

The regular meeting of the Matanuska-Susitna Borough Abbreviated Plat Hearing was held on April 23, 2025, at the Matanuska-Susitna Borough, Assembly Chambers, located at 350 E. Dahlia Avenue, Palmer, Alaska. The meeting was called to order at 8:30 a.m. by Platting Officer Fred Wagner.

1. INTRODUCTION

A. Introduction of Staff

Staff in Attendance:

- Mr. Fred Wagner, Platting Officer
- Ms. Kayla Smith, Platting Administrative Specialist

2. UNFINISHED BUSINESS:

(None)

3. PUBLIC HEARINGS:

- A. PRESTONS HILLS LOT 15A BLOCK 3:** The request is to create 1 lot from Block 3, Lots 14, and 15 of, Preston Hills Subdivision, Plat No. 2009-31, to be known as Preston Hills Lot 15A Block 3 Subdivision, containing 1.9 acres +/- . The plat is located directly South of W. Glacier Peak Drive, West of S. Andrea Drive, and North of S. Preston Hills Drive; (Tax ID# 6881B03L013 & 6881B03L014); located within the NW ¼ Section 30, Township 17 North, Range 02 West, Seward Meridian, Alaska. In the Knik-Fairview Community Council and in Assembly District #5. *(Petitioner/Owner: Matthew & Sage Lakeman, Staff: Wyatt Anderson, Case #2025-043)*

Platting Officer, Fred Wagner, read the case description into the record.

Ms. Kayla Smith provided the mailing report.

- Stated that 66 public hearing notices were mailed out on April 1, 2025.

Platting Officer, Fred Wagner opened the public hearing for public testimony.

There being no one to be heard, Platting Officer, Fred Wagner closed the public hearing.

- Invited the petitioner or their representative to provide their comments.

The petitioner/petitioner's representative was not present.

MOTION: Platting Officer Fred Wagner moved to approve with 5 conditions. There are 5 findings of fact.

- B. EARLES LOT 1 AND LOT 2:** The request is to create two lots from Tract 1, Earles, Plat No. 2003-80,(Tax ID# 5379000T001) to be known as Earles Lot 1 and Lot 2, containing 8.45 acres +/- . Parcel is located north of E. Maud Road, south of E. Smith Road, and directly west of N. Smith Road, lying within Section 2, Township 17 North, Range 02 East, Seward Meridian, Alaska. In the Butte Community Council and Assembly District 1. *(Petitioner/Owner: Larry Earles, Staff: Chris Curlin, Case #2025-044)*

Platting Officer, Fred Wagner, read the case description into the record.

Ms. Kayla Smith provided the mailing report.

- Stated that 20 public hearing notices were mailed out on April 1, 2025.

Platting Officer, Fred Wagner opened the public hearing for public testimony.

There being no one to be heard, Platting Officer, Fred Wagner closed the public hearing.

- Invited the petitioner or their representative to provide their comments.

The petitioner/petitioner's representative was not present.

MOTION: Platting Officer Fred Wagner moved to approve with 6 conditions. There are 4 findings of fact.

4. ADJOURNMENT

With no further business to come before the Platting Officer, Fred Wagner adjourned the meeting at 8:32 a.m.



FRED WAGNER, PLS
Platting Officer

ATTEST:



KAYLA SMITH,
Platting Administrative Specialist