

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

Chris Curlin

PLATTING ASSISTANT

Kayla Kinneen

ABBREVIATED PLAT AGENDA

ASSEMBLY CHAMBERS

350 EAST DAHLIA AVENUE, PALMER

REGULAR MEETING

8:30 A.M.

June 28, 2023

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

1. INTRODUCTION

A. Introduction of Staff

2. UNFINISHED BUSINESS:

(None)

3. PUBLIC HEARINGS:

- A. **SETTING SUN ACRES:** The request is to three lots from Parcel #2, MSB Waiver 80-55-PWm, recorded at 80-122w (Tax Parcel C5), to be known as **Setting Sun Acres**, containing 11.08 acres +/- . Parcels are located west of S. Knik-Goose Bay Road and directly north of W. Sunset Avenue (Tax ID#17N02W28C005); lying within the SW ¼ Section 28, Township 17 North, Range 02 West, Seward Meridian, Alaska. In the Knik-Fairview Community Council and in Assembly District #5. (Petitioner/Owner: Jeffrey L. & Monica D. Baldrige, Staff: Amy Otto-Buchanan, Case # 2023-040)
- B. **KLEJKA ESTATE:** The request is to create two lots from Tax Parcel A10, to be known as **Klejka Estate**, containing 40.1 acres +/- . The parcel is located north of W. Point MacKenzie Road and east of S. Goose Creek Road (Tax ID# 16N03W31A010); within Section 31, Township 16 North, Range 03 West, Seward Meridian, Alaska. In Point MacKenzie Community Council and Assembly District #5. (Petitioner/Owner: Joseph & Jacquelyn Klejka, Staff: Amy Otto-Buchanan, Case # 2023-066)
- C. **TAMARACK RIDGE:** The request is to create two lots from Tax Parcel B17, to be known as **Tamarack Ridge**, containing 39.64 acres +/- . The parcel is located directly west of E. Schrock Road and north of E. New Field Drive (Tax ID 18N01W22B017); within Section 22, Township 18 North, Range 01 West, Seward Meridian, Alaska. In Tanaina Community Council and Assembly District #6. (Petitioner/Owner: Kevin & Kelly Byman, Staff: Chris Curlin, Case # 2023-065)

THE ABBREVIATED PLAT HEARING WILL CONVENE AT **8:30 A.M.** on **June 28, 2023**, in **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