

MATANUSKA-SUSITNA BOROUGH

350 East Dahlia Avenue, Palmer, Alaska 99645 - 907-861-8683

BOROUGH MAYOR
Edna DeVries

BOROUGH CLERK
Lonnie R. McKechnie, CMC

BOROUGH MANAGER
Michael Brown

BOROUGH ATTORNEY
Nicholas Spiropoulos



BOROUGH ASSEMBLY
Tim Hale, District 1
Stephanie Nowers, District 2
Dee McKee, District 3
Robert Yundt, District 4
Mokie Tew, District 5
Jesse Sumner, District 6
Ron Bernier, District 7

ASSEMBLY AGENDA

ASSEMBLY CHAMBERS

350 EAST DAHLIA AVENUE, PALMER

ASSEMBLY REGULAR MEETING

6:00 PM

TUESDAY, JULY 19, 2022

[20-073](#)

Ways you can submit comment, participate telephonically, or observe the Assembly meeting:

IN WRITING: You can submit written comments to leg.com@matsugov.us

TELEPHONIC TESTIMONY:

- Dial 1-855-225-2326; You will hear “Joining conference” when you are admitted to the meeting.
- You will be automatically muted and able to listen to the meeting.
- When the Mayor announces audience participation or a public hearing you would like to speak to, press *3; you will hear “Your hand has been raised.”
- When it is your turn to testify you will hear “Your line has been unmuted.”
- State your name for the record, spell your last name, and provide your testimony.

OBSERVE: observe the meeting via the live stream video at:

- <https://matanuska.legistar.com/Calendar.aspx>
- <https://www.facebook.com/MatSuBorough>
- Matanuska-Susitna Borough - YouTube

I. CALL TO ORDER

II. ROLL CALL

III. APPROVAL OF AGENDA

IV. PLEDGE OF ALLEGIANCE

V. MINUTES OF PRECEDING MEETINGS

VI. REPORTS/CORRESPONDENCE

A. AGENCY REPORTS (MSB 2.12.082; Seven minutes per person)

- 1. Reports From Cities**
- 2. Matanuska-Susitna Borough School District**
- 3. State of Alaska**

B. COMMITTEE REPORTS

- 1. Joint Assembly/School Board Committee On School Issues**
- 2. Assembly Public Relations**

C. MANAGER COMMENTS

- 1. State/Federal Legislation**
- 2. Strategic Planning Issues**
- 3. 2024 Arctic Winter Games Update**

D. ATTORNEY COMMENTS

E. CLERK COMMENTS

F. CITIZEN AND OTHER CORRESPONDENCE

[22-122](#)

1. Animal Care and Regulation Board: 09/23/21
2. Board of Adjustment and Appeals: 04/20/22, BOAA 22-02 Final Decision
3. Historical Preservation Commission: Resolution No. 22-01
4. Knik-Fairview Community Council: 04/20/22, 05/04/22
5. Local Road Service Area Advisory Board: 05/19/22, Resolution No. 22-04
6. Meadow Lakes Community Council: 05/11/22
7. North Lakes Community Council: 04/28/22, 05/26/22
8. Platting Board: 04/21/22, 05/04/22
9. West Lakes & Central Mat-Su Joint FSA Board of Supervisors: 05/09/22

Attachments: [07/19/22 - Citizen and Other Correspondence](#)

G. INFORMATIONAL MEMORANDUMS

[IM 22-153](#)

Informing The Assembly Of The Manager's Intent To Consent To The Sublease Between Renewable IPP, LLC. And Energy 49, LLC. For The Houston Solar Farm Phase 1 Development.

Attachments: [2022-IM-153](#)

[IM 22-156](#)

Reporting Manager Waivers Of Formal Bidding Procedures In Accordance With MSB 3.08.320(B) For June 2022.

Attachments: [2022-IM-156](#)

VII. SPECIAL ORDERS

A. PERSONS TO BE HEARD (MSB 2.12.081; Three Minutes Per Person.)

(Requires 11 Days Advance Notice And Must Otherwise Be In Compliance With The Necessary Code Requirements. If No Advance Notice Is Given, Persons Wishing To Speak May Do So Under The Audience Participation Section Of The Agenda.)

B. PUBLIC HEARINGS (Three Minutes Per Person.)

[OR 22-057](#)

An Ordinance Amending MSB 43.05.015, Purpose And Scope, To Reference The 2022 Subdivision Construction Manual.

Attachments: [2022-OR-057](#)
[2022-IM-138](#)

[OR 22-063](#) An Ordinance Repealing MSB 15.30, Official Streets And Highways Plan Map; Amending MSB 17.55.004, by striking the unused definition “Official Streets And Highways Plan;” And Adopting MSB 15.24.030(B) (46), Official Streets and Highway Plan 2022 Update.

Attachments: [OR 22-063](#)
[IM 22-118](#)
[08/02/22 - McKee Reconsideration](#)

[OR 22-081](#) An Ordinance Waiving The Requirements Of MSB 19.08.020, Location Of School Buildings; Waiving The Requirements Of MSB 19.08.023, Site Approval Process For Lease Of Charter School Facilities; And Approving The Location Of Knik Charter School At 4401 Palmer-Wasilla Highway.

