

STATE OF ALASKA DEPARTMENT OF EDUCATION
AND EARLY DEVELOPMENT

Virtual Meeting
Regulatory Revisions - Administrative Order 360
Chapter 31 - School Facility Planning and Construction

PUBLIC COMMENT

November 19, 2025
4:00 p.m.

Pages 1 - 7, inclusive

Transcribed by: Leonard DiPaolo, RPR, CRR, CCP

Page 2

1 **PROCEEDINGS**
2 **JAKE ALMEIDA:** Okay, good afternoon,
3 everyone. I'd like to welcome you to today's
4 Administrative Order, or AO, 360 stakeholder input
5 session on Chapter 31, School Facility Planning and
6 Construction regulations. Thank you for joining us.
7 The purpose of this meeting is to hear
8 directly from stakeholders and members of the public
9 regarding regulatory burdens or barriers you believe
10 should be addressed as part of our Alaska AO 360 reform
11 project. Your input is critical in helping us shape
12 meaningful changes that support students and schools
13 and facilities. And to honor your time today, this
14 session will end promptly on the hour.
15 These stakeholder meetings are
16 opportunities for us to listen to your perspectives
17 before any regulations would be drafted, amended, or
18 repealed, but this is not the formal public comment
19 process under the Administrative Procedure Act, or APA.
20 That process would begin later after draft regulations
21 have undergone official legal review and have been
22 formally approved for public comment.
23 And so as part of our regulatory reform
24 plan, the department must create a list of all the
25 comments we receive during this stakeholder process

Page 3

1 along with whether we intend to implement each
2 recommendation that you as a particular stakeholder
3 makes. And if we don't adopt a recommendation, we're
4 required to explain why not. And that is why your
5 feedback is so valuable for us, as it will directly
6 shape the department's analysis and inform you of the
7 next steps of this process.
8 So to proceed today, we'll first hear a
9 short overview of the regulations for this meeting, and
10 then we'll move right into the comment period where you
11 can share your input.
12 Verbal feedback in this session will be
13 recorded, summarized, and included in our department's
14 reform plan, and written feedback in the form of a
15 survey, which has been linked, will also be accepted
16 for 30 days following this session. So again, please
17 refer to the chat for links for the information that
18 I'm referencing to sign up for verbal comment today or
19 just provide your written survey of your comment that
20 way of these regulations.
21 So with that I will now hand it over to
22 Ms. Heather Heineken, who is our director of Finance
23 and Support Services for the department, and she will
24 walk through Chapter 31 and what the regulations are in
25 detail. Over to you, Heather.

Page 4

1 **HEATHER HEINEKEN:** Thank you, Jake. Good
2 afternoon, everybody. Today I'm providing a summary of
3 4 AAC 31, the regulations that set the statewide
4 standards for planning, construction, maintaining, and
5 funding Alaska's public school facilities.
6 These regulations describe what districts
7 must do to receive state support for school facilities.
8 Districts must prepare educational specifications for
9 new schools or major renovations, maintain an updated
10 six-year capital improvement plan, follow preventative
11 maintenance requirements, and ensure all facilities
12 meet building and safety codes.
13 The regulations also define attendance
14 areas, allowable square footage for school design, and
15 the criteria used to rank capital project grant
16 applications. They outline how grants and bond debt
17 reimbursement are awarded, including allowable costs,
18 required documentation, procurement standards, and
19 conditions under which approvals may be adjusted or
20 withdrawn.
21 Additional provisions cover site
22 approval, designer and construction manager selection,
23 commissioning of building systems, the use of
24 state-owned facilities, and the disposal of obsolete
25 buildings.

