

**MATANUSKA-SUSITNA BOROUGH
ABBREVIATED PLAT AGENDA**

**PLATTING OFFICER
(TBD)**

**ACTING PLATTING OFFICER
Eileen Probasco**

**PLATTING DIVISION
ADMINISTRATIVE SPECIALIST
Sloan Von Gunten**



**PLATTING STAFF
Peggy Horton, Platting Technician
Amy Otto-Buchanan, Platting Technician
Cheryl Scott, Platting Technician**

*Conference Room 119 of the
Dorothy Swanda Jones Building
350 E. Dahlia Avenue, Palmer*

**FEBRUARY 10, 2016
CONFERENCE ROOM 119
REGULAR MEETING
8:30 A.M.**

1. INTRODUCTION

A. Introduction of Staff.

2. PUBLIC HEARINGS

A. WAYNE MURRAY (owners/petitioners): The request is to create two lots from Tract C, Bluff Park Estates, Plat No. 94-38, to be known as **LOT C1 & C2, BLUFF PARK ESTATES**, containing 2.89 acres +/- . Located within SE ¼ Sec 29, T17N, R01W, S.M. AK, lying south at W. Fairview Loop, directly west of S. Coleman Drive. Community Council: Knik-Fairview, Assembly District: #3: George McKee

B. GARY CLATT AND MATTHEW VOS & LAUREN DOBRANSKY (owners/petitioners): The request is to adjust the common lot line between Lots 2 & 3, Eckert #2 Tract 6B Re-Subdivision to be known as **ECKERT LOTS 2A & 3A**, containing 1.93 acres +/- . The lot line adjustment will eliminate a structural setback violation. Located within Sec 01, T17N, R02E, S.M. AK, lying east of N. Smith Road and north of E. Browns Avenue. Community Council: Butte, Assembly District: #1: Jim Sykes

C. JOSEPH LABA, PR FOR ESTATE OF SUSAN SCHNEIDER (owners/petitioners): The request is to combine Lots 12 & 13, Block 7, Mission Hills Phase II, Plat #84-124, into one new lot to be known as **12A, BLOCK 7, MISSION HILLS PHASE II**, containing 0.92 acres +/- . Located within Sec 06, T17N, R01W, S.M. AK, lying west of N. Church Road and southeast of W. Youngtree Drive. Community Council: City of Wasilla, Assembly District: #4: Steve Colligan

D. MERIDIAN PARK MEDICAL HOLDINGS, LLC (owners/petitioners): The request is to divide Lot 2, Block 5 Country Field Estates VIII, into 2 lots to be known as **LOTS 2A & 2B, BLOCK 5, COUNTRY FIELD ESTATES VIII**, containing 3.12 acres +/- . Located within SW ¼ Sec 06, T17N, R01E, S.M. AK, lying at the intersection of N. Seward Meridian Parkway and N. Meridian Place. Community Council: South Lakes, Assembly District: #3: George McKee

E. DIETMAR & INGEBORG WONDRAK (owners/petitioners): The request is to create four

Public Hearing Procedures are located on the back side of the Agenda

lots from Parcel A, MSB Waiver #94-22-PWm, recorded in Book 785, Page 397 (Tax Parcel D10), to be known as **WONDRAK LAKSIDE VILLA**, containing 26.81 acres +/- . Located within SE ¼ SE ¼ Sec 25, T19N, R05W, S.M. AK, lying on the northwest shore of Rainbow Lake and east of N. Crystal Lake Road. Community Council: Willow, Assembly District: #7: Randall Kowalke

In order to be eligible to file an appeal from a decision of the Platting Officer, a person must be designated an *interested party* pursuant to MSB 15.39.010. An *interested party* means (a) the applicant before the Platting Officer; or (b) any person affected by the decision who appeared before the Platting Officer and made oral or written presentation. The procedures governing appeals to the Platting Board are contained in MSB 43.35.003, which is available on the borough Internet home page (www.matsugov.us), in the Borough Clerk's office, or at various libraries within the borough.

PUBLIC HEARING PROCEDURES

1. Platting Officer states item to be addressed.
2. **Public Hearing Notices:** Secretary states number of public hearing notices sent out, date sent, and responses thereto.
3. **Staff Report:** The Platting Officer gives an overview of the project.
4. **Platting Officer opens the public hearing:**
5. **Public Testimony:** Members of the public are invited to sign in and testify before the platting officer. Public Testimony is limited to three (3) minutes. The time limit may be extended at the discretion of the Platting Officer.
6. **Public hearing is closed by the Platting Officer.** No further public input is appropriate.
7. **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. The time limit may be extended at the discretion of the Platting Officer.
8. **Motion to Approve:** Motion to approve is made by the Platting Officer. No further unsolicited input from petitioner is appropriate.