

MEMORANDUM

CITY/BOROUGH OF JUNEAU

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TO: Maria Gladziszewski, Chair of the Assembly Lands Housing and Economic Development Committee

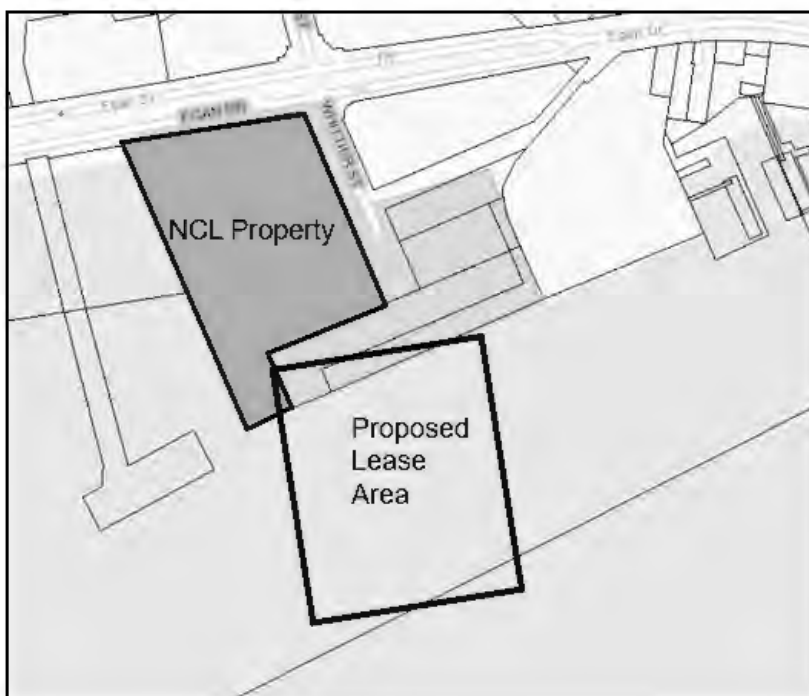
FROM: Dan Bleidorn, Lands and Resources Manager *Daniel Bleidorn*

SUBJECT: Norwegian Cruise Lines Request to Lease CBJ Tidelands

DATE: July 14, 2021

In June 2021, the Division of Lands and Resources received an application from Norwegian Cruise Lines (NCL) to lease tidelands. NCL acquired the upland parcel that is adjacent to the requested tideland lease in 2019 from the Alaska Mental Health Trust Land Office. In January 2021, the City Manager provided the Assembly Committee of the Whole with the attached [Support Development Memo](#) on the topic of Assembly consideration process, discussion and draft approach.

At this point in time, the application has been received and the initial step in processing the application is for the Assembly to determine "whether the proposal should be further considered and, if so, whether by direct negotiation with the original proposer or by competition after an invitation for further proposals. Upon direction of the Assembly by motion, the Manager may commence negotiations for the lease, sale, exchange, or other disposal of City and Borough land" (53.09.260)



If the Assembly provides a motion of support to work with the original proposer, staff will work with NCL to apply for the correct City permits, outline the public process, and will eventually negotiate terms and conditions of a lease. Staff will provide regular progress reports to this Committee. If the assembly fails to provide a motion to work with the original proposer and determines a lease should not be considered, then the application process will be concluded. If the Assembly provides a motion to seek further proposals then a request for proposals will be advertised and the results will be brought forward to this Committee

for review. Since NCL is the adjacent property owner and there is no other uplands access to the City tidelands, seeking other proposals is not recommended.

Staff request that the Lands, Housing and Economic Development Committee pass a motion of support to the Assembly for working with the original proposer Norwegian Cruise Line in accordance with City Code 53.09.260.

Attachments:

1. January 25, 2021 Memo from Rorie Watt RE: Subport Development - Assembly Consideration Process, Discussion & Draft Approach with attachments
2. NCL Application