants into the water table?

Yes ☒ No

If yes explain:

None that are expected based on other projects completed in the area. Note: There is no actual construction taking place with this project phase. This CDS funded project is for the completion of one phase of a multi phase project. Activities will include final planning, design and site development work. The environmental impact assessment will be done during the design stage.

#### **D. New or Unproven Technology**

This set of questions is concerned with the deployment of new or unproven technology with the potential adverse effects or actions involving unique or unknown environmental risks

D.1. Will the action involve the purchase or use of new or unproven technology?

Yes ☒ No

If yes explain:

D.2. Will the action involve the purchase or use of technology for which the environmental impacts are unknown?

Yes ☒ No

If yes explain:

#### **E. Presence of cultural, archaeological, historical or other protected resources**

This set of questions is concerned with potential impacts to cultural resources including, but not limited to, buildings; archaeological sites; National Historic Landmarks; objects of significance to a Native American Tribe including graves, funerary objects, and traditional cultural properties; or other protected resources. HRSA will provide applicants with the results of the agency's historic preservation assessment through the Notice of Award Award (NGA). If HRSA determines that additional review by the State Historic Preservation Office (SHPO) is necessary, HRSA will instruct applicable Award Recipients on how to initiate consultation with the SHPO.

E.1. Will the action involve the purchase, construction, alteration, renovation, or lease of real property or portion of real property?

Yes ☒ No

If yes, when was the building constructed?

There is no actual construction taking place with this project phase. This CDS funded project is for the completion of one phase of a multi phase project. Activities will include final planning, design and site development work only. The environmental impact assessment will be done during the design stage.



E.2. Will the proposed action occur in or near a building listed on or eligible for listing on the National Register of Historic Places?

Yes ☒ No

E.3. Will the proposed action adversely affect properties listed on or eligible for listing on the National Register of Historic Places?

Yes ☒ No

If yes explain:

E.4. Will the action encroach upon, change views to, or change noise levels around any historical, architectural, or archeological cultural property?

Yes ☒ No

If yes explain:

#### **F. Protected Species**

This set of questions is concerned with protected plant and animals, including endangered or threatened species or their critical habitat.

F.1. Will the action be likely to adversely affect a plant or animal species listed on the Federal or applicable State list of endangered or threatened species or a specific critical habitat of an endangered or threatened species?

For assistance, contact the appropriate State Fish and Wildlife Agency or the regional office of the U.S. Fish and Wildlife Service.

Yes ☒ No

If yes explain:

None that are expected based on other projects completed in the area. Note: There is no actual construction taking place with this project phase. This CDS funded project is for the completion of one phase of a multi phase project. Activities will include final planning, design and site development work. The environmental impact assessment will be done during the design stage.

F.2. Will the action adversely affect nesting Bald Eagles or migratory birds?

Yes ☒ No

If yes explain:

None that are expected based on other projects completed in the area. Note: There is no actual construction taking place with this project phase. This CDS funded project is for the completion of one phase of a multi phase project. Activities will include final planning, design and site development work. The environmental impact assessment will be done during the design stage.

#### **G. Special Status Areas and Critical Resources**

These questions are concerned with actions with the potential to adversely affect special status areas or other critical resources such as wetlands, floodplains, coastal zones, wildlife refuge and wilderness areas, wild and scenic rivers, or sole or principal drinking water aquifers.

G.1. Are there wetlands or waters of the U.S. on or adjacent to the site?

☒ Yes    ☐ No

If yes, attach National Wetland Inventory Map, State or local map, or site specific map

G.2. Will the action include discharge to or the filling or dredging of wetlands?

☒ Yes    ☐ No

If yes explain:

Excavate until stable ground is achieved.

G.3. Will the action require a section 404 (Clean Water Act) permit for actions in a wetland and/or section 10 (Rivers and Harbors Act) permit for actions in a stream or river? (Activities in or near a wetland or river may require a permit from the U.S. Army Corps of Engineers or U.S. Coast Guard. Includes: construction in or near any wet or dry waterway, stream crossings, intake structures, outfalls, etc.)

