

MATANUSKA-SUSITNA BOROUGH

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

PLATTING OFFICER
Fred Wagner

PLATTING CLERK
Kayla Kinneen

PLATTING TECHNICIANS
Matthew Goddard
Chris Curlin
Wyatt Anderson



PLATTING BOARD
Chris Chiavetta, District 1
Michael Liebing, District 2
Eric Koan, District 3
Vice Chair Amanda Salmon, District 4
Chair Michelle Traxler, District 5
Sandra Kreger, District 6
Sidney Bertz, District 7
Karla McBride, Alternate A
Robert Hallford, Alternate B

PLATTING BOARD AGENDA **ASSEMBLY CHAMBERS** **350 E DAHLIA AVENUE PALMER**

PLATTING BOARD MEETING

1:00 P.M.

April 17, 2025

Ways you can participate in Platting Board meetings:

IN PERSON

IN WRITING: 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

TELEPHONIC TESTIMONY: (Audio only)

(We are having intermittent technical difficulties with our software; if you would like to submit comments, please submit comments to the email address above by the Wednesday before the meeting.)

- Dial 1-855-290-3803; you will hear “Joining conference” when you are admitted to the meeting.
- You will be automatically muted and able to listen to the meeting.
- When the Chair announces audience participation or a public hearing you would like to speak to, press *3; you will hear “Your hand has been raised.”
- When it is your turn to testify you will hear “Your line has been unmuted.”
- State your name for the record, spell your last name, and provide your testimony.

OBSERVE: You can observe the meeting via the live stream video at:

- <https://www.facebook.com/MatSuBorough>
- Matanuska-Susitna Borough – YouTube

1. CALL TO ORDER

- A. Roll Call and Determination of Quorum (by Secretary)
- B. Pledge of Allegiance
- C. Approval of Agenda

2. APPROVAL OF MINUTES

A. April 3, 2025

3. AUDIENCE PARTICIPATION & PRESENTATIONS

A. **PERSONS TO BE HEARD** (Three minutes per person for Items not scheduled for public hearing)

4. UNFINISHED BUSINESS

(None)

5. RECONSIDERATIONS/APPEALS

(None)

6. PUBLIC HEARINGS

A. **NORTHERN SKY ESTATES**: The request is to create 2 lots from Tax Parcel A5 (W1/2 SE1/4 NE1/4 & W1/2 NE1/4 SE1/4), to be known as **NORTHERN SKY ESTATES**, containing 39.91 acres +/- . The property is located north of W. Horizon Drive, south of W. Hazel Avenue, and west of S. Knik Goose Bay Road (Tax ID #16N03W13A005); within the E 1/2 Section 13, Township 16 North, Range 03 West, Seward Meridian, Alaska. In the Knik-Fairview Community Council and in Assembly District #5. (Petitioner/Owner: Bryan Morgan & Codruta Morgan, Staff: Matthew Goddard, Case # 2025-026)

7. ITEMS OF BUSINESS & MISCELLANEOUS

(None)

8. PLATTING STAFF & OFFICER COMMENTS

A. Adjudicatory (If needed)

o *Definition*: Law. To hear and settle an issue or a question regarding code.

B. Upcoming Platting Board Agenda Items (Staff: Fred Wagner & Clerk: Kayla Kinneen)

- May 1, 2025, Platting Board Meeting, we have 3 cases to be heard:
 - o Bella Ridge MSP
 - o Rockin Elk
 - o North Village

9. BOARD COMMENTS

10. ADJOURNMENT