


**SUBJECT:** Ordinance authorizing financing and confirming the assessment roll for West Raven Circle natural gas Local Improvement District No. 669.

**AGENDA OF:** January 6, 2026

**ASSEMBLY ACTION:**

**AGENDA ACTION REQUESTED:** Introduce and set for public hearing on January 20, 2026.

Route To	Signatures
Originator	Marcia vonEhr
Finance Director	 X Cheyenne Heindel Signed by: Cheyenne Heindel 12/10/2025
Borough Attorney	X Nicholas Spiropoulos Signed by: Nicholas Spiropoulos 12/10/2025
Borough Manager	X Michael Brown Signed by: Mike Brown 12/16/2025
Borough Clerk	X Estelle Wiese for LM Signed by: Estelle Wiese

**ATTACHMENT (S) :** Ordinance Serial No. 26-004 (4 pp)  
Ordinance Serial No. 26-005 (10 pp)  
Exhibit A (1 pp)  
Map (1 pp)

**SUMMARY STATEMENT:**

On January 7, 2025 the Assembly adopted Ordinance Serial No.24-109 creating West Raven Circle Natural Gas Local Improvement District. The construction has been completed and this ordinance is now before the Assembly to finance the improvements.

Ordinance Serial No. 26-004 confirms the assessment roll and Ordinance Serial No. 26-005 authorizes the financing for West Raven Circle Local Improvement District No. 669 as required by MSB 3.28.080 and MSB 3.28.120. Both ordinances are necessary to

complete the process for this local improvement district.

The total cost is to be equally assessed against the properties within the improvement district, including those properties not meeting MSB 3.28.080(B) criteria.

The West Raven Circle Natural Gas Local Improvement District is located in Assembly District #5.

**RECOMMENDATION OF ADMINISTRATION:**

## MATANUSKA-SUSITNA BOROUGH

## FISCAL NOTE

Agenda Date: January 6, 2026

**SUBJECT: Ordinance authorizing financing and confirming the assessment roll for West Raven Circle natural gas Local Improvement District No. 669.**

FISCAL ACTION (TO BE COMPLETED BY FINANCE)	FISCAL IMPACT <b>YES</b> NO
AMOUNT REQUESTED NTE \$11,663	FUNDING SOURCE Revolving Loans LIDS
FROM ACCOUNT # 620.000.000 4xx.xxx	PROJECT
TO ACCOUNT:	PROJECT #
VERIFIED BY: <div style="text-align: right;">12/10/2025</div> <div style="text-align: center;"> <input checked="" type="checkbox"/> <u>Liesel Zanto</u>  <small>Signed by: Liesel Zanto</small> </div>	

## EXPENDITURES/REVENUES:

(Thousands of Dollars)

OPERATING	FY2026	FY2027	FY2028	FY2029	FY2030	FY2031
Personnel Services						
Travel						
Contractual						
Supplies						
Equipment						
Land/Structures						
Grants, Claims						
Miscellaneous	11.7					
TOTAL OPERATING	11.7					

CAPITAL						
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REVENUE						
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## FUNDING:

(Thousands of Dollars)

General Fund						
State/Federal Funds						
Other	11.7					
TOTAL	11.7					

## POSITIONS:

Full-Time						
Part-Time						
Temporary						

## ANALYSIS: (Attach a separate page if necessary)

APPROVED BY:	<div style="text-align: right;">12/10/2025</div> <div style="text-align: center;"> <input checked="" type="checkbox"/> <u>Cheyenne Heindel</u>  <small>Signed by: Cheyenne Heindel</small> </div>
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IM 26-004  
OR 26-004  
OR 26-005

3)

15' PUE  
DOC #2019-005793-0 P

HLS

15' PUE  
DOC #2019-003975-0 P

20' PUE  
DOC #2019-003605-0 P

S ECHO LAKE DR

HILLS

7

6

5

4

3

2

1

W RAVEN CIR

ECHO HLS

1

(1)

SAME PERSON OWNS ALL THESE LOTS

Echo Lake

IM 26-004  
OR 26-004  
OR 26-005

**SPECIAL ASSESSMENT PER LOT \$3,887.67**

**Matanuska-Susitna Borough**  
*Real Property Selection List by Account Number*  
 LID669 WEST RAVEN CIRCLE

December 8, 2025

<u>Tax Account/Owner Name and Address</u>	<u>Zone</u>	<u>Map #</u>	<u>Subdivision</u>	<u>Land Appraisal</u>	<u>Bldg. Appraisal</u>	<u>Total Appraisal</u>	<u>Acre</u>
56101B01L002 CONOVER RUSSELL D PO BOX 873705 WASILLA, AK 99687-3705	0032	13	ECHO HLS	\$34,700.00	\$189,100.00	\$223,800.00	0.75
56101B01L003 DAVIS JAS E & LUCILLE A 2801 MERGANSER AVE ANCHORAGE, AK 99516-2704	0032	13	ECHO HLS	\$39,600.00	\$5,200.00	\$44,800.00	0.54
56101B01L004 HANSEN ROGER K REV TR PO BOX 520343 BIG LAKE, AK 99652-0343	0032	13	ECHO HLS	\$36,100.00	\$349,500.00	\$385,600.00	0.65
<b>Total Parcels in LID669: 3</b>				<b>\$110,400.00</b>	<b>\$543,800.00</b>	<b>\$654,200.00</b>	<b>1.94</b>

IM 26-004

OR 26-004

OR 26-005