



**Petersburg Borough, Alaska**

Office Use:
Rec'd. by:
Fee: \$
Date Rec'd:

**Land Disposal Application**

(\$500.00 non-refundable filing fee required)

**Form must be completed in its entirety to be considered**

Date: May 10, 2021

This is a request for land disposal via (circle one):

Lease    Purchase    Exchange    Other

Parcel ID #(s) of Subject Property:  
01003139

Proposed term of lease: Utility Easement In Perpetuity  
(total years)

Legal Description of Property:  
Lot 5A, Block B1, Frederick Sound Alaska Subdivision  
Alaska Tideland Survey 9

Current Zoning of Property:  
PUBLIC USE

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Applicant Name: AP&T Wireless

Applicant Mailing Address: 136 Misty Marie Lane, Ketchikan, AK 99901

Applicant Contact Info: Tom Ervin, Chief Operating Officer  
(phone and/or email)

907-833-5101 (work), 907-441-4641 (cell), tom.e@aptalaska.com

1. Size of Area requested (identify the minimum area necessary in square feet): 17,600 sq. ft.

2. Attach a map showing the location of the land requested. Map must show surrounding area with the land requested clearly marked with bolded borders or highlighted color.

3. Narrative on use of property: Explain proposed use of land and when use is expected to begin and end. Include any planned new construction or renovation, including time-frame when construction or renovation will be completed and type of materials to be used. Provide the estimated dollar value of proposed improvements. Explain the value of the proposal to the economy of the borough and any other information you feel should be considered. (attached additional sheet if necessary)

See attached document

4. Name and address of all adjacent land owners or lessees, including upland owner(s) if applicable: (attach additional sheet if necessary)

<u>State of Alaska (submerged lands)</u>	<u>Pauline Lee (Lot 4B Spruce Tree Sbdn.)</u>
<u>Petersburg Borough (ATS 9)</u>	<u>David &amp; Jody Tow (Lot 8 B1, FSAk Sbdn.)</u>
<u>Petersburg Borough (Lot 5A, B1, FSAk Sbdn.)</u>	<u>Edgars Living Trust, (Lot 2 Triangle Sbdn.)</u>

5. Are there any existing permits or leases covering any part of the land applied for?

Yes  No If yes, please check one: ( Lease  Permit)

Describe the type of permit or lease, if applicable, and the name and last known address of the permittee or lessee:

See Attached Sheet

6. What local, state or federal permits are required for the proposed use? (list all)

See Attached Sheet

7. If applicant is a corporation, provide the following information:

A. Name, address and place of incorporation: AP&T Wireless, Inc.  
550 W. Seventh, Suite 1450  
Anchorage, AK 99501

B. Is the corporation qualified to do business in Alaska?:  Yes  No

Name and address of resident agent: \_\_\_\_\_  
Corporation Service Company Registered Mailing Address: \_\_\_\_\_  
9360 GLACIER HWY STE 202, JUNEAU, AK 99801

8. Why should the Planning Commission recommend Assembly approval of this request?

See Attached Sheet

9. How is this request consistent with the Borough's comprehensive plan?

See Attached Sheet

10. Prior to submitting this application, please verify with pertinent Borough Departments that the land requested for lease, purchase or exchange is not needed for a public purpose by speaking with the appropriate personnel in the Electric, Water, Wastewater, Community Development, Harbor or Public Works Departments and obtain their comments and signatures below. (attach additional sheet if necessary):

Department Comments:

Signature of Department Commenter

Department Comments:

Signature of Department Commenter

Department Comments:

Signature of Department Commenter

Department Comments:

Signature of Department Commenter

**NOTICE TO APPLICANT(s):**

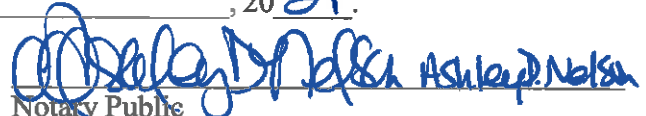
**Applicant will be required to pay a non-refundable filing fee with the Borough of \$500 to cover estimated costs of: a title report, survey, legal fees, postage, recording fees, public noticing and advertising and other costs incidental to the processing of this application.**

**I hereby certify that I have received and reviewed a copy of Petersburg Municipal Code Chapters 16.12 and 16.16 (as they may pertain to my particular application) and understand the Code requirements. I further certify I am authorized to sign this application on behalf of the applicant.**

**Please sign application in the presence of a Notary Public.**

  
\_\_\_\_\_  
Applicant/Applicant's Representative

Subscribed and sworn to by Chad A. Haggan, who personally appeared  
before me this 10<sup>th</sup> day of May, 2021.

