

**MATANUSKA-SUSITNA BOROUGH
PLATTING DIVISION**
350 EAST DAHLIA AVENUE
PALMER, ALASKA 99645

RECEIVED
MAR 17 2025
PLATTING

6170000L015 30
BLAND GREGORY
PO BOX 190282
ANCHORAGE, AK 99519-0282

**HANDOUT #1
SOUTH SHORE WATERFRONT MSP
CASE# 2023-098
MEETING DATE: MARCH 20, 2025**

NOTIFICATION OF PUBLIC HEARING

The Matanuska-Susitna Borough **Platting Board** will consider the following:

PETITIONER/OWNER: SETH KROENKE

REQUEST: The request is to create bring the approved **SOUTH SHORE WATERFRONT MASTER PLAN** back before the board for modification. Petitioner is proposing the northern access road be a private road. This will require the dedication of a new cul-de-sac at the beginning of the private road. Containing 34 acres +/- . The property is located South of Big Lake, West of S. Corkey Boulevard and directly North of W. Susitna Parkway; (Tax ID#17N04W35C009) within the SW ¼ Section 35, Township 17 North, Range 04 West, Seward Meridian, Alaska. In the Big Lake Community Council and in Assembly District #5.

The Matanuska-Susitna Borough **Platting Board** will hold a public hearing at the **Assembly Chambers** at the **Dorothy Swanda Jones Building**, 350 E. Dahlia Avenue, Palmer, Alaska, on the proposed **Subdivision**. The public hearing is scheduled for **March 20th, 2025**, starting at 1:00 p.m. We are sending you this notice as required by State Law and Borough Ordinances.

For comments regarding the proposed action, this form may be used for your convenience by filling in the information below and mail this notice to the MSB Platting Division, 350 E. Dahlia Avenue, Palmer, Alaska 99645 or e-mail: plattting@matsugov.us. Comments received from the public after the platting board packet has been written and sent to the Board will be given to the Platting Board in a "Hand-Out" the day of the meeting. Please do not send comments or questions directly to Platting Board members. Board members may not receive or engage in ex-parte contact with the applicant, other parties interested in the application, or members of the public concerning the application or issues presented in the application. **All public comments are due one (1) day prior, by 12:00 p.m** To request additional information please contact the Platting Technician, **Wyatt Anderson** at (907) 861-7872.

To view the agenda or meeting packet please go to the following link: www.matsugov.us/boards/platting.

[] No Objection [X] Objection [] Concern

Name: Gregory Bland Address: PO Box 190282 Anch. AK. 99519-0282

Comments: Traffic on S. Corkey Blvd will increase greatly from this new cul-de-sac. If S. Kroenke wants a private road make it access Susitna Pkwy not destroy Corkey Blvd with excess traffic. Corkey will require

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Note: Vicinity Map Located on Reverse Side

major upgrades to accommodate the volume of traffic from this cul-de-sac. It should meet Borough standards for the flow of so much of an increase.