☒ Yes    ☐ No

If yes, provide status of permit process:

Permits will be obtained for all site work. There is no actual construction taking place with this project phase. This CDS funded project is for the completion of one phase of a multi phase project. Activities will include final planning, design and site development work. The environmental impact assessment will be done during the design stage.

G.4. Is the project site located in either a 100-year or a 500-year floodplain?

Yes ☒ No

Regardless of whether the project is in a known floodplain, please attach a Flood Insurance Rate Map to this document. **Clearly mark** the location of the facility, and the NFIP Panel Number. FIRMettes can be generated electronically at no cost at the [FEMA Map Service Center](#) website. The FIRMette module is located in the upper left hand corner, while the tutorial is at the lower right hand corner of the webpage. (If Flood Insurance Rate Maps do not exist for the project site, a floodplain survey or consultation may be required.)

G.5. Will the proposed action include new construction or new site features (e.g., new buildings, additions, fences, parking lots, signage, etc.) in the floodplain?

Yes ☒ No

If yes explain:

Note: There is no actual construction taking place with this project phase. This CDS funded project is for the completion of one phase of a multi phase project. Activities will include final planning, design and site development work. The environmental impact assessment will be done during the design stage.

G.6. Will the proposed action adversely impact flood flows in a floodplain or support development in a floodplain?  
 Yes ☒ No

If yes explain:

None that are expected based on other projects completed in the area. Note: There is no actual construction taking place with this project phase. This CDS funded project is for the completion of one phase of a multi phase project. Activities will include final planning, design and site development work. The environmental impact assessment will be done during the design stage.

G.7. Will the proposed action include alter floodplain levels?  
 Yes ☒ No

If yes explain:

None that are expected based on other projects completed in the area. Note: There is no actual construction taking place with this project phase. This CDS funded project is for the completion of one phase of a multi phase project. Activities will include final planning, design and site development work. The environmental impact assessment will be done during the design stage.

G.8. Will the proposed action discharge stormwater to the floodplain?  
 Yes ☒ No

If yes explain:

None that are expected based on other projects completed in the area. Note: There is no actual construction taking place with this project phase. This CDS funded project is for the completion of one phase of a multi phase project. Activities will include final planning, design and site development work. The environmental impact assessment will be done during the design stage.

G.9. Is the project located in a state that borders the Atlantic Ocean, Pacific Ocean, Great Lake, Chesapeake Bay, or Gulf of Mexico?  
 Yes No ☒ N/A

If yes, is your project located in the state's coastal zone?

Yes No ☒ N/A

If yes, you may be asked in your NGA to contact your state coastal zone agency for a Section 307 Federal Coastal Zone Consistency Determination.

G.10. Will the action adversely affect a specifically designated Wildlife Refuge or Wilderness Area?  
 For assistance contact your State Fish and Wildlife Agency or the regional office of the U.S. Fish and Wildlife Service, .Bureau of Land Management, U.S. Forest Service, or National Park Service.  
 Yes ☒ No

If yes explain:

None that are expected based on other projects completed in the area. Note: There is no actual construction taking place with this project phase. This CDS funded project is for the completion of one phase of a multi phase project. Activities will include final planning, design and site development work. The environmental impact assessment will be done during the design stage.

G.11. Will the action adversely affect a wild, scenic, or recreational river area or create conditions inconsistent with the character of the river? (A consideration for activities that are in or near any wild and scenic waterway including construction of stream/river crossings, intake structures, outfalls, etc.)

Yes ☒ No

If yes explain:

None that are expected based on other projects completed in the area. Note: There is no actual construction taking place with this project phase. This CDS funded project is for the completion of one phase of a multi phase project. Activities will include final planning, design and site development work. The environmental impact assessment will be done during the design stage.

G.12. Will the action adversely impact an EPA designated sole source aquifer? (Designation of sole source aquifer puts restrictions and conditions on Federal expenditures, projects, and Awards.)

Yes ☒ No

If yes explain:

None that are expected based on other projects completed in the area. Note: There is no actual construction taking place with this project phase. This CDS funded project is for the completion of one phase of a multi phase project. Activities will include final planning, design and site development work. The environmental impact assessment will be done during the design stage.

