

MATANUSKA-SUSITNA BOROUGH

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

PLATTING OFFICER
Tyler Young

PLATTING
ADMINISTRATIVE SPECIALIST
Kayla Smith



PLATTING TECHNICIANS
Matthew Goddard
Chris Curlin
Cayman Reynolds

PLATTING ASSISTANT
Connor Herren

ABBREVIATED PLAT AGENDA ASSEMBLY CHAMBERS 350 EAST DAHLIA AVENUE, PALMER

REGULAR MEETING

8:30 A.M.

May 13, 2026

Public Participation: To participate in the Abbreviated Plat Hearing, you can attend in person, or you can submit written comments by email to plattings@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. **RUNWAY RIDGE:** The request is to create two lots from Parcel 18N01E16A031, to be known as **RUNWAY RIDGE**, containing 10.01 acres +/- . The property is located north of Wolfe Lake, east of North Wasilla Fishhook Road, and west of Dandy lake (Tax ID # 18N01E16A031); within the NE ¼ Section 16, Township 18 North, Range 01 East, Seward Meridian, Alaska. In the Fishhook Community Council and in Assembly District #1.
(Petitioner/Owner: Wendy & Thomas Hudzinski, Staff: Cayman Reynolds, Case #2026-040)
- B. **SHELBY 2026:** The request is to create two lots from Block 1 Lots 3A & 3B, Shelby RSB, Plat No. 99-125 and Block 1, Lot 2, Shelby Subdivision, Plat No. 79-231 to be known as **SHELBY 2026**, containing 12.22 acres +/- . The property is located east of Doc's Creek, west of S Dock Circle, and south of E Knik River Road (Tax ID # 1842B01L002, 4923B01L003A & L003B); within the SE ¼ Section 23, Township 16 North, Range 03 East, Seward Meridian, Alaska. In Community Council #19 South Knik River and in Assembly District #1.
(Petitioner/Owner: Linda Stiffler Living Trust, Staff: Matthew Goddard, Case #2026-041)

- C. **MY KIDS FARM**: The request is to create four lots from Tract 19A, Alaska State Land Survey, Plat No. 2002-24 to be known as **MY KIDS FARM**, containing 374.69 acres +/- . The property is located west of West Point Mackenzie Road, directly east of South Guernsey Road, and directly north of West Holstein Avenue (Tax ID # 5281000T019A); within the NE ¼ Section 19, Township 15 North, Range 04 West, Seward Meridian, Alaska. In the Point Mackenzie Community Council and in Assembly District #5. (*Petitioner/Owner: Mark Brouillet, Staff: Cayman Reynolds, Case #2026-043*)

4. ADJOURNMENT

THE ABBREVIATED PLAT HEARING WILL CONVENE AT **8:30 A.M** on **May 13, 2026**, 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