



PUBLIC NOTICE

**REGARDING DISPOSAL OF AN INTEREST IN MUNICIPAL TRUST LAND IN
KOKHANOK, ALASKA BY THE MUNICIPAL LANDS TRUSTEE**

In accordance with A.S. 44.33.755 and 3 AAC 190.460(1) the Municipal Lands Trust Officer, acting on behalf of the Commissioner of the Department of Commerce, Community, and Economic Development, approved the renewal and amendment of a land lease to the Kokhanok Village Council for a firehall within the Native Village of Kokhanok.

The proposed amendment will renew the lease for a new 30-year term and will update the contact information. All other provisions of the lease remain the same.

The public is invited to comment on the proposed action.

Please submit comments to:

Municipal Lands Trustee Program

Attn: Chris Grundman

550 W 7th Ave, Ste 1650 Anchorage, AK 99501

Phone: 907-269-4548 Fax: 907-269-4539 Email: mlt@alaska.gov

No later than 5:00 p.m. 30 days after: _____ (date of posting)

Following the comment deadline, all responses will be reviewed and the Commissioner’s decision on this matter may be modified as a result of information received.

DocuSigned by:

Sandra Moller

D3D264AA98AF4E1

Sandra Moller, Municipal Lands Trust Officer

11/24/2025

Date

- Attachment: 1) DRAFT Renewal and Amendment No. 1 of Firehall Lease, MLT File No. 30-0554
2) Kokhanok Village Council Resolution No. 2025-11-11, dated 11/20/2025

STATE OF ALASKA
DEPARTMENT OF COMMERCE, COMMUNITY, AND ECONOMIC DEVELOPMENT
MUNICIPAL TRUST LAND

RENEWAL AND AMENDMENT NO. 1
OF FIREHALL LEASE

This renewal and amendment is made by mutual agreement of the parties of a Firehall Lease dated April 5, 1995, recorded in the Iliamna Recording District, State of Alaska, as Document Number 1996-000024-0, entered into, by and between the State of Alaska, Department of Community and Regional Affairs, which by act of law has been replaced by the Department of Commerce, Community, and Economic Development, as trustee for any future city in Kokhanok (Lessor) whose address is 550 W 7th Ave, Ste 1650, Anchorage, AK 99501, and the Kokhanok Village Council (Lessee), whose address is PO Box 1007, Kokhanok, AK 996606.

The parties agree to renew and amend the Lease as follows:

Paragraphs 3 and 22 are amended to read:

3. Term. The Term of this Lease is **30 years** starting on **April 5, 2025**, and ending at midnight on **April 5, 2055**, unless sooner terminated as provided in this lease.
22. Notices. All notices and other writings required or permitted by this lease must be sent by registered or certified mail, postage prepaid, to the parties at the following addresses. A party must notify the other in writing of any changes in address:

Lessor: Municipal Lands Trust Officer
Department of Commerce,
Community and Economic Development
550 W 7th Ave, Ste 1650
Anchorage, Alaska 99501-3510

Lessee: Kokhanok Village Council
PO Box 1007
Kokhanok, Alaska 99606

The parties further agree that:

1. All other provisions of the aforementioned Lease remain in full force and effect.
2. This amendment sets forth all terms, conditions and agreements of the parties and supersedes any previous understanding or agreements regarding the provisions contained in this amendment whether oral or written. No modification of this amendment or the lease is effective unless in writing and signed by both parties.
3. The effective date of this renewal and amendment is the date it has been signed by both parties.

Attachments

Appendix A: Kokhanok Village Council Resolution No. 2025-11-11, Dated 11/20/2025
(1 Page)

LESSEE:

Kokhanok Village Council

By: _____
Nathan Hill
President

LESSOR:

THE STATE OF ALASKA
Department of Commerce, Community,
and Economic Development, as
Trustee for any future city established
in Kokhanok

By: _____
Sandra Moller
Municipal Lands Trust Officer

ACKNOWLEDGEMENTS

STATE OF ALASKA)
ILIAMNA RECORDING DISTRICT)ss.
THIRD JUDICIAL DISTRICT)

THIS IS TO CERTIFY that on the ____ day of _____, 2025, before me personally appeared Nathan Hill, known to me to be the President of the Kokhanok Village Council, who is authorized to sign this renewal and amendment as shown by the attached resolution, and who executed this renewal and amendment and acknowledged voluntarily signing it on behalf of the Kokhanok Village, as Lessee.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my seal the day and year first above written.