#### H. Pollutants

This set of questions is concerned with the presence of hazardous, toxic, or petroleum substances at levels which exceed Federal, state, or local regulations or standards requiring action or attention.

H.1. Will the action include renovation of an existing building or ground disturbing activities?

Yes ☒ No

If yes, has a Phase I Environmental Site Assessment been prepared for the property within the last 3 years?

None that are expected based on other projects completed in the area. Note: There is no actual construction taking place with this project phase. This CDS funded project is for the completion of one phase of a multi phase project. Activities will include final planning, design and site development work. The environmental impact assessment will be done during the design stage.

H.2. Will the action take place on a site where past land uses may have led to contamination of soil, surface water, or groundwater?

Yes ☒ No

If yes explain:

None that are expected based on other projects completed in the area. Note: There is no actual construction taking place with this project phase. This CDS funded project is for the completion of one phase of a multi phase project. Activities will include final planning, design and site development work. The environmental impact assessment will be done during the design stage.

#### I. Health and Safety

This set of questions is concerned with the potential for adverse impacts to human health and safety from the proposed action.

I.1. Will the action introduce major new sources of unshielded radiation?

Yes ☒ No

If yes explain:

None that are expected based on other projects completed in the area. Note: There is no actual construction taking place with this project phase. This CDS funded project is for the completion of one phase of a multi phase project. Activities will include final planning, design and site development work. The environmental impact assessment will be done during the design stage.



I.2. Will the action require storage of waste pending technology for safe disposal?

Yes ☒ No

If yes explain:

None that are expected based on other projects completed in the area. Note: There is no actual construction taking place with this project phase. This CDS funded project is for the completion of one phase of a multi phase project. Activities will include final planning, design and site development work. The environmental impact assessment will be done during the design stage.

I.3. Will the action adversely affect access to transportation, health, education, and/or welfare service?

Yes ☒ No

If yes explain:

None that are expected based on other projects completed in the area. Note: There is no actual construction taking place with this project phase. This CDS funded project is for the completion of one phase of a multi phase project. Activities will include final planning, design and site development work. The environmental impact assessment will be done during the design stage.

I.4. Will the action result in changes in genetic engineering directed at the human population?

Yes ☒ No

If yes explain:

None that are expected based on other projects completed in the area. Note: There is no actual construction taking place with this project phase. This CDS funded project is for the completion of one phase of a multi phase project. Activities will include final planning, design and site development work. The environmental impact assessment will be done during the design stage.

I.5. Will the action cause a new, large volume of production of non-recycled items?

Yes ☒ No

If yes explain:

None that are expected based on other projects completed in the area. Note: There is no actual construction taking place with this project phase. This CDS funded project is for the completion of one phase of a multi phase project. Activities will include final planning, design and site development work. The environmental impact assessment will be done during the design stage.

I.6. Could the action disrupt existing health services' response in case of a disaster?

Yes ☒ No

If yes explain:

None that are expected based on other projects completed in the area. Note: There is no actual construction taking place with this project phase. This CDS funded project is for the completion of one phase of a multi phase project. Activities will include final planning, design and site development work. The environmental impact assessment will be done during the design stage.

I.7. Will the action decrease accessibility to routine health services by altering point-of-service delivery?

Yes ☒ No

If yes explain:

None that are expected based on other projects completed in the area. Note: There is no actual construction taking place with this project phase. This CDS funded project is for the completion of one phase of a multi phase project. Activities will include final planning, design and site development work. The environmental impact assessment will be done during the design stage.

I.8. Will the action increase by more than 5% the patient load of the area's routine care services?

Yes ☒ No

If yes explain:

None that are expected based on other projects completed in the area. Note: There is no actual construction taking place with this project phase. This CDS funded project is for the completion of one phase of a multi phase project. Activities will include final planning, design and site development work. The environmental impact assessment will be done during the design stage.

#### J. Environmental Justice (Executive Order 12898)

This set of questions is concerned with consistency with Executive Order 12898, Environmental Justice in Minority Populations and Low-Income Populations

J.1. Are there low-income or minority populations in the vicinity of the proposed action?

