

MATANUSKA-SUSITNA BOROUGH AGRICULTURE ADVISORY BOARD

Chairman – LaMarr Anderson (01)	Tony West (03)	Dylan Blankenship (06)	Kenneth Hoffman (10)
Vice Chair – Misty O'Connor (09)	Alexandria Hoffman (04)	Adam Jensi (07)	Thomas Bergey (11)
VACANT (02)	Jozef Slowik (05)	Craig Hanson (08)	Abby Raisanen(12)

MINUTES

**REGULAR MEETING
DSJ BUILDING
LOWER LEVEL CONFERENCE ROOM**

RECEIVED
OCT 16 2025
CLERKS OFFICE
**September 17, 2025
4:30 P.M.**

I. CALL TO ORDER; ROLL CALL

Mr. Anderson called the meeting to order at 4:34 p.m.

Members present and establishing a quorum were: LaMarr Anderson, Misty O'Connor, Jozef Slowik (by phone), Dylan Blankenship, Kenneth Hoffman, and Abby Raisanen

Members absent and excused: Tony West, Craig Hanson, Thomas Bergey

Members absent: Alexandria Hoffman, Adam Jensi

Staff present: Suzanne Reilly, Asset Manager

Margie Cobb, Department Administrative Specialist

II. APPROVAL OF AGENDA; PLEDGE OF ALLEGIANCE

Agenda approved as presented.

III. AUDIENCE PARTICIPATION (Limit 3 minutes)

Mark Troutman, Rob Wells, and Beverly Cutler spoke in support of development of legislation to allow for smaller ag parcels and urged the Board to move this forward as quickly as possible. Ms. Cutler also sent a letter, which is attached.

IV. APPROVAL OF MINUTES

The August 20, 2025 Minutes were approved as presented.

V. ITEMS OF BUSINESS

A. Staff Report – Ms. Reilly gave an update on the Board on the following topics:

1. Leatham/Pettitt QCD
2. Pt Mac Farms Update
3. KTNA Radio Interview re: Agriculture in the Upper Susitna Valley

B. MSB Ag Program Survey Results

Discussion on the survey results and its impact on the future work of the Board. It was agreed that the survey was helpful to address fundamental questions this Board had.

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- C. Work Session – Develop Draft Legislation
Investigate the feasibility of smaller parcels and more subdivisions and develop a recommendation to the Assembly while ensuring de minimis loss of agricultural land

Mr. Hoffman motioned to go into Committee As A Whole at 5:58 pm.; Mr. Blankenship seconded. Mr. Blankenship motioned to come out of Committee as a Whole at 6:18 pm; Mr. Hoffman seconded.

VI. MEMBER COMMENTS (Limit to 3 minutes)

- Ms. Raisanen: Shared about her fair participation.
- Mr. Hoffman: Farm Bureau did great during the Fair. Happy this Board is at a point to move forward.
- Mr. Slowik: Appreciated the informative survey. Important to remember that, as this is built, it will still be voluntary for property owners to opt in to.
- Ms. O'Connor: Expressed appreciation for the hard work that went into putting out the survey and how good it is to have members on this Board who farm.
- Mr. Blankenship: This is an important question that needs to be addressed for current owners and future land sales.
- Ms. Reilly: Appreciated thoughts shared by the Board. She distributed a couple handouts summarizing survey results and solutions to concerns expressed in the survey; per request of the Chairman, these will be emailed to all Board members tomorrow.

VII. NEXT MEETING: October 15, 2025

VIII. ADJOURNMENT

Mr. Anderson adjourned the meeting at 6:35 p.m.


LaMarr Anderson, Chairman

10/15/2025
DATE

ATTEST:



Margie Cobb
Department Administrative Specialist

Little Susitna Farm
8470 N. Russet Road
Palmer, AK 99645
(907) 232-3230
bevcut@gmail.com

September 9, 2025

MSB Agriculture Advisory Board
350 East Dahlia Avenue
Palmer, AK 99645

Dear Members of the Mat-Su Agriculture Advisory Board,

I write to you ahead of next week's September 17, 2025 meeting from the perspective of an original purchaser of a MSB Ag Rights parcel at the 1977 sale. Since that time I have experienced all nature of Ag issues in this state for all these decades. At last month's meeting, I waited patiently while I hoped the main topic on the agenda, the recent "Survey", would get addressed alongside the related issue raised before the board for years now about future parcel size for MSB agricultural parcels.

The purpose of this letter is to ask you to please take action at the upcoming meeting to actually send a proposal to the MSB Assembly about the last sentence above. Those of us from the '77 sale and other early '80's sales have been waiting so long for a determination of this issue (our estate planning is severely impacted) that we are likely to die before any of this gets resolved despite our best efforts to join cooperatively with the MSB in forward looking progress.

