

**MATANUSKA-SUSITNA BOROUGH
ABBREVIATED PLAT AGENDA**

PLATTING OFFICER
Fred Wagner

**PLATTING DIVISION
ADMINISTRATIVE SPECIALIST**
Sloan Von Gunten

PLATTING ASSISTANT
VickieLee Fenster



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

*Conference Room 110 of the
Dorothy Swanda Jones Building
350 E. Dahlia Avenue, Palmer*

**SEPTEMBER 14, 2016
CONFERENCE ROOM 110
REGULAR MEETING
8:30 A.M.**

1. INTRODUCTION

A. Introduction of Staff.

2. PUBLIC HEARINGS

A. COMFORT HOMES AND INVESTMENTS LLC, VADIM SHAPORDA

(owners/petitioners): The request is to create two lots from Lot 3, Block 1, **INDIAN HILL** Subdivision, Plat No. 79-312, to be known as **LOT 3A and LOT 3B**, containing 1.09 acres +/- . Access is N. Hoka Hay Circle, a City of Wasilla owned and maintained street. Parent Parcel is within the City of Wasilla limits and is served by City water. Lot 3B is a flag lot, pursuant to MSB 43.20.300(D). Located within Sec 03, T17N, R01W, S.M. AK, lying north of the Wasilla Junior and Senior High School and the New Iditarod Elementary School, southwest of N. Wasilla-Fishhook, south of E. Blind Nick Drive and directly east of N. Hoka Hay Circle. Community Council: N/A, Assembly District: #4 Steve Colligan

B. JOHN & SUZANNE KANGAS (owners/petitioners): The request is to divide Parcel 1 of MSB Waiver 82-98-PWm (recorded as 82-159W) into 3 lots to be known as **KANGAS TRACTS**, containing 14.96 acres +/- . Located within the NE ¼ NE ¼ Sec 20, T17N, R02w, S.M. AK, lying north of W. Misty Lake Circle. Community Council: Knik-Fairview, Assembly District: #7 Randall Kowalke

C. EAGLE EYE SECURE STORAGE, LLC & 4161 SELDON ROAD

LLC(owners/petitioners): The request is to divide Tax Parcels C4 and D8 into two new lots to be known as **EAGLE EYE-SELDON** (name to be changed), containing 9.16 acres +/- . Located within Sec 30, T18N, R01E, S.M. AK, Lying north of Tait Drive, between E Grumman Circle and E. Seldon Road. Community Council: North Lakes, Assembly District: #6 Barbara Doty

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

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

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.