☒ Yes No

If yes explain:

50% of the Alaska Native Community Members live near the subdivision that is being evaluated. However, there is no plan to disrupt traffic flow to that particular part of the subdivision.

J.2. Will the action have disproportionately high and adverse human health or environmental effects on minority populations and low-income populations?

Yes ☒ No

If yes explain:

No road connection, or traffic flow through that subdivision as a result of a new hospital building in that area.

J.3. Will the proposed action displace or relocate low-income or minority populations?

Yes ☒ No

If yes explain:

#### K. Other Federal, State, Local, or Tribal Laws

This set of questions is concerned with consistency with other federal, state, local or tribal laws or requirement imposed for the protection of the environment.

K.1. Will the action convert significant agricultural lands to non-agricultural uses or impact Prime Farmland Soils or Soils of Statewide Importance?

Yes ☒ No

If yes explain:

None that are expected based on other projects completed in the area. Note: There is no actual construction taking place with this project phase. This CDS funded project is for the completion of one phase of a multi phase project. Activities will include final planning, design and site development work. The environmental impact assessment will be done during the design stage.

K.2. Will the action change traditional use of the land parcel (by rezoning, etc.)?

☒ Yes    ☐ No

If yes, has zoning change been requested and/or received? Explain

If yes, complete the following:

Present Zoning: Commercial/Residential and Recreational

Present Use of Site: Vacant Land

Proposed Zoning: Public Use

K.3. Will the action have significant adverse direct or indirect effects on park land, other public lands, or areas of recognized scenic or recreational value? (For example, consider how the activity will affect the view?)

Yes ☒ No

If yes explain:

Open space is not used for recreational -- it's just vacant land.

K.4. Will the action block access to known mineral deposits? (Sand, gravel, clay, stone, or other common building materials are not considered mineral deposits.)

Yes ☒ No

If yes explain:

None that are expected based on other projects completed in the area. Note: There is no actual construction taking place with this project phase. This CDS funded project is for the completion of one phase of a multi phase project. Activities will include final planning, design and site development work. The environmental impact assessment will be done during the design stage.

#### L. Cumulative Impacts

Potential for significant cumulative impact when the proposed action is combined with other past, present and reasonably foreseeable future actions, even though the impacts of the proposed action may not be significant by themselves.

L.1. Has the area around the project undergone major changes in land use/development?

Yes ☒ No

If yes explain:

20 years ago a subdivision went in, but nothing since.

L.2. Are major changes in land use/development planned for the area around the project?

Yes ☒ No

If yes explain:

L.3. Will the action alter the use of other land by related development of stores, roads, or site changes?  
Yes ☒ No

If yes explain:

M. Mitigative Measures

Please discuss any mitigative measures undertaken to minimize any environmental impacts. For example, utilizing the EPA's Energy Performance Environmental Assessment Tool (EPEAT) or EnergyStar guidance as part of IT selection and purchase criteria, using EPA's Environmentally Preferred Purchasing Guidance for 'green' products and services, or incorporating Sustainable Design or Leadership in Energy and Environmental Design (LEED) standards into alteration/renovation or new construction project.

Describe mitigative measures that will be incorporated into the action:

This CDS funded project is for the completion of one phase of a multi phase project. Activities will include final planning, design and site development work. The environmental impact assessment will be done during the design stage.

ENVIRONMENTAL INFORMATION AND DOCUMENTATION CERTIFICATION

I certify that to the best of my knowledge and ability the information presented herein is true and correct (enter appropriate information in the shaded blanks):

eleanors-imac.local

Digitally signed by eleanors-imac.local  
Date: 2022.06.06 02:35:41 -08'00'

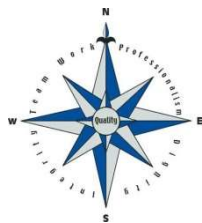
Signature (Type Full Name):Title or Position:Phone Number: Date:

(Award Recipient or responsible, knowledgeable person who completed this document)

Signature (Type Full Name):Title or Position:Phone Number: Date:

(Award Recipient Authorized Representative)

Public Burden Statement: An agency may not conduct or sponsor, and a person is not required to respond to, a collection of information unless it displays a valid OMB control number. The OMB control number for this project is 0915-0324. Public reporting burden for this collection of information is estimated to average 1 hour per response, including the time for reviewing instructions, searching existing data sources, and completing and reviewing the collection of information. Send comments regarding this burden estimate or any other aspect of this collection of information, including suggestions for reducing this burden, to: HRSA Reports Clearance Officer, 5600 Fishers Lane, Room 10-33, Rockville, Maryland, 20857.



