

AMENDMENT NO. _____ Calendar No. _____

Purpose: In the nature of a substitute.

IN THE SENATE OF THE UNITED STATES—113th Cong., 2d Sess.

H. R. 3786

To direct the Administrator of General Services, on behalf of the Archivist of the United States, to convey certain Federal property located in the State of Alaska to the Municipality of Anchorage, Alaska.

Referred to the Committee on _____ and ordered to be printed

Ordered to lie on the table and to be printed

AMENDMENT IN THE NATURE OF A SUBSTITUTE intended to be proposed by _____

Viz:

1 Strike all after the enacting clause and insert the following:
2

3 **SECTION 1. REAL PROPERTY CONVEYANCE.**

4 (a) DEFINITIONS.—In this section:

5 (1) ADMINISTRATOR.—The term “Adminis-
6 trator” means the Administrator of General Serv-
7 ices.

8 (2) ARCHIVIST.—The term “Archivist” means
9 the Archivist of the United States.

10 (3) CITY.—The term “City” means the Muni-
11 cipality of Anchorage, Alaska.

1 (4) FEDERAL LAND.—The term “Federal land”
2 means the real property (including any improve-
3 ments thereon) located in the City that, as deter-
4 mined by the Archivist, subject to a survey under
5 subsection (b), generally consists of approximately 9
6 acres located at 400 East 40th Avenue that is ad-
7 ministered by the National Archives and Records
8 Administration.

9 (b) SURVEY.—As soon as practicable after the date
10 of enactment of this Act, the exact acreage and legal de-
11 scription of the Federal land shall be determined by a sur-
12 vey satisfactory to the Archivist, the cost of which shall
13 be paid by the City.

14 (c) CONVEYANCE.—

15 (1) IN GENERAL.—As soon as practicable after
16 the date of enactment of this Act and after comple-
17 tion of the survey under subsection (b) and the ap-
18 praisal under paragraph (2), the Administrator, on
19 behalf of the Archivist, shall offer to convey to the
20 City, by quitclaim deed, all right, title, and interest
21 of the United States in and to the Federal land.

22 (2) CONSIDERATION.—As consideration for the
23 conveyance of the Federal land under this sub-
24 section, the City shall pay to the Archivist an
25 amount equal to not less than the fair market value

1 of the Federal land, as determined based on an ap-
2 praisal that is acceptable to the Archivist.

3 (3) ADDITIONAL TERMS AND CONDITIONS.—

4 The Archivist may require such additional terms and
5 conditions in connection with the conveyance under
6 this subsection as the Archivist considers to be ap-
7 propriate to protect the interests of the United
8 States.

9 (4) COSTS.—The City shall be responsible for
10 paying—

11 (A) the costs of an appraisal described in
12 paragraph (2) that is—

13 (i) conducted by a licensed, inde-
14 pendent appraiser that is approved by the
15 Archivist and the City; and

16 (ii) based on the highest and best use
17 of the Federal land; and

18 (B) any other costs relating to the convey-
19 ance of the Federal land under this section.

20 (5) USE OF PROCEEDS.—The net proceeds re-
21 ceived as a result of the conveyance under this sub-
22 section shall be returned to the general fund of the
23 Treasury for use for debt reduction.

24 (d) PRECONVEYANCE ENTRY.—The Archivist, in ac-
25 cordance with such terms and conditions as the Archivist

1 considers to be appropriate, may authorize the City to
2 enter the Federal land at no charge for preconstruction
3 and construction activities.