

- See below for documentation proving that Mark Begich lied to the Anchorage Daily News when asked about an interest developer Jon Rubini gave him in an office building.

Convicted felons Bill Bobrick & Bill Weimar are the kind of people Begich worked with for many years, and counted among his longest held and closest friends. Do you really want him for your US Senator.

Anchorage Daily News (AK) - August 12, 2008.... Bill Weimar , who made his fortune off private halfway houses in Alaska, pleaded guilty Monday to two federal felonies in U.S. District Court in Anchorage..... Weimar, who owned Allvest Inc., becomes the 11th person charged in the broad, ongoing investigation by the FBI and U.S. Department of Justice into political corruption in Alaska.

Anchorage Daily News (AK) - May 4, 1994,..... Begich's largest single benefactor is Allvest Inc. and its owner, Bill Weimar, who is under contract with the city to provide the Community Patrol Service. It transports drunks from the streets to the shelters. Weimar, Allvest, another company that Weimar owns called St. John Investments, and employees of Allvest have contributed \$10,000 to Begich..... Weimar and Begich said they are old friends and that the \$10,000 has nothing to do with keeping Allvest's contract alive..... "There's nothing new there," Weimar said. "I've always supported him. I've known the family for 20 some years."

Anchorage Daily News (AK) - August 17, 1995.... The ordinance the Assembly eventually adopted was co-sponsored by members Mark Begich and Craig Campbell. Begich said more interests than Allvest were involved in his bill -- one designed to prevent halfway houses from spreading to residential areas, he said..... Allvest President Bill Weimar said the new beds were a triumph for common sense. Halfway house residents can't drive, but need to get to jobs. That means they need to be near bus lines, he said. They also need to be near services.

Anchorage Daily News (AK) - May 21, 1997..... Begich said he gets campaign contributions all the time from people he doesn't agree with. "But to say that I can be bought by contributions is insulting," he added angrily..... Allvest lobbyist Bill Bobrick in an interview called Bell's accusations "ludicrous" and said the public's complaints about TLC, and not Weimar's contributions, caused the Assembly to reject TLC's proposal last fall.

Anchorage Daily News (AK) - May 17, 2007.... Lobbyist Bill Bobrick admitted in federal court on Wednesday that he conspired to bribe former state Rep. Tom Anderson.

Anchorage Daily News (AK) - July 13, 2007..... Until this year, Bill Bobrick was the busiest lobbyist in the city..... Begich was the best man at Bobrick's wedding in 1998 and the two have known each other for decades. Thursday, Begich said he never pushed anyone to hire Bobrick. In fact, people don't really need a lobbyist to do business with the city, he said.....Bobrick's conspiracy conviction involved passing bribes....

In March of 2005, I placed the bribery of Ben Stevens and Veco under a spotlight that was impossible to ignore until the FBI raided their offices eighteen months later. In that time between my initial accusations and the FBI's raids, I was accused of making frivolous accusations by numerous politicians and newspaper editors.

Today Mark Begich accuses me of making frivolous accusations again, as I spotlight the fact that he and Ted Stevens, both concealed large gifts from supporters while using their elected offices to deliver multi-million dollar favors at taxpayer expense... to those who gave them their gifts. The biggest single difference between what Ted has done and what Mark has done is that Ted Stevens has been indicted for his actions and Mark Begich has not.

When Jon Rubini gave Mark Begich an interest in two midtown office buildings, Mark Begich concealed that gift for four years. When Ted Stevens received a free remodel of his Girdwood home, he concealed that gift for six years and that is what he has been indicted for. When Ted Stevens was asked about his gifts from Veco, he lied about them. When Mark Begich was asked by Anchorage Daily News reporter Kyle Hopkins why Jon Rubini gave him an interest in two mid town office buildings, Begich also lied.

Begich lied when he told Kyle Hopkins that he had "negotiated down" to make the deal happen, taking a smaller than normal commission, saying he had only received \$22,500, on a large sale. Attached is a copy of the page from the closing statement showing the commission. By viewing the attached you will see that Realty Executives, the company Begich worked for, received a \$50,000 commission. You will also find the quotes of Begich telling the Daily News he compromised his commission to \$22,500.