# Petersburg Medical Center

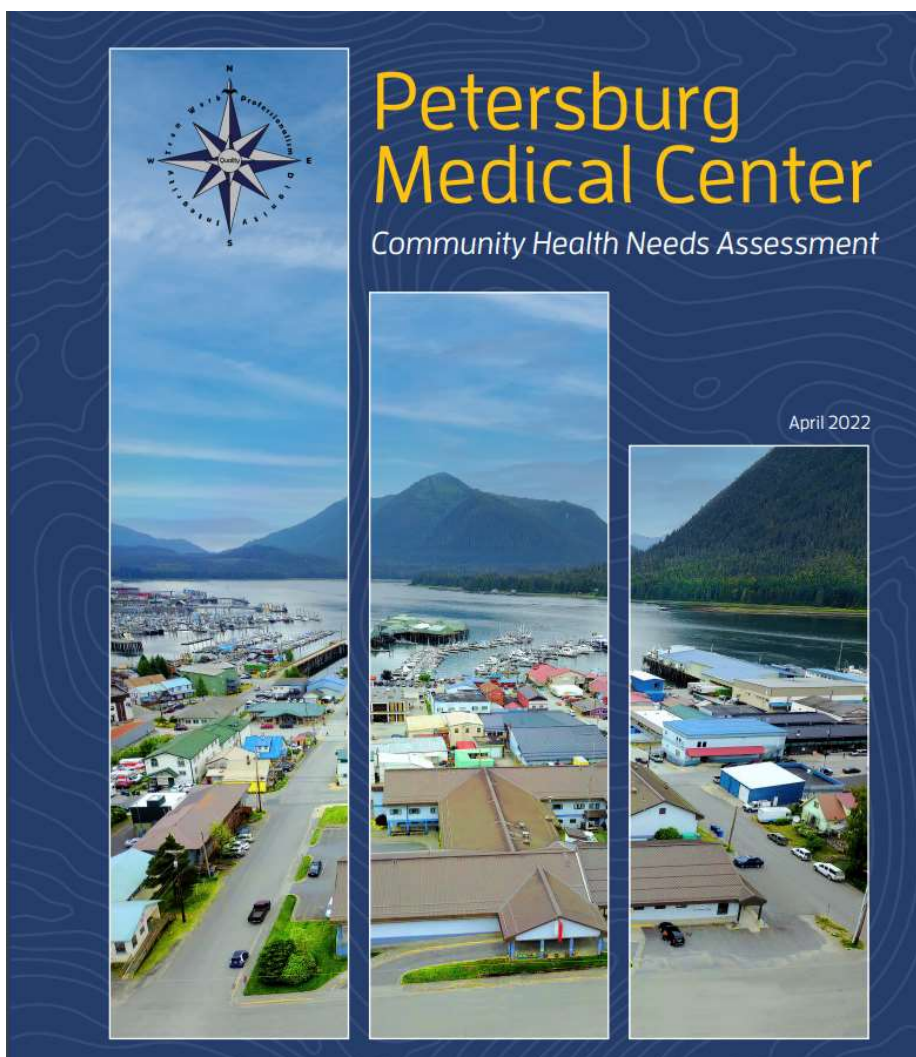
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## Packet

### Community Needs Assessment

[https://www.pmcak.org/uploads/3/1/1/0/31108911/pmc\\_facility\\_needs\\_assessment\\_4.2022.pdf](https://www.pmcak.org/uploads/3/1/1/0/31108911/pmc_facility_needs_assessment_4.2022.pdf)



*Guiding Values: Integrity - Dignity - Professionalism - Team Work - Quality*