

MATANUSKA-SUSITNA BOROUGH

350 East Dahlia Avenue, Palmer, Alaska 99645 – 907-861-7874

PLATTING OFFICER

Fred Wagner

PLATTING CLERK

Sloan Von Gunten

PLATTING TECHNICIANS

Amy Otto-Buchanan

Kimberly McClure

Matthew Goddard



PLATTING BOARD

Pio Cottini, District 1

LaMarr Anderson, District 2

John Shadrach, District 3

Dan Bush, District 4

Dennis Vau Dell, District 5

Wilfred Fernandez, District 6

Alan Leonard, District 7

Amanda Salmon, Alternate A

Barbara Doty Alternate B

PLATTING BOARD AGENDA

ASSEMBLY CHAMBERS

350 EAST DAHLIA AVENUE, PALMER

PLATTING BOARD MEETING

1:00 P.M.

December 2, 2021

Ways you can participate in Platting Board meetings:

IN PERSON: Should you wish to attend in person, please adhere to the 6-foot distance between yourself and others. **Please follow all public protocols in relation to the mandates regarding Covid-19 for public participation. We encourage the public to wear a mask for their own safety at all public hearings.**

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

TELEPHONIC TESTIMONY: (Audio only)

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.

- Dial 1-855-225-1887; with Conference ID 8573#; You will hear “Joining conference” when you are admitted to the meeting. (If the system is down, you will need to attend the meeting in person to participate)
- 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 *3; you will hear “Your hand has been raised.”
- When it is your turn to testify you will hear “Your line has been unmuted.”
- State your name for the record, spell your last name and your mailing address, and provide your testimony.
- If you cannot access the telephonic system please call the Mat-Su Borough Platting’s main phone line for directions. 907-861-7874

1. CALL TO ORDER

- A. Roll Call and Determination of Quorum (by Secretary)
- B. Pledge of Allegiance
- C. Approval of Agenda

2. APPROVAL OF MINUTES

(There are no Minutes)

3. AUDIENCE PARTICIPATION & PRESENTATIONS

- A. PERSONS TO BE HEARD** (Three minutes per person for Items not scheduled for public hearing)

4. UNFINISHED BUSINESS

(There is no Unfinished Business)

5. RECONSIDERATIONS/APPEALS

(There are no Reconsiderations/Appeals)

6. PUBLIC HEARINGS

- Platting Board Chair to read the Ex-Parte & Interest Memo.

- A. SETH AND JEELAN KROENKE:** The request is to create six lots from Lots 1, 2, 4 and Tract A, Mt. Pilot Phase I, Plat No. 2018-106, to be known as **MT. PILOT PHASE II**, containing 24.23 acres +/- . The proposed lots must access from N. Mount Pilot Circle or E. Marcell Circle; no direct access will be granted to Trunk Road. The petitioner has requested a variance from depth to width ratio pursuant to MSB 43.20.300(C). The property is located east of N. Trunk Road, south of E. Palmer-Wasilla Highway and west of N. Golden Hills Drive (Tax ID # 7782000L001, L002, L004 & T00A); lying within the SW ¼ Section 02, Township 17 North, Range 01 East, Seward Meridian, Alaska. In the Gateway Community Council and in Assembly District #2.

7. ITEMS OF BUSINESS & MISCELLANEOUS

- A. Special Meeting Session on Title 43 White Board List.**

8. PLATTING STAFF & OFFICER COMMENTS

- A. Adjudicatory *(if needed)*

- Definition: Law. To hear and settle an issue or a question regarding code.

- B. Upcoming Platting Board Agenda Items (Staff: Fred Wagner & Clerk: Sloan Von Gunten)

- Introduction for December 16, 2021 Platting Board Hearing *(Informational Only – Subject to change)*
 - Drake Est, Case 2021-169
 - Beaver Lk Hts 1, Case 2021-170
 - Labrador Est, Case 2021-175/177

9. BOARD COMMENTS

10. ADJOURNMENT

THE PLATTING BOARD WILL CONVENE AT **1:00 P.M.** on **December 2, 2021** in the **Assembly Chambers** of the **Dorothy Swanda Jones Building**, 350 E. Dahlia Avenue, Palmer, Alaska. To view the agenda or meeting packet please go to the following link: www.matsugov.us/boards/platting. **Please follow all public protocols in relation to the mandates regarding Covid-19 for public participation. We encourage the public to wear a mask for their own safety at all public hearings.**