Today your board is stable, informed, and simply needs to weigh in to get something to the Assembly. Both Rob Wells (my neighbor) and myself, who both attend your meetings with great interest, purchased our Ag Rights parcels nearly 50 years ago. We believe we may be the only original owners from that sale still on their property. In 1977 MSB sold our Ag rights to us with a 20 year contract, which each of us fulfilled fully by the end of the 20 years, upon which MSB gave us our quitclaim deed. Since then, **28 more years have passed**, during which we have continued to faithfully farm, because we love doing that, even though we fulfilled the contract more than double its time long ago. If I might say so, Rob Wells' and our farm are both examples of exactly what the MSB wanted to accomplish with that 1977 program.

However, the issues confronting people now in 2025 about how to successfully farm in Alaska, as well as the inevitable MSB appropriate changes in its uses of its

lands over more than half a century, are very different situations now from the time the early Ag Programs for MSB parcels were in the making.

We don't pretend to have a magic vision, nor can we speak for all others who may have more recently obtained MSB Ag land. But we do believe that following our nearly fifty years of time, money, personal and professional efforts to use our land as MSB intended, it is time for a change. None of our heirs can afford to do what we did on such big parcels nor does it make any economic or practical sense for them to try.

But we would like to afford to a great many others the opportunity to live rurally as we have, to grow things in the ground, to provide food and other enhancements of life such as flowers, and to compensate the MSB appropriately with taxes for the privilege of doing so. Allowing 5 and 10 acre parcels would do just that. On property such as ours, the gorgeous views many would have on very livable parcels from which they would have access to nearby municipalities for jobs, schools, and stores would provide an incredible revenue to the borough.

Please help us find a way to benefit those coming after us like this, as well as for us to make necessary estate plans.

Very sincerely yours,

A handwritten signature in cursive script that reads "Beverly W. Cutler".

Beverly W. Cutler and Mark Troutman
(husband and diligent farmer though a man of few words)

Mat-Su Borough Survey Summary

Pros & Cons of Allowing Agricultural Parcels as Small as 10 Acres

Pros

Benefit	% Support	Comments
Easier land transfer to the next generation	72%	"It's hard to pass land to kids equally with current parcel sizes."
Improved food security	48%	"Smaller farms can help provide a more secure local source for farm products."
Lower financial burden for new farmers	48%	"Smaller parcels reduce the cost of entry into farming."
Better land utilization	44%	"Unused land could be farmed by future owners if protected."
Increased land lease opportunities	32%	"More parcels mean more chances to lease land for agriculture."
Support for niche/small-scale farming	—	"Think greenhouse operations, floriculture, and micro-farming—perfect for Alaska's climate."
Stronger community and tax revenue	—	"Smaller parcels could create a more diverse ag community and increase property tax revenues."

Cons

Concern	% Concerned	Comments
Gradual loss of agricultural land	44%	"This initiative will erode the rural lifestyle and transform large parcels into subdivisions."
Loss of large contiguous farming areas	36%	"Subdividing land breaks up the space needed for serious farming."
Risk of hobby farming over commercial agriculture	—	"Smaller parcels will only create hobby farms; people will still need day jobs."
Insufficient oversight and enforcement	—	"The Borough lacks the capacity to enforce ag use and prevent misuse."
Environmental and neighbor impacts	—	"Runoff, noise, and chemical use could affect nearby residents."
Increased pressure for residential development	—	"Ag land will be used for housing rather than farming."
Economic viability concerns for small farms	—	"Farming is hard and rarely profitable—smaller parcels won't change that."

🔗 Solutions to Concerns About Allowing 10-Acre Agricultural Parcels

Mat-Su Borough Agricultural Programs Survey – Response Planning

⚠️ Concern: Gradual Loss of Agricultural Land (44%)

Solutions:

- Implement **agricultural use covenants** on subdivided parcels.
 - Partner with **land trusts** to preserve farmland through easements.
 - Offer **tax incentives** only for actively farmed parcels.
-

⚠️ Concern: Loss of Large Contiguous Farming Areas (36%)

Solutions:

- Limit the number of subdivisions per original parcel.
 - Create **buffer zones** between parcels to maintain farming corridors.
 - Encourage **cooperative farming models** across adjacent small parcels.
-

⚠️ Concern: Risk of Hobby Farming Over Commercial Agriculture

Solutions:

- Provide **grants or startup support** for commercial-scale farming.
 - Require a **farm plan** for parcels receiving ag tax benefits.
 - Promote **education and mentorship programs** for new farmers.
-

⚠️ Concern: Insufficient Oversight and Enforcement

Solutions:

- Establish a **Borough Ag Compliance Office** or task force.
- Use **annual reporting** (e.g., Schedule F or farm activity logs).
- Leverage **community-based monitoring** and peer accountability.