Begich later said Rubini gave him an interest in the two buildings to make up for the small real estate commission he had earned four months prior.

I am a commercial real estate broker. I have reviewed the closing documents of the transaction to which Begich attributed his gift. There is no mention of the interest in the office buildings or additional commissions due in the closing statements, which makes his explanation highly unlikely.

Begich's \$50,000 commission was for the sale of the north half of the city block, between 5th and 6th where, after the sale, the National Park Service Building was built by Jon Rubini. At that time both Mark Begich and Ted Stevens were business partners with Jon Rubini.

A different agent sold the south half of the block that is now used as a parking lot and that agent also got a \$50,000 commission which was paid at closing. His commission is shown on a separate closing statement that deals with the south half of the block.

Bond Stevens and Johnston listed the property and received a listing commission for both the north and the south half equaling approximately the same as the two selling agents were paid. There is nothing about the commissions paid in this transaction that was compromised to, as Mark Begich has said, "to make the deal happen."

John Rubini has a track record of giving politicians sweet deals on real estate and then buying them back out of the same deals as he collects multi-million dollar favors at taxpayer expense. Rubini let Stevens buy into a real property development for \$50,000 and then bought him out for a million and fifty thousand dollars a few years later. He gave Mark Begich an interest in two properties free of charge and then bought him out four years later for \$52,000.

In the meantime Begich helped Rubini secure a four million dollar per year tax break on real property he owns and helped him double his money on a piece of property he picked up for \$1,500,000 and sold to the federal government one year later for \$3,500,000.

At first Mark hid the gift Rubini gave him. When he got caught hiding it he lied about its amount, and has yet to comply with his promised open book policy by producing the records necessary to answer the question of whether he reported it to the IRS as a gift, or a commission as he now claims it was. He has also failed to ask his former broker to produce the paper trail that has to exist, if it were in fact a commission.

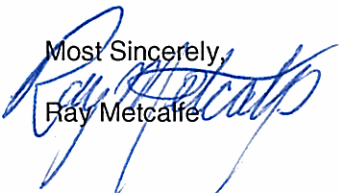
Attached is proof that Begich has lied to the Daily News about some of the facts surrounding his gift from Rubini. I have been a commercial real estate broker for 34 years. Begich's explanation of the remaining parts are so far removed from how things work in real estate, the entire explanation defies believability.

Without subpoenas or reporters curious enough to inquire why Begich lied to the Daily News, all I can do is weigh a preponderance of the best evidence available. From it I conclude that Begich concocted a not so clever scheme to mask a bribe as a commission. Whether he is elected or not, I intend to pursue this matter with the same vigor I pursued Ben Stevens, Veco, and the bribery of our Legislature.

The only thing more embarrassing for Alaska than watching Ted and Don go to jail, would be to watch an elected Mark Begich go to jail right behind them.

Most Sincerely,

Ray Metcalfe



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Alaska Politics

Begich letter

Posted by Alaska_Politics
Posted: August 2, 2007 - 10:01 pm

Click here to read the February, 2004, letter Mayor Mark Begich sent to the planning and zoning commission, regarding the Midtown site developers Jon Rubini and Leonard Hyde sold to the feds.

I talked to Begich for nearly an hour and a half tonight about the land rezone and his battle on the airwaves today with Ray Metcalfe. (Begich hit four radio shows today, and plans to be on Eddie Burke's show tomorrow.)

Too much to summarize quickly, but we talked about the history of the rezone, the history of his business ties to developers Jon Rubini and Leonard Hyde, his failure to report the relationship on one of his disclosure reports, and what it all means.

One thing he said, which I hadn't heard before, was Rubini and Hyde gave him his stake in the Calais buildings as part of his payment for acting as their real estate agent in their purchase of the downtown land that eventually became the National Park Service building.

Begich said his commission was \$22,500, but that it was low because he "negotiated down" to make the deal happen.

So the developers threw in the share of the Midtown Calais buildings, Begich said. He said that stake was worth about \$25,000 at the time.