Page 5

1 The terms and conditions of office for
2 the Bond Reimbursement and Grant Review Committee are
3 also included in 4 AAC 31.
4 In summary, these regulations ensure that
5 school construction and maintenance in Alaska are well
6 planned, cost effective, and aligned with the state
7 standards. The public input gathered today will help
8 inform the department in an effort to respond to AO 360
9 and perform necessary regulation changes. Thank you.
10 Back to you, Jake.
11 **JAKE ALMEIDA:** Thank you so much,
12 Heather, appreciate that. So we are now in the comment
13 section of this stakeholder meeting. And as referenced
14 before, you'll find links in the chat for a sign-up
15 sheet. If you just click on that and fill out a couple
16 boxes of information, then we look at the sign-up sheet
17 and we refer to your name, and I'll call on you and
18 you'll have two minutes to give your testimony. And of
19 course please state your name and any affiliation you
20 may have.
21 If you can't use that link, of course,
22 you can just click on the raise hand button as well on
23 the bottom of your Zoom task bar. And if you do that,
24 we will acknowledge you the same way to give two
25 minutes of testimony on these regulations.

Page 6

1 So with that, not immediately seeing
2 anyone on the sign-up sheet and not seeing anyone
3 raising their hand, we will just kind of go ahead and
4 be on hold right now to see if someone does. At about
5 20 or so after, if no one has signed up or indicated
6 giving comment, then we will just close the meeting.

7 So thank you so much, and we're now on
8 hold.
9 (Pause)

10 **JAKE ALMEIDA:** I'm just checking in.
11 We've had a few people join us, and I just want to
12 remind everyone that we are currently under the comment
13 section agenda item of this stakeholder meeting for the
14 Chapter 31, School Facility Planning and Construction
15 regulations. If you're wishing to give comment on
16 these regulations, we are now at that point in the
17 meeting. And you can click on a link in the chat, and
18 I will actually ask that our PIO drop the link again
19 for the verbal sign up, and you'll see that in the chat
20 as a link. You can also click on the raise hand icon
21 as well to give your two minutes of testimony, and I
22 will acknowledge you that way as well.

23 So just a reminder, we're going to give
24 it a few more minutes. For those of us just joining
25 us, we're in the comment -- the public comment section

Page 7

1 of this meeting for Chapter 31, School Facility
2 Planning and Construction regulations. If you wish to
3 speak, please click on the link and sign up or raise
4 your hand and we will acknowledge you. We'll just
5 continue to remain on hold, thank you.

6 (Pause)

7 **JAKE ALMEIDA:** Okay, we will now conclude
8 this public stakeholder meeting for Chapter 31, School
9 Facility Planning and Construction regulations. If
10 you're watching this recording and would still like to
11 submit feedback regarding these, you can go back to our
12 website at education.alaska.gov/ao360, and your
13 comments will still be submitted for the record that
14 way. So thank you so much, and we will now conclude
15 this meeting.

16 (Meeting concluded)

17
18
19
20
21
22
23
24
25

A	<p>areas (1) 4:14 attendance (1) 4:13 awarded (1) 4:17</p>	<p>5:2 conclude (2) 7:7,14 concluded (1) 7:16 conditions (2) 4:19;5:1</p>	<p>drafted (1) 2:17 drop (1) 6:18 during (1) 2:25</p>	<p>gathered (1) 5:7 giving (1) 6:6 good (2) 2:2;4:1 grant (2) 4:15;5:2 grants (1) 4:16</p>
<p>AAC (2) 4:3;5:3 accepted (1) 3:15 acknowledge (3) 5:24;6:22;7:4 Act (1) 2:19 actually (1) 6:18 Additional (1) 4:21 addressed (1) 2:10 adjusted (1) 4:19 Administrative (2) 2:4,19 adopt (1) 3:3 affiliation (1) 5:19 afternoon (2) 2:2;4:2 again (2) 3:16;6:18 agenda (1) 6:13 ahead (1) 6:3 Alaska (2) 2:10;5:5 Alaska's (1) 4:5 aligned (1) 5:6 allowable (2) 4:14,17 ALMEIDA (4) 2:2;5:11;6:10;7:7 along (1) 3:1 amended (1) 2:17 analysis (1) 3:6 AO (3) 2:4,10;5:8 APA (1) 2:19 applications (1) 4:16 appreciate (1) 5:12 approval (1) 4:22 approvals (1) 4:19 approved (1) 2:22</p>	B	<p>Construction (7) 2:6;4:4,22;5:5;6:14; 7:2,9 continue (1) 7:5 cost (1) 5:6 costs (1) 4:17 couple (1) 5:15 course (2) 5:19,21 cover (1) 4:21 create (1) 2:24 criteria (1) 4:15 critical (1) 2:11 currently (1) 6:12</p>	E	H
<p>Back (2) 5:10;7:11 bar (1) 5:23 barriers (1) 2:9 begin (1) 2:20 bond (2) 4:16;5:2 bottom (1) 5:23 boxes (1) 5:16 building (2) 4:12,23 buildings (1) 4:25 burdens (1) 2:9 button (1) 5:22</p>	C	D	F	I
			G	J

