

The regular meeting of the Matanuska-Susitna Borough Abbreviated Plat Hearing was held on October 7, 2026, at the Matanuska-Susitna Borough, Assembly Chambers, located at 350 E. Dahlia Avenue, Palmer, Alaska. The meeting was called to order at 8:30 a.m. by Platting Officer Tyler Young.

1. INTRODUCTION

A. Introduction of Staff

Staff in Attendance:

- Mr. Tyler Young, Platting Officer
- Mr. Connor Herren, Platting Assistant

2. UNFINISHED BUSINESS:

(None)

3. PUBLIC HEARINGS:

- A. SEVENTEEN MILE CREEK:** The request is to create three lots from Tract A, ASLS 84-35, Plat No. 85-3 to be known as Seventeen Mile Creek, containing 16.21 acres +/- . The property is located east of Kroto Creek, west of Seventeen Mile Creek, and north of W. Petersville Road (Tax ID # 2941000T00A); within the NW ¼ Section 16, Township 26 North, Range 07 West, Seward Meridian, Alaska. In the Trapper Creek Community Council and in Assembly District #7. *(Petitioner/Owner: Robert Ross, Staff: Matthew Goddard, Case #2026-105)*

Platting Officer, Tyler Young, read the case description into the record.

Mr. Connor Herren provided the mailing report.

- Stated that 15 public hearing notices were mailed out on September 15, 2026.

Platting Officer, Tyler Young, opened the public hearing for public testimony.

There being no one to be heard, Platting Officer, Tyler Young closed the public hearing.

Invited the petitioner/petitioner's representative to speak.

The petitioner/petitioner's representative was not present.

MOTION: Platting Officer Tyler Young moved to approve with 7 conditions. There are 8 findings of fact.

- B. FATHER AND SONS:** The request is to create 3 lots from Tract 2, MSB Waiver 2003-297 PWm, recorded as 2003-038965-0, (Tax ID# 17N02W27B006), to be known as Father And Sons, containing 4.67 acres +/- . The property is located directly south of W. Hollywood Road and west of W. White Birch Drive; within the NW ¼ Section 27, Township 17 North, Range 02 West, Seward Peak, Alaska. In the Knik-Fairview Community Council and in Assembly District #5. *(Petitioner/Owner: Viktor Damyan, Staff: Chris Curlin, Case #2026-106)*

Platting Officer, Tyler Young, read the case description into the record.

Mr. Connor Herren provided the mailing report.

- Stated that 43 public hearing notices were mailed out on September 15, 2026.

Platting Officer, Tyler Young, opened the public hearing for public testimony.

There being no one to be heard, Platting Officer, Tyler Young closed the public hearing.

Invited the petitioner/petitioner's representative to speak.

The petitioner/petitioner's representative was not present.

MOTION: Platting Officer Tyler Young moved to approve with 8 conditions. There are 5 findings of fact.

4. ADJOURNMENT

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



TYLER YOUNG
Platting Officer

ATTEST:



CONNOR HERREN,
Platting Assistant