

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
Michael Bowles, District 1
Stephanie Nowers, District 2
Dee McKee, District 3
Maxwell Sumner, District 4
Bill Gamble, District 5
Dmitri Fonov, District 6
Ron Bernier, District 7

ASSEMBLY AGENDA

ASSEMBLY CHAMBERS

350 EAST DAHLIA AVENUE, PALMER

ASSEMBLY REGULAR MEETING

6:00 PM

TUESDAY, MARCH 17, 2026

WAYS TO PARTICIPATE IN THE ASSEMBLY MEETING IF YOU CANNOT ATTEND IN PERSON:

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

- [26-049](#) A. Assembly Special Meeting Minutes: 02/14/26
- B. Assembly Regular Meeting Minutes: 02/17/26
- C. Assembly Regular Meeting Minutes: 03/03/26

Attachments: [03/17/26 - Minutes for Packet](#)

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 Committees
2. Assembly Public Relations

C. MANAGER COMMENTS

1. State/Federal Legislation
2. Strategic Planning Issues

D. ATTORNEY COMMENTS

E. CLERK COMMENTS

F. CITIZEN AND OTHER CORRESPONDENCE

[26-050](#)

1. Big Lake Community Council: 11/25/25
2. Glacier View Community Council: 12/18/25
3. Local Road Service Area Advisory Board: 01/15/26
4. Parks, Recreation, and Trails Advisory Board: 10/27/25, 11/24/25
Resolution No. 25-02
5. Planning Commission: 01/19/26
6. South Knik River Community Council: 11/20/25
7. South Lakes Community Council: 02/02/26, 03/02/26
8. Talkeetna Sewer & Water Board: 01/07/26, 02/04/26
9. Transportation Advisory Board: Resolution No. 26-01
10. Trapper Creek Community Council: 01/22/26
11. Water & Wastewater Advisory Board: 12/17/25
12. Willow Area Community Organization: 03/04/26

Attachments: [03/17/26 - Citizen and Other Correspondence](#)

G. INFORMATIONAL MEMORANDUMS

[IM 26-031](#) Informing The Assembly Of The Sale Of Borough-Owned Property Identified As Lot 247 Caswell Lakes To The Adjacent Property Owners, Armand Nyborg And Anja Dubberke.

Attachments: [IM 26-031](#)

[IM 26-054](#) Submittal Of A Historic Preservation Fund National Alliance of Preservation Commissions Forum Travel Grant Application To The Alaska Department of Natural Resources Parks And Outdoor Recreation Office For \$2,800 To Cover Expenses For One Member Of The Historical Preservation Commission To Attend The 2026 National Alliance Of Preservation Commissions Forum.

Attachments: [IM 26-054](#)

VII. SPECIAL ORDERS

A. AUDIENCE PARTICIPATION (You can speak under one of the audience participations on the agenda, but not both; Three Minutes Per Person.)

B. PUBLIC HEARINGS (Three Minutes Per Person.)

[OR 26-023](#) An Ordinance Approving The Sale Of Certain Borough-Owned Real Property Acquired Through Tax Foreclosure For Delinquent Real Property Tax Years 2019, 2018, And Prior; And Not Needed For A Public Purpose.

Attachments: [OR 26-023](#)
[IM 26-034](#)

[OR 26-029](#) An Ordinance Approving The Purchase Of A One-Acre Parcel Adjacent To The New Gateway Visitor Center In The Amount Of \$172,000 And Classifying The Property As Reserved Use Lands.

Attachments: [OR 26-029](#)
[IM 26-043](#)

C. AUDIENCE PARTICIPATION (You can speak under one of the audience participations on the agenda, but not both; Three Minutes Per Person.)

D. CONSENT AGENDA

1. RESOLUTIONS

[RS 26-020](#) A Resolution Amending The Scope Of Work For Dorothy Swanda Jones Building (DSJ) Water Intrusion Repair At Purchasing Project And Amending The Project Title To DSJ Environmental Systems Maintenance And Repair.

Attachments: [RS 26-020](#)
[IM 26-051](#)

[RS 26-021](#) A Resolution Approving Unincorporated Communities For Participation In The Fiscal Year 2027 Community Assistance Program.

Attachments: [RS 26-021](#)
[IM 26-052](#)

2. ACTION MEMORANDUMS

[AM 26-019](#) Approval Of Contract Amendment No. 3 For Contract No. 24-135P With Boutet Company, Inc. For The Design Of Kepler Drive Bridge Replacement And To Extend Contract Completion Date To July 30, 2027.

Attachments: [AM 26-019](#)

[AM 26-020](#) Award Of Bid No. 26-101B To McKenna Brothers Paving, Inc. In The Contract Amount Of \$1,233,338.93 For Bogard Road Service Area No. 25 Annual Road Maintenance.

Attachments: [AM 26-020](#)

[AM 26-021](#) Award Of Bid No. 26-104B To Battleground, LLC. In The Contract Amount Of \$1,684,117.83 For Gold Trail Road Service Area No. 28 Annual Road Maintenance.

Attachments: [AM 26-021](#)

[AM 26-022](#) Award Of Bid No. 26-105B To Smithsons In The Contract Amount Of \$3,038,010.42 For Knik Road Service Area No. 17 Annual Road Maintenance.

Attachments: [AM 26-022](#)

[AM 26-023](#) Award Of Bid No. 26-106B To McKenna Brothers Paving, Inc. In The Contract Amount Of \$832,815.50 For Midway Road Service Area No. 9 Annual Road Maintenance.

