

**MATANUSKA-SUSITNA BOROUGH
ABBREVIATED PLAT AGENDA**

PLATTING OFFICER
Fred Wagner

**PLATTING DIVISION
ADMINISTRATIVE SPECIALIST**
Sloan Von Gunten



PLATTING STAFF
Peggy Horton, Platting Technician
Amy Otto-Buchanan, Platting Technician
Cheryl Scott, Platting Technician

**Assembly Chambers of the
Dorothy Swanda Jones Building
350 E. Dahlia Avenue, Palmer**

**FEBRUARY 17, 2021
REGULAR MEETING
8:30 a.m.**

Ways to participate in Platting Board meetings:

IN PERSON: Should you wish to testify in person, please adhere to the 6-foot distance between yourself and others. It is highly recommended that you bring your own mask to wear.

IN WRITING: You can submit written comments by email to plattting@matsugov.us or by mail to Matanuska-Susitna Borough, Platting Division, 350 E. Dahlia Avenue, Palmer, AK 99645

TELECONFERENCE (Audio only): To call into the meeting for public testimony, please adhere to the following guidelines. ****ATTENTION:** *For those using the telephonic system, please be advised that we have had technical difficulties. The preference for public participation is in-person or submission of written comments. Once public comments are closed, all public participation is also closed. To ensure your concerns are heard, it is best to present them in-person.*

- You may use the following Phone number: [+1 907-290-7880](tel:+19072907880), [151767576#](tel:+19072907880) United States, Anchorage, Phone Conference ID: 151 767 576#
- Enter the phone number with the phone conference ID, then the # sign;
- This will allow you to listen to meeting by the Microsoft Teams Meeting (Skype).
- You will be automatically muted and able to listen to the meeting.
- When the Chair announces audience participation or a public hearing you would like to speak to, press the hand on Teams "Your hand has been raised."
- When it is your turn to testify the platting officer will ask you your name.
- State your name for the record, spell your last name, and provide your testimony.
- This is not a question and answer session. This is only for stating your concerns and comments.
- If you cannot access the telephonic system please call the Mat-Su Borough Platting's main phone line for directions. 907-861-7874

1. INTRODUCTION

A. Introduction of Staff

2. PUBLIC HEARINGS

A. **GRACE DAVENPORT:** The request is to adjust the common lot line between Lots 2 & 3, Block 4, Starboard Cove, Plat No.72-39, to resolve a structural encroachment. This is to be known as **STARBOARD COVE B/4 L/2A & 3A**, containing 2.4 acres +/- . The property is located north of S. Big Lake Road and west of S. Starboard Street (Tax ID # 6289B04L002 & 6289B04L003); within the SE ¼ Section 30, Township 17 North,

Range 03 West, Seward Meridian, Alaska. Community Council: Big Lake and in Assembly District #5 Mokie Tew

- B. **TROY & CRETA BLOXOM:** The request is to eliminate the common lot line between Lots 13 & 14, Block 1, Kashwitna Landing Estates, Plat No. 80-8, to be known as **BILL'S HAPPY PLACE @ KASHWITNA LANDING**, containing 4.71 acres +/- . The plat is located east of S. Parks Highway at Milepost 83, west of S. Chunilna Loop and north of E. Nakochna Circle (Tax ID # 51855B01L013/L014); within the E ½ NE ¼ SE ¼ Section 07 and the W ½ SW ¼ Section 08, Township 21 North, Range 04 West, Seward Meridian, Alaska. Community Council: Willow Area and in Assembly District #7 Tam Boeve
- C. **CHURCH OF EOAN BOHOSLOV:** The request is to eliminate the common lot lines between Lot 1, Sunny Heights, Plat No. 2015-117 and Lots 11 & 12, Block 2, Knik Heights, Plat No. 2003-117, to be known as **CHURCH OF EOAN BOHOSLOV**, containing 11.03 acres +/- . The plat is located northwest of S. Knik-Goose Bay Road, north of S. Knik Knack Mud Shack Road, and north of W. Sanderling Drive (Tax IDs # 55411B02L011/L012; 57458000L001); within the SW ¼ Section 05, Township 16 North, Range 02 West, Seward Meridian, Alaska. Community Council: Knik-Fairview and in Assembly District #5 Mokie Tew

THE ABBREVIATED PLAT HEARING WILL CONVENE AT **8:30 A.M.** on **February 17, 2021**, in the **Assembly Chambers** at the Dorothy Swanda Jones Building, 350 E. Dahlia Avenue, Palmer, Alaska. **Please follow all public protocols in relation to the mandates regarding Covid-19 for public participation.**

Public Hearing Process

- **Platting Officer states/reads the case/item to be addressed into the record.**
- **Public Hearing Notices:** Secretary states the number of public hearing notices sent out and the date sent.
- **Staff Report:** The Platting Officer gives an overview of the project for the hearing and the public.
- **Public Testimony:** Members of the public are invited to sign in and testify before the officer.
 - **3-minute time limit per person for members of the public.**
 - The time limit may be extended at the discretion of the Platting Officer.
- **The public hearing is closed by the Officer.** No further public input is appropriate.
- **Petitioner Comments:** Petitioner, or his/her representative, comes before the officer to discuss staff recommendations and compliance with Title 43 and other applicable regulations.
 - **Testimony is limited to five (5) minutes for the petitioner/applicant.**
 - The time limit may be extended at the discretion of the Platting Officer
- **Motion to Approve:** Motion to approve is made by the Platting Officer.
 - No further unsolicited input from petitioner is appropriate.
 - Conditions and Findings must be written for all decisions made regarding the action being taken, whether it passed or failed.
 - Decisions are final unless reconsidered by the platting board MSB 43.35.005 or appealed to the board of adjustments and appeals. MSB 43.35.015