  
\_\_\_\_\_  
Notary Public

Notary Public in and for the State of ~~Alaska~~ Washington. My Commission Expires: 3/24/2024





APT SEALink Cable System

Sandy Beach Rd

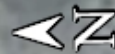
SEALink Outside Plant Route

APT Proposed Manhole

Riser Pole

Lewis Ln

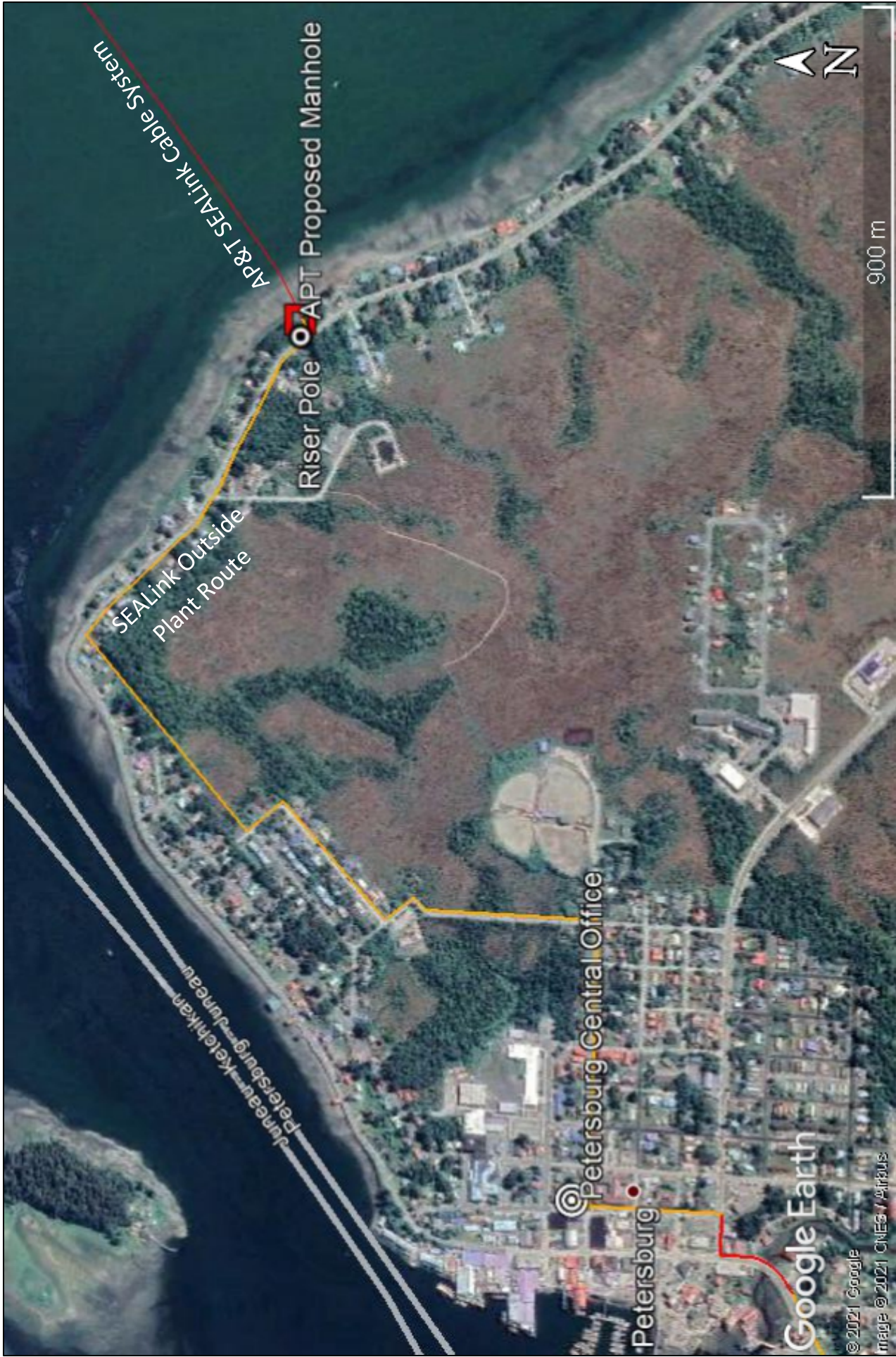
70 m



Google Earth

Image © 2021 CNES / Airbus  
© 2021 Google





AP&T SEALink Cable System

Riser Pole

AP&T Proposed Manhole

SEALink Outside Plant Route

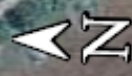
Petersburg Central Office

Petersburg

Google Earth

© 2021 Google  
Image © 2021 CNES / Airbus

900 m



AP&T Wireless, Inc. Submarine Cable Easement

Petersburg Borough Application

May 2021

**Item 3:**

Within the easement, APTW will construct a submarine cable landing. Improvements include a buried HDPE or steel conduit from the beach manhole seaward through the tidelands; a pre-cast reinforced concrete beach manhole, HDPE buried terrestrial cable conduit from the beach manhole to a pole riser on an existing utility pole along the Sandy Beach Road right-of-way. An excavator will trench and backfill the conduit sections and beach manhole and restore the disturbed area to its original contour. APTW will reseed disturbed vegetative areas with approved seed mix. The submarine and terrestrial cable will then be installed in the conduits. After installation, infrequent inspection and repair may be required. Site improvements are valued at \$300,000. The project is budgeted at \$28,726,900. Mitkof Island outdoor plant component from the Petersburg landing through the South Mitkof Landing construction is estimated at \$7,000,000.