(SEAL)

Notary Public for Alaska

My commission expires: _____

STATE OF ALASKA)
KVICHAK RECORDING DISTRICT)ss.
THIRD JUDICIAL DISTRICT)

THIS IS TO CERTIFY that on the ____ day of _____, 2025, before me, the undersigned Notary Public for the State of Alaska, duly commissioned and sworn as such, personally appeared Sandra Moller, Municipal Lands Trust Officer acting under delegation of authority for the Commissioner of the Department of Commerce, Community, and Economic Development, for and on behalf of the STATE OF ALASKA as trustee for any municipal corporation which may be established in the future at South Naknek, Alaska, and acknowledged that this RENEWAL AND AMENDMENT NO. 1 OF LEASE was signed and sealed on behalf of the STATE OF ALASKA by proper authority delegated and vested in herself, and acknowledged further said instrument to be the free act and deed of said STATE OF ALASKA.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my seal the day and year first above written.

(SEAL)

Notary Public for Alaska

My Commission expires: _____



RESOLUTION No. 2025-11-11

WHEREAS, the State of Alaska, Department of Commerce, Community, and Economic Development (DCCED), in trust for any future city that may be established in the Native Village of Kokhanok, has title to the surface estate of certain lands located in Kokhanok; and

WHEREAS, the Firehall Lease, dated April 5, 1995, and recorded in the Iliamna Recording District, Alaska, as document number 1996-000024-0, was entered into for a 30-year term, by and between DCCED and Kokhanok Village Council; and

WHEREAS, the Kokhanok Village Council has requested the renewal of the lease for a new 30-year term; and

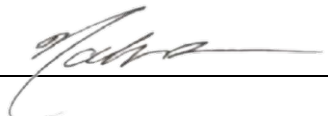
WHEREAS, AS 44.33.755 and 3 AAC 190.010 et seq. provide that the Commissioner of DCCED is designated to administer and dispose of such lands conveyed to the State in trust, and that the Commissioner may transfer an interest in such land only after obtaining the approval of an appropriate village entity (AVE); and


WHEREAS, the Commissioner of DCCED proposes to amend the lease for a new 30-year term and update the contact information in the Notices Section; and

WHEREAS, the Kokhanok Village Council is the recognized AVE and has been consulted in accordance with 3 AAC 190.430; and

NOW THEREFORE BE IT RESOLVED that the Kokhanok Village Council, in its capacity as the AVE, approves of this disposal of an interest in municipal trust land with the granting of the Renewal and Amendment No. 1 of Firehall Lease.

ADOPTED at a lawfully held meeting of the Kokhanok Village Council, at which a quorum was present by a vote of 5 in favor, 0 in abstention and 0 in opposition on the 20th day of November, 2025, in Kokhanok, Alaska.

BY: 
Nathan Hill, President

ATTEST: 
Sharolyn Chocknok, Secretary

AFFIDAVIT (OR CERTIFICATION)-OF-POSTING

I, _____, residing at _____, Alaska, being
(name) (village)

first duly sworn, on oath disposes and says: That the attached notice was posted at

_____, a conspicuous location in _____ for an
(posting location) (village)

uninterrupted duration of 30 days between _____ and _____,
(date posted) (date removed)

20__.

Signed: _____

SUBSCRIBED and SWORN to before me this _____ day of _____, 20__

(Signature of Notary, Postmaster, or postal clerk) My Commission Expires: _____

(seal or stamp)

Instructions: If there is not a notary public available in the village, this document can be certified by the village postmaster. If there is not a postmaster, it can be certified by the postal clerk. If there is neither a notary nor a postal employee available to sign the document, use the spaces below for three witnesses to certify the posting.

(witness) (date) (witness) (date)

(witness) (date)