

The regular meeting of the Matanuska-Susitna Borough Abbreviated Plat Hearing was held on September 13, 2023, at the Matanuska-Susitna Borough, Conference Room 110, located at 350 E. Dahlia Avenue, Palmer, Alaska. The meeting was called to order at 8:30 a.m. by Platting Officer Fred Wagner.

1. INTRODUCTION

A. Introduction of Staff

Staff in Attendance:

- Mr. Fred Wagner, Platting Officer
- Ms. Theresa Taranto, Administrative Specialist

2. UNFINISHED BUSINESS:

(None)

3. PUBLIC HEARINGS:

- A. MOOSE WALLOW KAVALOK:** The request is to create three lots from Parcel C2, to be known as **Moose Wallow Kavalok**, containing 40 acres +/- . The property is located south of E. Murphy Road, west of N. Buffalo Mine Moose Creek Road, and directly north of E. Moose Wallow Avenue, (Tax ID# 19N02E28C002); within the SW ¼ Section 28, Township 19 North, Range 02 East, Seward Meridian, Alaska. In the Buffalo Mine / Soapstone Community Council and in Assembly District #1. *(Petitioner/Owner: Hanson Land Solutions, Anton P. Jr. & K.A. Kavalok, Staff: Chris Curlin, Case # 2023-093)*

Platting Officer, Fred Wagner read the case description into the record.

Ms. Theresa Taranto provided the mailing report.

- Stated that 23 public hearing notices were mailed out on August 22, 2023.

Platting Officer, Fred Wagner opened the public hearing for public testimony.

There being no one to be heard, Platting Officer, Fred Wagner closed the public hearing.

- Invited the petitioner or their representative to provide their comments.

Craig Hanson, the petitioner's representative agrees with the conditions.

Discussion moved to the motion.

MOTION: Platting Officer Fred Wagner moved to approve with 8 conditions. There are 6 findings of fact.

- B. BEAR RIDGE PHASE 1 RSB:** The request is to create one lot from Lots 1 & 2, Block 4, Bear Ridge Phase 1, Plat No. 2005-83, to be known as **LOT 1A**, containing 3.831 acres +/- . The parcel is located north of E. Caswell Lakes Road, (Tax ID#s 5717B04L001/L002); within Section 10, Township 22 North, Range 04 West, Seward Meridian, Alaska. In Susitna Community Council and Assembly District #7. *(Petitioner/Owner: Kenneth & Margaret Anderson, Staff: Amy Otto-Buchanan, Case # 2023-097)*

Platting Officer, Fred Wagner read the case description into the record.

Ms. Theresa Taranto provided the mailing report.

- Stated that 12 public hearing notices were mailed out on August 22, 2023.

Platting Officer, Fred Wagner opened the public hearing for public testimony.

There being no one to be heard, Platting Officer, Fred Wagner closed the public hearing.

- Invited the petitioner or their representative to provide their comments.

The petitioner/petitioner's representative was not present.

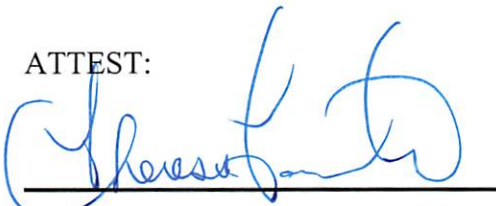
Discussion moved to the motion.

MOTION: Platting Officer Fred Wagner moved to approve with 5 conditions. There are 6 findings of fact.

4. ADJOURNMENT

With no further business to come before the Platting Officer, Fred Wagner adjourned the meeting at 8:33 a.m.

ATTEST:



THERESA TARANTO,
Platting Administrative Specialist



FRED WAGNER, PLS
Platting Officer