

**MATANUSKA-SUSITNA BOROUGH
ABBREVIATED PLAT AGENDA**

PLATTING OFFICER

Fred Wagner

PLATTING DIVISION

ADMINISTRATIVE SPECIALIST

Sloan Von Gunten



PLATTING STAFF

Peggy Horton, Platting Technician

Amy Otto-Buchanan, Platting Technician

Cheryl Scott, Platting Technician

Assembly Chambers of the
Dorothy Swanda Jones Building
350 E. Dahlia Avenue, Palmer

**FEBRUARY 3, 2021
REGULAR MEETING
8:30 a.m.**

Ways to participate in Platting Board meetings:

IN PERSON: Should you wish to testify in person, please adhere to the 6-foot distance between yourself and others. It is highly recommended that you bring your own mask to wear.

IN WRITING: 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

TELECONFERENCE (Audio only): To call into the meeting for public testimony, please adhere to the following guidelines.

****ATTENTION:** For those using the telephonic system please be advised that we have been having recent technical problems. For public participation, submission of written comments or in-person testimony is preferred. Once public comments are closed, all public participation is also closed. *(the Mat-Su Borough is not responsible if technical difficulties occur during the meeting and the audio must be shut down).*

- You may use the following Phone number: [+1 907-290-7880](tel:+19072907880), [769247901#](tel:+19072907880) United States, Anchorage, Phone Conference ID: 769 247 901#
- Enter the phone number with the phone conference ID, then the # sign;
- This will allow you to listen to meeting by the Microsoft Teams Meeting (Skype).
- You will be automatically muted and able to listen to the meeting.
- When the Chair announces audience participation or a public hearing you would like to speak to, press the hand on Teams "Your hand has been raised."
- When it is your turn to testify the platting officer will ask you your name.
- State your name for the record, spell your last name, and provide your testimony.
- This is not a question and answer session. This is only for stating your concerns and comments.
- If you cannot access the telephonic system please call the Mat-Su Borough Platting's main phone line for directions. 907-861-1903

1. INTRODUCTION

A. Introduction of Staff

2. PUBLIC HEARINGS

A. **DENALI MORGAN:** The request is to combine Lots 8 & 9, Block 2, Suncrest, Plat #91-70 to be known as **LOT 8A, BLOCK 2, SUNCREST**, containing 2.55 acres +/-.
The property is located west of S. Echo Lake Drive, east of S. Old Burma Road and north of W. Alta Drive (Tax ID #3838B02L008 & 3838B02L009); within the SE ¼ Section 32, Township 17 North, Range 03 West, Seward Meridian, Alaska. Community Council: Big Lake and in Assembly District #5 Mokie Tew

- B. **PENN JERSEY DRILLING INC:** The request is to create four lots from Tax Parcel B6, to be known as **PENN JERSEY ESTATES**, containing 128.06 acres +/- . This project is located south of W. Parks Hwy at approximately Mile 51 and east of S. Ridgecrest Road (Tax ID # 217N02W17B006), within Section 17, Township 17 North, Range 02 West, Seward Meridian, Alaska. Community Council: Meadow Lakes and in Assembly District #7: Tam Boeve

THE ABBREVIATED PLAT HEARING WILL CONVENE AT **8:30 A.M.** on **February 3, 2021**, in the **Assembly Chambers** at the Dorothy Swanda Jones Building, 350 E. Dahlia Avenue, Palmer, Alaska. **Please follow all public protocols in relation to the mandates regarding Covid-19 for public participation.**

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