<p>JAKE (6) 2:2;4:1;5:10,11; 6:10;7:7 join (1) 6:11 joining (2) 2:6;6:24</p>	<p>move (1) 3:10 much (3) 5:11;6:7;7:14 must (3) 2:24;4:7,8</p>	<p>Planning (5) 2:5;4:4;6:14;7:2,9 please (3) 3:16;5:19;7:3 point (1) 6:16</p>	<p>5:9 regulations (15) 2:6,17,20;3:9,20,24; 4:3,6,13;5:4,25;6:15, 16;7:2,9 regulatory (2) 2:9,23</p>	<p>signed (1) 6:5 sign-up (3) 5:14,16;6:2 site (1) 4:21 six-year (1) 4:10 someone (1) 6:4 speak (1) 7:3 specifications (1) 4:8 square (1) 4:14 stakeholder (7) 2:4,15,25;3:2;5:13; 6:13;7:8 stakeholders (1) 2:8 standards (3) 4:4,18;5:7 state (3) 4:7;5:6,19 state-owned (1) 4:24 statewide (1) 4:3</p>
<p>K</p>	<p>N</p>	<p>prepare (1) 4:8</p>	<p>reimbursement (2) 4:17;5:2</p>	<p>steps (1) 3:7</p>
<p>kind (1) 6:3</p>	<p>name (2) 5:17,19 necessary (1) 5:9 new (1) 4:9 next (1) 3:7</p>	<p>preventative (1) 4:10 Procedure (1) 2:19 proceed (1) 3:8 process (4) 2:19,20,25;3:7 procurement (1) 4:18</p>	<p>remain (1) 7:5 remind (1) 6:12 reminder (1) 6:23 renovations (1) 4:9 repealed (1) 2:18 required (2) 3:4;4:18 requirements (1) 4:11 respond (1) 5:8 review (2) 2:21;5:2 right (2) 3:10;6:4</p>	<p>still (2) 7:10,13 students (1) 2:12 submit (1) 7:11 submitted (1) 7:13 summarized (1) 3:13 summary (2) 4:2;5:4 support (3) 2:12;3:23;4:7 survey (2) 3:15,19 systems (1) 4:23</p>
<p>L</p>	<p>O</p>	<p>project (2) 2:11;4:15 promptly (1) 2:14 provide (1) 3:19 providing (1) 4:2 provisions (1) 4:21 public (7) 2:8,18,22;4:5;5:7; 6:25;7:8 purpose (1) 2:7</p>	<p>S</p>	<p>steps (1) 3:7</p>
<p>later (1) 2:20 legal (1) 2:21 link (5) 5:21;6:17,18,20;7:3 linked (1) 3:15 links (2) 3:17;5:14 list (1) 2:24 listen (1) 2:16 look (1) 5:16</p>	<p>obsolete (1) 4:24 office (1) 5:1 official (1) 2:21 one (1) 6:5 opportunities (1) 2:16 Order (1) 2:4 out (1) 5:15 outline (1) 4:16 over (2) 3:21,25 overview (1) 3:9</p>	<p>raise (3) 5:22;6:20;7:3 raising (1) 6:3 rank (1) 4:15 receive (2) 2:25;4:7 recommendation (2) 3:2,3 record (1) 7:13 recorded (1) 3:13 recording (1) 7:10 refer (2) 3:17;5:17 referenced (1) 5:13 referencing (1) 3:18 reform (3) 2:10,23;3:14 regarding (2) 2:9;7:11 regulation (1)</p>	<p>safety (1) 4:12 same (1) 5:24 School (8) 2:5;4:5,7,14;5:5; 6:14;7:1,8 schools (2) 2:12;4:9 section (3) 5:13;6:13,25 seeing (2) 6:1,2 selection (1) 4:22 Services (1) 3:23 session (4) 2:5,14;3:12,16 set (1) 4:3 shape (2) 2:11;3:6 share (1) 3:11 sheet (3) 5:15,16;6:2 short (1) 3:9 sign (3) 3:18;6:19;7:3</p>	<p>statewide (1) 4:3 steps (1) 3:7 still (2) 7:10,13 students (1) 2:12 submit (1) 7:11 submitted (1) 7:13 summarized (1) 3:13 summary (2) 4:2;5:4 support (3) 2:12;3:23;4:7 survey (2) 3:15,19 systems (1) 4:23</p>
<p>M</p>	<p>P</p>	<p>R</p>	<p>S</p>	<p>T</p>
<p>maintain (1) 4:9 maintaining (1) 4:4 maintenance (2) 4:11;5:5 major (1) 4:9 makes (1) 3:3 manager (1) 4:22 may (2) 4:19;5:20 meaningful (1) 2:12 meet (1) 4:12 meeting (10) 2:7;3:9;5:13;6:6,13, 17;7:1,8,15,16 meetings (1) 2:15 members (1) 2:8 minutes (4) 5:18,25;6:21,24 more (1) 6:24</p>	<p>part (2) 2:10,23 particular (1) 3:2 Pause (2) 6:9;7:6 people (1) 6:11 perform (1) 5:9 period (1) 3:10 perspectives (1) 2:16 PIO (1) 6:18 plan (3) 2:24;3:14;4:10 planned (1) 5:6</p>	<p>raise (3) 5:22;6:20;7:3 raising (1) 6:3 rank (1) 4:15 receive (2) 2:25;4:7 recommendation (2) 3:2,3 record (1) 7:13 recorded (1) 3:13 recording (1) 7:10 refer (2) 3:17;5:17 referenced (1) 5:13 referencing (1) 3:18 reform (3) 2:10,23;3:14 regarding (2) 2:9;7:11 regulation (1)</p>	<p>safety (1) 4:12 same (1) 5:24 School (8) 2:5;4:5,7,14;5:5; 6:14;7:1,8 schools (2) 2:12;4:9 section (3) 5:13;6:13,25 seeing (2) 6:1,2 selection (1) 4:22 Services (1) 3:23 session (4) 2:5,14;3:12,16 set (1) 4:3 shape (2) 2:11;3:6 share (1) 3:11 sheet (3) 5:15,16;6:2 short (1) 3:9 sign (3) 3:18;6:19;7:3</p>	<p>task (1) 5:23 terms (1) 5:1 testimony (3) 5:18,25;6:21 today (5) 2:13;3:8,18;4:2;5:7 today's (1) 2:3 two (3)</p>

5:18,24;6:21	2:4,10;5:8			
U	4			
under (3) 2:19;4:19;6:12 undergone (1) 2:21 up (4) 3:18;6:5,19;7:3 updated (1) 4:9 use (2) 4:23;5:21 used (1) 4:15	4 (2) 4:3;5:3			
V				
valuable (1) 3:5 Verbal (3) 3:12,18;6:19				
W				
walk (1) 3:24 watching (1) 7:10 way (4) 3:20;5:24;6:22;7:14 website (1) 7:12 welcome (1) 2:3 wish (1) 7:2 wishing (1) 6:15 withdrawn (1) 4:20 written (2) 3:14,19				
Z				
Zoom (1) 5:23				
2				
20 (1) 6:5				
3				
30 (1) 3:16 31 (7) 2:5;3:24;4:3;5:3; 6:14;7:1,8 360 (3)				