**Item 5**

- Telecommunications & Electrical System Perpetual Easement, GCI Cable Inc., 2550 Denali Street, Anchorage, AK 99503. 7 April, 2008.
- Buried Communication Cable Line Perpetual Easement, AT&T Alaska (previously Alascom), 505 E. Bluff Drive, Anchorage, AK 99501. 7 February, 1986.

**Item 6:**

Alaska Department of Natural Resources Submerged Lands Entry Authorization and Easement. US Army Corp. of Engineers Permit for Navigable Waters and CWA Section 401/404. Alaska DEC project water quality certification.

**Item 8:**

This broadband communication project will provide broadband to rural designated communities in Southeast Alaska and will provide future buildout/service opportunities as well. For Petersburg, it will improve the quality and reliability of AP&T Wireless service to the community residents, businesses and agencies. Communication cable landing is an existing use at this property and is compatible with other public open space uses.

**Item 9**

A healthy and competitive broadband distribution system supports the Plan's Public Facilities and Services goals and strategies. This project will broaden communication opportunities to the Borough. Indirectly, improved services support community schools, health care providers, and businesses adapt to changes in service delivery. Once installed, the landing site will be low impact and low visibility entirely compatible with the existing two cable landings collocated at the site.



**ALASKA POWER & TELEPHONE COMPANY**  
3000 VINTAGE BLVD., SUITE 250 | PO BOX 34195  
JUNEAU, ALASKA 99803  
PHONE: (907) 789-1951 | FAX: (907) 789-1955

May 10, 2021

Liz Cabrera  
Director, Community & Economic Development  
Petersburg Borough  
Box 329  
Petersburg, AK 99833

Subject: AP&T Wireless SEALink Fiber Optic Cable Easement Application

Dear Liz Cabrera.

**The purpose of this letter is to respectfully request the Petersburg Borough grant AP&T Wireless (a subsidiary of Alaska Power & Telephone Company) an easement for a fiber optic cable landing at Lot 5A, Block B1a of Frederick Sound Alaska Subdivision and on Alaska Tideland Survey 9, 419 Sandy Beach Road. The attached photos and application provide additional detail.**

AP&T Wireless is utilizing USDA grant funds to develop a submarine and terrestrial fiber optic cable that will interconnect Prince of Wales Island to Juneau via Petersburg. The project, called "SEALink," will also create new terrestrial networks bringing very high-speed broadband to the communities of Coffman Cove and Kasaan. This infrastructure will also be very beneficial to other families, businesses, and stakeholders in the region – including Petersburg - helping to improve reliability, community sustainability, and create new economic opportunity. The COVID-19 pandemic has demonstrated how critical broadband access is to the sustainability and resiliency of communities in islanded, rural locations. We are thankful to have this opportunity to help improve service throughout the region, and enhance the quality of life in rural Alaska through e-learning, telemedicine, e-commerce, improved public safety, enhanced civic participation, and all of the other benefits which broadband makes possible. The Central Council of the Tlingit and Haida Indian Tribes of Alaska and the Organized Village of Kasaan were key supporters during the application phase.

We very much appreciate the assistance that you and other Petersburg Borough staff provided in helping to select this site, and confirm its abandonment by the prior owner. Utilizing this location will put an abandoned cable landing back into use for the benefit of the region, while minimizing new disturbances, and avoiding conflicts with other infrastructure and user types. AP&T Wireless is requesting a 20 foot right-of way, and anticipates adjusting the location of project features slightly pending the results of a submarine survey (scheduled for June 2021), and a terrestrial survey.



We hope the Borough will provide this application with favorable consideration, and help support broadband access and economic development in southeast Alaska.

Please be in touch with any questions. Thank you for your consideration.

Respectfully submitted,

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**Jason Custer, CMA, PMP**  
Vice President, Business Development  
Alaska Power & Telephone Company  
[Jason.c@aptalaska.com](mailto:Jason.c@aptalaska.com)  
907-617-3773

Cc: Ryan Wopschall, AP&T SEALink Project Manager  
Tom Ervin, AP&T COO  
James Baumgartner, Manager Permits, Licensing and Compliance  
Brent Aker, AP&T Telecom General Manager  
Cam Fisher, 48 North Environmental Consultants

Enclosure: Land Disposal Application with filing fee  
Site Photos  
Overview Figure

*AP&T Easement Request  
Petersburg Borough 419  
Sandy Beach Road  
01-003-139*

**PROPERTY AREA**



AP&T Easement Request  
Petersburg Borough  
419 Sandy Beach Road  
01-003-139