Attachments: [AM 26-023](#)

[AM 26-024](#) Award Of Bid No. 26-107B To Battleground, LLC. In The Contract Amount Of \$927,760 For Fairview Road Service Area No. 14 Annual Road Maintenance.

Attachments: [AM 26-024](#)

[AM 26-026](#) Award Of Bid No. 26-102B To Tews, Inc. In The Contract Amount Of \$1,227,952.67 For Big Lake Road Service Area No. 21 Annual Road Maintenance.

Attachments: [AM 26-026](#)

[AM 26-027](#) Approval Of Change Order No. 3 For Contract No. 22-090P(B) With Lounsbury & Associates, Inc. For The Design Of Hemmer Road Extension Project To Add \$62,983; And Extend The Completion Date To June 30, 2027.

Attachments: [AM 26-027](#)

[AM 26-028](#) Acceptance Of Late Filed And Retroactive Senior Citizen And Disabled Veteran Exemption Applications For The Period Of January And February 2026.

Attachments: [AM 26-028](#)

[AM 26-029](#) Award Proposal No. 26-096P To PND Engineers, Inc.; RESPEC Company, LLC; And R&M Consultants, Inc. For Annual Contracts Each Not To Exceed \$300,000 To Provide Structural And Hydraulic Infrastructure Engineering Services.

Attachments: [AM 26-029](#)

[AM 26-030](#) Award Of Bid No. 26-112B To Alaskan Industries Inc. In The Contract Amount Of \$122,670 For Brett Ice Rink Rubber Flooring Replacement.

Attachments: [AM 26-030](#)

[AM 26-031](#) Award Of Proposal No. 26-081P To Koniag Cyber Solutions, LLC. For The Three-Year Contract Amount Of \$526,833 To Provide Cyber Security Managed Detection And Response Services.

Attachments: [AM 26-031](#)

VIII. UNFINISHED BUSINESS

[OR 25-103](#) An Ordinance Repealing MSB 17.02, Mandatory Land Use Permit In Its Entirety; And Adopting MSB 17.07, Land Use Review.

Sponsors: Sumner

Attachments: [OR 25-103](#)
[IM 25-195](#)

IX. VETO

[RS 26-019](#) A Resolution Supporting A Joint Marketing Effort Between The Borough And Terra Energy Center Corporation For The Promotion And Development Of Designated Borough Lands To Solicit Expressions Of Interest From Large Power Consumers For Data Center, Energy Infrastructure, Advanced Manufacturing, And Industrial Development Opportunities.

Sponsors: Bernier and Fonov

Attachments: [RS 26-019](#)
[IM 26-050](#)
[03/17/26 - Mayoral Veto of RS 26-019](#)

X. NEW BUSINESS

A. INTRODUCTIONS (For Public Hearing 04/07/26 Assembly Chambers)

[OR 26-033](#) An Ordinance Extending The Time Limit For Completion Of Expiring Project Funds Through June 30, 2027.

Attachments: [OR 26-033](#)
[IM 26-053](#)

[OR 26-034](#) An Ordinance Accepting And Appropriating \$281,250 From The State Of Alaska, Department Of Commerce, Community, And Economic Development, Community Development Block Grant - Disaster Recovery Program, For The Hazard Mitigation Plan Update Project.

RS 26-022: A Resolution Approving The Scope Of Work And Budget For A Grant In The Amount Of \$281,250 For The Hazard Mitigation Plan Update Project And Authorizing The Manager To Enter Into An Agreement With The Alaska State Department Of Commerce, Community, And Economic Development.

Attachments: [OR 26-034](#)
[RS 26-022](#)
[IM 26-055](#)

[OR 26-035](#) An Ordinance Increasing The Compensation Of The Members Of The Board Of Equalization.

Attachments: [OR 26-035](#)
[IM 26-057](#)

[OR 26-036](#) An Ordinance Changing The Exemption To Weight Restrictions On Borough Roads For Emergencies Only.

Sponsors: Nowers and McKee

Attachments: [OR 26-036](#)
[IM 26-058](#)

B. MAYORAL NOMINATIONS AND APPOINTMENTS

1. VACANCY REPORT

[26-051](#) Mayoral Requests for Confirmation

Attachments: [3/17/26 Vacancy Report](#)

C. OTHER NEW BUSINESS

1. Motion To Amend Something Previously Adopted

[OR 26-020](#) An Ordinance Establishing An Exemption To Weight Restrictions On Borough Roads.
RS 26-010: A Resolution Establishing A Fee For Processing Requests For An Exemption To Weight Restrictions On Borough Roads.

Sponsors: McKee and Fonov

Attachments: [OR 26-020](#)
[RS 26-010](#)
[IM 26-027](#)
[03/17/26 - Nowers Possible Amendment](#)

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

XI. RECONSIDERATION

[OR 26-027](#) An Ordinance Amending MSB 3.28 To Increase The Property Owner Ballot Threshold For Contiguous Local Improvement Districts From 54 Percent To 67 Percent, And Remove The Provisions That Only Returned Ballots Are Considered In Tabulation.

Sponsors: Nowers and Bowles

Attachments: [OR 26-027](#)
[IM 26-039](#)
[03/17/26 - Bowles Reconsideration of OR 26-027](#)

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 (907) 861-8432 At Least One Week In Advance Of The Meeting.