

The regular meeting of the Matanuska-Susitna Borough Planning Commission was held on May 2, 2022, at the Matanuska-Susitna Borough Assembly Chambers, 350 E. Dahlia Avenue, Palmer, Alaska. The meeting was called to order at 6:00 p.m. by Chair Stafford Glashan.

I. CALL TO ORDER, ROLL CALL, AND DETERMINATION OF QUORUM

Planning Commission members present and establishing a quorum:

- Mr. Doug Glenn, Assembly District #1
- Mr. Richard Allen, Assembly District #2
- Ms. Patricia Chesbro, Assembly District #3, Vice-Chair
- Mr. Michael Rubeo, Assembly District #4
- Mr. Bill Kendig, Assembly District #5
- Mr. Stafford Glashan, Assembly District #6, Chair
- Mr. Curt Scoggin, Assembly District #7

Planning Commission members absent and excused were:

Staff in attendance:

- Mr. Mark Whisenhunt, Planner II
- Ms. Karol Riese, Planning Depart. Administrative Specialist/Planning Commission Clerk

*Indicates that the individual attended telephonically due to COVID safety protocols.

II. APPROVAL OF AGENDA

Chair Glashan inquired if there were any changes to the agenda.

GENERAL CONSENT: The agenda was approved without objection.

III. PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Mark Whisenhunt.

IV. CONSENT AGENDA

A. Minutes Regular Meeting Minutes: April 18, 2022

B. INTRODUCTION FOR PUBLIC HEARING: QUASI-JUDICIAL MATTERS

Resolution 22-08 A conditional use permit in accordance with MSB 17.60 – Conditional Use Permit for a marijuana cultivation facility located at 3097 South Sylvan Lane, Tax ID #6315B01L011 & 6315B01L012 (Lot 11A); within Township 17 North, Range 2 West, Section 22, Seward Meridian, Public Hearing: May 16, 2022 (Applicant Ryan McKay and Jana Weltzin for AK Legacy Genetics; Staff: Peggy Horton).

Resolution 22-10 A conditional use permit in accordance with MSB 17.61 – Core Area for the operation of a convenience market with gas pumps and alcoholic beverage package store called Valley Country Store #4, located at 3068 South Trunk Road, Tax ID #8150000L001B; within Township 17 North, Range 1 East, Section 16, Seward Meridian, Public Hearing: May 16, 2022 (Applicant: Matt Gittlein for KG Enterprises, LLC; Staff: Peggy Horton).

Resolution 22-11 A conditional use permit in accordance with MSB 17.70 – Regulation of Alcoholic Beverage Uses for the operation of a convenience market with gas pumps and alcoholic beverage package store called Valley Country Store #4, located at 3068 South Trunk Road, Tax ID #8150000L001B; within Township 17 North, Range 1 East, Section 16, Seward Meridian, Public Hearing: May 16, 2022 (Applicant: Matt Gittlein for KG Enterprises, LLC; Staff: Peggy Horton).

C. INTRODUCTION FOR PUBLIC HEARING: LEGISLATIVE MATTERS
(There was no Introduction: Legislative Matters.)

GENERAL CONSENT: The consent agenda was approved without objection.

V. COMMITTEE REPORTS
(There were no committee reports.)

VI. AGENCY/STAFF REPORTS
(There were no Agency/Staff Reports.)

VII. LAND USE CLASSIFICATIONS
(There were no land use classifications.)

VIII. AUDIENCE PARTICIPATION (Three minutes per person.)
(There were no persons to be heard.)

IX. PUBLIC HEARING: QUASI-JUDICIAL MATTERS
(There was no Public Hearing: Quasi-Judicial Matters.)

X. PUBLIC HEARING LEGISLATIVE MATTERS
(There was no Public Hearing: Legislative Matters.)

XI. CORRESPONDENCE AND INFORMATION
(There was no correspondence and information.)

XII. UNFINISHED BUSINESS
(There was no unfinished business.)

XIII. NEW BUSINESS - *(There was no new business.)*

XIV. COMMISSION BUSINESS

- A. Upcoming Planning Commission Agenda Items (*Staff: Mark Whisenhunt*)
Mr. Whisenhunt reminded of Quasi-Judicial matters.

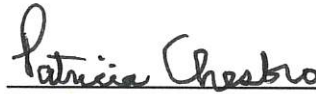
(Commission Business was presented, and no comments were noted.)

XV. DIRECTOR AND COMMISSIONER COMMENTS

There were no comments.

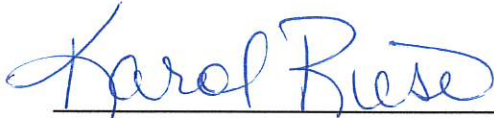
XVI. ADJOURNMENT

The regular meeting adjourned at 6:07 p.m.



PATRICIA CHESBRO, Planning Commission
Vice-Chair

ATTEST:



KAROL RIESE, Planning Commission Clerk

Minutes approved: May 16, 2022