

MATANUSKA-SUSITNA BOROUGH

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

PLATTING OFFICER
Fred Wagner

PLATTING
ADMINISTRATIVE SPECIALIST
Theresa Taranto



PLATTING TECHNICIANS
Amy Otto-Buchanan
Matthew Goddard

PLATTING ASSISTANT
Kayla Kinneen

ABBREVIATED PLAT AGENDA ASSEMBLY CHAMBERS 350 EAST DAHLIA AVENUE, PALMER

REGULAR MEETING

8:30 A.M.

December 21, 2022

Public Participation: To participate in the Abbreviated Plat Hearing, you can attend in person, or 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.

1. INTRODUCTION

A. Introduction of Staff

2. UNFINISHED BUSINESS:

(None)

3. PUBLIC HEARINGS:

- A. **HART LAKE ESTATES 2022:** The request is to adjust the lot line between Lot 4 and Lot 5, Block 1, Hart Lake Estates Phase 1, Plat No. 2006-203, to be known as **Hart Lake Estates 2022**, containing 2.28 acres +/- . The purpose of this action is to alleviate a setback encroachment issue. The parcel is located south of Hart Lake, southeast of E. Pamela Drive and north of E. Frost (Tax ID# 5969B01L004/L005); within Section 20, Township 18 North, Range 01 East, Seward Meridian, Alaska. In Assembly District #6. (*Petitioner/Owner: Laurence J. & Sheri L. Howell and Benny & Lindsey Markos, Staff: Amy Otto-Buchanan, Case # 2022-167*)
- B. **SMITH FARM:** The request is to create two lots from Tax Parcel B17, Parcel #1, 40A Exm 2016-30-Exm, recorded 2017-003166-0, to be known as **Smith Farm**, containing 79 acres +/- . The parcel is located south of N. Pittman Road and west of N. Edenfield Road (Tax ID# 18N02W24B017); within Section 24, Township 18 North, Range 02 West, Seward Meridian, Alaska. In Community Council Meadow Lakes and Assembly District #7. (*Petitioner/Owner: William H. & Doris Smith, Staff: Amy Otto-Buchanan, Case #2022-168*)

THE ABBREVIATED PLAT HEARING WILL CONVENE AT **8:30 A.M.** on **December 21, 2022**, in the **Assembly Chambers** at the Dorothy Swanda Jones Building, 350 E. Dahlia Avenue, Palmer, Alaska.

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