Begich sold his share of the buildings in 2006 for a gross of about \$52,000. (Net was maybe \$20,000, which he described as about 4 percent of his family income last year.)

He talked about how his business ties to Rubini and Hyde formed when he was out of office, after the Assembly and before becoming mayor. I asked if he should have got rid of the Calais investment when elected, or recuse himself from any issue where Rubini and Hyde are looking to deal with the city.

He says no.

"I don't believe I have a conflict."

If you've got time and are really interested in who the factions were when this rezone started to play out, the minutes of the Assembly meeting where it came to a head are a good read. Click here.

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Contributors

Kyle Hopkins
Kyle Hopkins writes about Anchorage city government and politics. He covered last year's campaign for governor, and has blogged extensively about Alaska politics for the past year. He grew up in Southeast Alaska and was a reporter at the Fairbanks Daily News-Miner and Anchorage Press.
E-mail Kyle at khopkins@adn.com.

Sean Cockerham
Sean Cockerham writes about Alaska state politics. He spent three years based in Juneau for the Daily News before joining the Tacoma News-Tribune two years ago to write about Washington state politics. He went to Iraq twice for the News Tribune, and previously wrote about Alaska government and politics for the Fairbanks Daily News-Miner. Now he's back in Anchorage.
E-mail Sean at scockerham@adn.com.

Erika Bolstad
Erika Bolstad covers Alaska issues, including the congressional delegation, from Washington, D.C., for McClatchy Newspapers. Before joining the bureau this summer, she spent seven years as a reporter at the Miami Herald, where she covered politics, government and the state legislature.
E-mail Erika at ebolstad@adn.com.

Wesley Loy
Wesley Loy is in Juneau covering the 2008 Alaska Legislature for the Daily News. He is a native of Tennessee, joined the Daily News in 1999 and has spent years covering the Alaska oil and commercial fishing industries. He previously worked as a reporter for the Knoxville (Tenn.) News Sentinel and the Orlando (Fla.) Sentinel. He continues to write a commercial fishing blog, The Highliner, at adn.com/highliner.
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5 of 13

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Item	Seller+	Seller-	Buyer +	Buyer-
Sales Price	\$ 3,666,620.00			\$ 3,666,620.00
Pay off JCP Realty thru 8/12/02		\$ 2,175,129.45		
Note to Buyer		\$ 250,000.00	\$ 250,000.00	
Perdiem @ 61.64 May 20 - Aug 12		\$ 5,178.07	\$ 5,178.07	
Release fees		\$ 100.00		
Stewart Title Costs:				
Escrow Fee \$2,108.50 (1/2-1/2)		\$ 1,054.25		\$ 1,054.50
Title Fee				
Owners Policy		\$ 5,592.50		
Standard Mortgagee's				\$ 75.00
Recording fees estimated				
Term and Deed (1/2 - 1/2)		\$ 30.00		\$ 30.00
Deed of Trust				\$ 50.00
Reconveyance		\$ 50.00		
Commission:				
Bond, Stephens -Clayton Halverson		\$ 109,998.00		
Realty Executives				\$ 50,000.00
Taxes 2002 (224/365) \$29887.81		\$ 18,342.11		\$ 11,545.00
Penalties/Interest		\$ 1,535.86		
Assessment 2002 (224/365)		\$ 1,442.13	\$ 1,442.13	
Certification fees				\$13.00
		\$ 2,568,452.37		
Balance due to Seller		\$ 1,098,167.63		
Total	\$ 3,666,620.00	\$ 3,666,620.00		
Credits for Buyer			\$ 256,620.20	
Wire Transfer Aug 8, 2002			\$ 1,077,682.00	
Deposit 7/18-7/22			\$ 125,000.00	
Deposit 8/9			\$ 125,000.00	
Deposit 8/9			\$ 338,938.00	
Funds coming from FNB			\$ 1,973,500.00	
Totals			\$ 4,153,360.40	
Monies owed to seller			\$ 423,972.45	
Totals			\$ 3,729,387.95	\$ 3,729,387.95

Re: Escrow File E-27918
File File 52300

Nona Oma Investments LLC

Block 48

by

by 