

**KILLEY RIVER HABITAT PROJECT**  
- Phase II Acquisition -  
Inholding and Access Identifications

A review of the Phase II acquisition footprint of additional CIRC-approved lands has identified three potential new inholdings that will be created following acquisition by USFWS.

Table 1 below identifies the parcels that would become inholdings following acquisition by USFWS and boundary expansion for the Kenai National Wildlife Refuge. Table 2 identifies an existing inholding that was acquired from the Nature Conservancy in 2018 and is in close proximity and similar to the properties identified in Table 1.

**Table 1 - New inholdings from acquisition:**

<b>Borough PID</b>	<b>Owner Type</b>	<b>Legal Description</b>	<b>Plat</b>	<b>Plat Access Notes</b>	<b>Comments</b>
06640007	Private	Lot 2, Block 2, Killey River Private Sites	79-108	Access intended to be by plane, boat, ATV or on foot; 20' pedestrian and utility easement noted for north and east property boundary	USFWS would request easement agreements are executed by CIRC for ingress and egress to the potential inholdings prior to USFWS acquisition of the properties.  Note: Section 1110 of ANILCA Title XI, does provide provisions for access to inholdings.
06640010	Private	Lot 1-B, Killey River Private Sites 1986 Subd of Lot 1 Block 2	87-48	Intended use of these lots is recreational with access by plane, boat, ATV or on foot; 20' pedestrian and utility easement noted for north property boundary	
06640011	Private	Lot 1-C, Killey River Private Sites 1986 Subd of Lot 1 Block 2	87-48	Intended use of these lots is recreational with access by plane, boat, ATV or on foot; 20' pedestrian and utility easement noted on Northern boundary of property	
06640012	Private	Lot 1-D, Killey River Private Sites 1986 Subd of Lot 1 Block 2	87-48		

**Table 2 – Existing inholding from 2018 acquisition:**

<b>Borough PID</b>	<b>Owner Type</b>	<b>Legal Description</b>	<b>Plat</b>	<b>Plat Access Notes</b>	<b>Comments</b>
06641004	Private	Lot 1, Block 3, Killey River Private Sites	79-108	Access intended to be by plane, boat, ATV or on foot; 33" section line easement along western boundary of property; 20' pedestrian and utility easement noted on northern boundary of property	Perpetual easement for ingress and egress to the property was executed September 20, 2018, by The Nature Conservancy (ref Kenai Dist. 302, Doc Id, 2018-008447-0). It may be necessary to extend the easement across a portion of the NW1/4NW1/4SE1/4 of Sec 35, T5N, R8W, SM.

Two additional properties identified in Table 3 below are noted as having legal access from the river only. Neither property would become an inholding following acquisition by USFWS. Additionally, of note, there is an observed gravel drive/roadbed extending eastward from Pokiak Ave that traverses CIRI-owned lands (Borough PID 06614009); this gravel drive has unknown legal status and no known recorded easements of record were located. If the gravel drive is confirmed to be an encroachment, USFWS would request an access easement is executed by CIRI with the current landowner prior to acquisition.

**Table 3 – River access properties:**

<b>Borough PID</b>	<b>Owner Type</b>	<b>Legal Description</b>	<b>Plat</b>	<b>Plat Access Notes</b>	<b>Comments</b>
06614010	Private	Lot 7C, Section Lot Breakdown within Sec 21, T5N, R8W, SM	Engineering Plat File 36-26	None noted	Legal access from river; possible encroachment for private parcel adjacent to CIRI-owned parcel (parcel ID 06614009); with unknown legal status of gravel drive visible from the east end of Pokiak Ave that traverses CIRI-owned lands (parcel ID 06614009) to Lot 7C.
06614011	Private	Lot 7D, Section Lot Breakdown within Sec 21, T5N, R8W, SM	Engineering Plat File 36-26	None noted	Legal access from the river.

**Depiction of Tables 1, 2 and 3 Properties:**

