

MATANUSKA-SUSITNA BOROUGH

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

PLATTING OFFICER
Fred Wagner

PLATTING
ADMINISTRATIVE SPECIALIST
Kayla Kinneen



PLATTING TECHNICIANS
Matthew Goddard
Chris Curlin
Natasha Heindel

PLATTING ASSISTANT
Connor Herren

ABBREVIATED PLAT AGENDA

CONFERENCE ROOM 110

350 EAST DAHLIA AVENUE, PALMER

REGULAR MEETING

8:30 A.M.

October 16, 2024

Public Participation: To participate in the Abbreviated Plat Hearing, you can attend in person, or 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.

1. INTRODUCTION

A. Introduction of Staff

2. UNFINISHED BUSINESS:

(None)

3. PUBLIC HEARINGS:

A. **HARMONY POINTE PH 1 LOT 15A BLOCK 1:** The request is to create one lot from Lots 5 and 6, Block 1, HARMONY POINTE PH 1 (Plat # 2003-103), to be known as **HARMONY POINTE PH 1 LOT 15A BLOCK 1**, containing 2.38 acres +/- (Tax ID's 5399B01L005 & 5399B01L006) The plat is located directly north of E. Four Seasons Drive and directly west of S. Charming Valley Loop, located within the NW ¼ Section 21, Township 17 North, Range 01 East, Seward Meridian, Alaska. In the Gateway Community Council and Assembly District #2. *(Petitioner/Owner: Last Frontier Contracting, Staff: Chris Curlin, Case #2024-112)*

B. **LUCKY LINDY 2018 ADDITION LOT 5E:** The request is to create one lot from Lots 5C and 5D, Block 5, Lucky Lindy Addition 2018, Plat 2018-156, to be known as **Lucky Lindy 2018 Addition Lots 5E**, containing 2.05 acres +/- The plat is located directly north & east of the cul-de-sac at the eastern end of N. Skyvan Circle, located within the NW ¼ Section 21, Township 18 North, Range 01 East, Seward Meridian, Alaska. In the North Lakes Community Council and Assembly District #6. *(Petitioner/Owner: Dale & Beverly Tallman, Staff: Chris Curlin, Case #2024-114)*

THE ABBREVIATED PLAT HEARING WILL CONVENE AT **8:30 A.M** on **October 16, 2024**, in the **CONFERENCE ROOM 110** 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