



# MATANUSKA-SUSITNA BOROUGH

## Planning and Land Use Department

350 East Dahlia Avenue • Palmer, AK 99645

Phone (907) 861-7822 • [www.matsugov.us](http://www.matsugov.us)

## WATERBODY SETBACK ADVISORY BOARD AGENDA

Edna DeVries, Mayor

Michael Brown, Borough Manager

CJ Koan, (Vice-Chair) Planning Commission  
Kendra Zamzow, MSB Fish and Wildlife  
Matthew LaCroix, Mat-Su Salmon Habitat Partnership  
Tim Alley, Design & Construct Stormwater Abatement Background  
Bill Klebesadel, Design & Construct Stormwater Abatement Background  
William Haller, Home Builder, Lending, Real Estate Background  
Carl Brent, At-Large  
Bill Kendig (Chair), At-Large  
Jeanette Perdue, At-Large

PLANNING & LAND USE DEPARTMENT  
Alex Strawn, Planning & Land Use Director  
Jason Ortiz, Planning & Land Use Deputy Director  
Wade Long, Development Services Manager  
Fred Wagner, Platting Officer

**Location:**

*Lower Level Conference Room of the  
DSJ Building  
350 E. Dahlia Ave., Palmer*

Support Staff: Alex Strawn, Planning & Land Use Director

**REGULAR MEETING**

**5:00 P.M.**

**March 5, 2025**

### Ways to participate in the meeting:

**IN PERSON:** You will have 3 minutes to state your oral comment.

**IN WRITING:** You can submit written comments to Alex Strawn at [Alex.strawn@matsugov.us](mailto:Alex.strawn@matsugov.us) and Lacie Olivieri at [Lacie.olivieri@matsugov.us](mailto:Lacie.olivieri@matsugov.us). Written comments are due at noon on Friday prior to the meeting.

### REMOTE PARTICIPATION VIA MICROSOFT TEAMS:

Meeting ID: 238 371 884 983

Passcode: 36ZU2uH6

Or

Dial in by phone: 907-290-7880

Phone conference ID: 527 595 020#

- I. CALL TO ORDER, ROLL CALL, AND DETERMINATION OF QUORUM
- II. APPROVAL OF AGENDA
- III. PLEDGE OF ALLEGIANCE

- IV. APPROVAL OF MINUTES: Regular Meeting: February 26, 2025
- V. AUDIENCE PARTICIPATION (*three minutes per person for items not scheduled for public hearing*)
- VI. STAFF/AGENCY REPORTS
- A. Staff Report – Alex Strawn
- VII. ITEMS OF BUSINESS
- A. Draft Ordinance - AN ORDINANCE OF THE MATANUSKA-SUSITNA BOROUGH ASSEMBLY AMENDING MSB 17.02 MANDATORY LAND USE PERMIT, MSB 17.55 – SETBACK AND SCREENING EASEMENTS, MSB 17.65 VARIANCES, MSB 17.80 NONCONFORMING STRUCTURES AND MSB 17.125 DEFINITIONS.
- B. Draft Resolution - A RESOLUTION OF THE MATANUSKA-SUSITNA BOROUGH WATERBODY SETBACK ADVISORY BOARD RECOMMENDING CHANGES TO MSB 17.55 – SETBACK AND SCREENING EASEMENTS, MSB 17.02 – MANDATORY LAND USE PERMIT, AND MSB 17.65 - VARIANCES.
- VIII. AUDIENCE PARTICIPATION (*three minutes per person for items not scheduled for public hearing*)
- IX. BOARD MEMBER COMMENTS
- X. ADJOURNMENT