Attachments: [2022-OR-081](#)
[2022-IM-145](#)

C. AUDIENCE PARTICIPATION (Three Minutes Per Person.)

D. CONSENT AGENDA

1. RESOLUTIONS

[RS 22-067](#) A Resolution Amending The Scope Of Work And Title Of The Roof Replacement-Brett Memorial And Wasilla Pool Project, To Include The Willow And Talkeetna Ice Rink Repairs And Improvements.

Attachments: [2022-RS-067](#)
[2022-IM-157](#)

2. ACTION MEMORANDUMS

[AM 22-094](#) Vacate The 50-Foot Wide Public Use Easement, Recorded At 2004-021138-0, On The Southern Boundary Of Tax Parcel A11. Located In Section 4, Township 17 North, Range 3 West, Seward Meridian For The Beaver Flats Master Plan.

Attachments: [2022-AM-094](#)

[AM 22-095](#) Vacate The 50-Foot Wide Right-Of-Way To Include The Temporary Turnaround Shown As South Derby Drive Recorded On Meadowland Park Estates Plat No. 83-88. Located In Section 34, Township 17 North, Range 02 East, Seward Meridian, Alaska, Assembly District 1.

Attachments: [2022-AM-095](#)

[AM 22-096](#) Award Of Bid No. 22-161B To OT Enterprises, LLC. In The Contract Amount Of \$167,315 For Sunset Drive Improvements.

Attachments: [2022-AM-096](#)

VIII. UNFINISHED BUSINESS

[OR 22-015](#) An Ordinance Amending MSB 4.46, Historical Preservation Commission.

Attachments: [2022-OR-015](#)

[2022-IM-025](#)

[03/15/22 - Summer Amendment - NOT MOVED](#)

[OR 22-068](#) An Ordinance Approving The Sale Of Borough-Owned Land Identified As Lot 4 And Lot 5, Block 4, Matanuska Townsite, U.S. Survey 1169, To The Adjacent Property Owner, Kenneth And Myra Olson; And Repealing The Public Purpose Dedication Placed On The Borough Lot.

Attachments: [2022-OR-068](#)

[2022-IM-126](#)

IX. VETO

X. NEW BUSINESS

A. INTRODUCTIONS (For Public Hearing 08/02/22, Assembly Chambers)

[OR 22-082](#) An Ordinance Authorizing The Manager To Enter Into A Lease Of Borough-Owned Real Property Located Within The Meadow Lakes Community Council With QAP To Develop And Operate A Material Site.

Attachments: [OR 22-082](#)

[IM 22-149](#)

[OR 22-084](#) An Ordinance Accepting and Appropriating 2019 McKinley Fire Disaster Relief Funds In The Amount Of \$99,616.79 From The Federal Emergency Management Agency And The Alaska State Division Of Homeland Security And Emergency Management, To Fund 445, Project No. 55022.

RS 22-064: A Resolution Approving The Scope Of Work And Budget For 2019 McKinley Fire Disaster Relief Funds.

Attachments: [OR 22-084](#)
[RS 22-064](#)
[IM 22-151](#)

[OR 22-085](#) An Ordinance Approving The Sale Of Real Property Acquired Through Tax Foreclosure For Delinquent Real Property Tax Year 2017 And Prior, And Not Needed For Public Purpose.

Attachments: [OR 22-085](#)
[IM 22-152](#)

[OR 22-086](#) An Ordinance Accepting And Appropriating COVID-19 Disaster Relief Funds Of \$12,140.39 From The Federal Emergency Management Agency.

RS 22-065: A Resolution Approving The Amended Scope Of Work For COVID-19 Relief Funds From The Federal Emergency Management Agency.

Attachments: [OR 22-086](#)
[RS 22-065](#)
[IM 22-154](#)

[OR 22-087](#) An Ordinance Accepting And Appropriating \$33,300 In Anticipated Project Income During Fiscal Year 2023 For The Rail Extension Project From Port MacKenzie To The Mainline.

RS 22-066: A Resolution Establishing The Scope Of Work And Budget For Anticipated Project Income During Fiscal Year 2023 For The Rail Extension Project From Port MacKenzie To The Mainline.

Attachments: [OR 22-087](#)
[RS 22-066](#)
[IM 22-155](#)

B. MAYORAL NOMINATIONS AND APPOINTMENTS

1. VACANCY REPORT

[22-123](#)

Mayoral Requests for Confirmation

Attachments: [07/19/22 - Vacancy Report](#)

C. OTHER NEW BUSINESS

D. REFERRALS (For Referral To The Planning Commission For 90 Days Or Other Date Specified By The Assembly)

XI. RECONSIDERATION

XII. MAYOR, ASSEMBLY, AND STAFF COMMENTS

XIII. EXECUTIVE SESSION

XIV. ADJOURNMENT

Disabled Persons Needing Reasonable Accommodation In Order To Participate At An Assembly Meeting Should Contact The Borough ADA Coordinator At 861-8432 At Least One Week In Advance Of The Meeting.