

# MATANUSKA-SUSITNA BOROUGH

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

PLATTING OFFICER  
Fred Wagner

PLATTING  
ADMINISTRATIVE SPECIALIST  
Kayla Kinneen



PLATTING TECHNICIANS  
Amy Otto-Buchanan  
Matthew Goddard  
Chris Curlin

PLATTING ASSISTANT

## ABBREVIATED PLAT AGENDA

ASSEMBLY CHAMBERS

350 EAST DAHLIA AVENUE, PALMER

**REGULAR MEETING**

**8:30 A.M.**

**April 17, 2024**

**Public Participation:** To participate in the Abbreviated Plat Hearing, you can attend in person, or you can submit written comments by email to [plattling@matsugov.us](mailto:plattling@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. **STONE MEADOWS:** The request is to create one lot from Lots 8 & 9, Block 9, Windsong, Plat No. 76-110, to be known as **STONE MEADOWS**, containing .918 acres +/- . The parcel is located south of Knik River, north of S. Old Glenn Highway and directly south of E. Wycoff Drive, (Tax ID#s 1169B09L008/L009); within Section 08, Township 16 North, Range 02 East, Seward Meridian, Alaska. *(Petitioner/Owner: Benjamin Stone, Staff: Amy Otto-Buchanan, Case #2024-038)*
- B. **MONTCLAIRE PH II RSB L11-12 B9:** The request is to create one lot from Lots 11 & 12, Block 9, Montclair PH II, Plat No. 85-73 to be known as **LOT 11A, BLOCK 9**, containing 1.91 acres +/- . The property is located north of W. Bonaparte Avenue, east of S. Vine Road, & south of Lucille Creek (Tax ID # 2993B09L011 / L012); within the NW ¼ Section 23, Township 17 North, Range 02 West, Seward Meridian, Alaska. In the Knik-Fairview Community Council and in Assembly District #4. *(Petitioner/Owner: John Barlow, Staff: Matthew Goddard, Case #2024-039)*
- C. **VIRGIL ECKERT:** The request is to create three lots from Lots 8, 9, 10, 11, 12, & 13, Virgil Eckert, Plat No. 2010-139 to be known as **VIRGIL ECKERT 2024**, containing 0.96 acres +/- . The property is located north of the Palmer Municipal Airport, south of E. Arctic Avenue,

and directly east of S. Gulkana street (Tax ID # 5006000L008 – L013); within the NE ¼ Section 04, Township 17 North, Range 02 East, Seward Meridian, Alaska. In the City of Palmer and in Assembly District #2. (*Petitioner/Owner: Wade Stahle, Staff: Matthew Goddard, Case #2024-041*)

THE ABBREVIATED PLAT HEARING WILL CONVENE AT **8:30 A.M** on **April 17, 2024**, 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