⚠ Concern: Environmental and Neighbor Impacts

Solutions:

- Enforce **best practices for chemical use and waste management**.
- Require **setbacks and buffer zones** for livestock or spraying.
- Offer **training on sustainable farming** for small parcel owners.

⚠ Concern: Increased Pressure for Residential Development

Solutions:

- Restrict **non-agricultural development** on ag-zoned parcels.
- Allow **limited homesites** with strict acreage caps.
- Create **rezoning review boards** to evaluate development proposals.

⚠ Concern: Economic Viability of Small Farms

Solutions:

- Provide **access to shared equipment and co-op services**.
- Support **niche markets** like floriculture, honey, or greenhouse crops.
- Offer **marketing and distribution support** for small producers.

☒ President: Jodi Riddell
☒ Vice President: Margaret Billinger
☒ Secretary: Lisa Behrens
☐ Treasurer: Irene Crowley (notified absence)
☒ Director at Large: David Haggard
☒ Director at Large: Lindy Moss
☒ Director at Large: Michael Dale

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OCT 16 2025
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PO Box 520931
Big Lake, AK 99652-0931

General Membership Meeting – August 12, 2025 – 7:00 PM
Big Lake Lions Recreation Center

MINUTES

1.) Call to Order/ Determination of Quorum

By: Jodi Riddell Time: 7:05pm
Quorum: Yes Attendees: 21 members & guests

2.) Pledge of Allegiance

3.) Agenda Approval

Motion: Margaret Billinger Second: Yes

4.) Previous Meeting Minutes Approval (July 8, 2025)

Motion: Michael Dale Second: Yes Copy signed: Jodi Riddell

5.) Treasurer's Report

Checking: \$37,161.50 Savings: \$3,633.08 Money Market (Jordan Lake Park project): \$22,954.22

6.) Membership Report

Voting Members renewed for 2025: **81** (Plus 4 renewals) Associates (non-voting) renewed for 2025: **7**

7.) Presentation(s) (15 Minutes per presentation)

1. Telsche Overby and Rachel Christensen – Mat Su Health Foundation: New opportunities for residents of Big Lake and Houston. **Project #1:** Community interviews on financial hardship and needs, to be held at the Big Lake Library. See flyer posted on BLCC website (link below) for details. **Project #2:** October 18 is the tentative date for a Community Choice Health Ideas forum. 40 seats are available, preregistration is required. This is an opportunity for community members to propose ideas for use of grant monies in their community. Types of projects may be promoting physical or mental health, residents' wellbeing, community beautification etc. Sign up via this QR code or see the flyer posted on the community council website: www.biglakecommunitycouncil.com.



Scan to email your ideas to
ideas@healthymatsu.org

8.) Reports

1. Legislative (State House & Senate)
Senator Shower: Not available

Representative McCabe: In July visited homesites affected by the Bear Creek Fire – please everyone, be diligent about clearing trees and brush near residences and outbuildings. Last week, attended the commission of the new icebreaker vessel that is currently docked in Juneau. Meeting last evening with the US Secretary of Transportation regarding the Port Mackenzie facility, rail extension, gas line final investment decision expected this December. Open house and tours are being scheduled.

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2. Assembly (District 5)

Representative Gamble: Not available

3. Fire Service (West Lakes Fire Department) Chief Hightower: Thank you to Representative McCabe for his support. Need to stress and reinforce Rep. McCabe's exhortation to be attentive to clearing brush around structures. July was a record low month for WLFD emergency responses at 42 calls. 3 structure fires in the Big Lake area were the result of escaped outdoor burning, such as burn barrels or fire pits. Reminder: The Firewise Grant through BLCC provides smoke and CO alarms that WLFD distributes and assists Big Lake residents with installation.

4. Road Service Area: Andrew Traxler – Update from the RSA meeting the previous night (August 11). It is time for RIP (road improvement project) list development and submission to the MSB Assembly. Hoping for some federal money this coming year. Next RSA meeting will be October 11. Please use the MSB problem reporter for road issue notifications. It is a relatively new program that is showing itself to be quite effective. Here is a link to access the program: <https://problemreporter.matsugov.us/>



9.) Correspondence

1. 10060 The Green Spot, LLC – Marijuana License Notice Of Renewal
2. The Aardvark – Alcohol License Renewal Application Notice
3. Susitna Brewing – Liquor License Renewal Application Notice
4. Shepard's Island – Variance Application Notice

10.) Unfinished Business

1. Lake Setback Ordinance & Waterbody Setback Advisory Board – Update: Linn McCabe shared information from the most recent Planning Board meeting, where 5 of the 7 board members were present. The board did not support the legislation as it is currently written and voted it down 5 to 0. The Planning Commission took note of the large amount of public testimony and decided to send the legislation back to the Assembly, to revisit the matter with a new task force, which needs to include more citizen residents. August 18 is the next meeting of the Planning Commission, 6:00pm at the borough administration meeting. Al Bolea: August 20 is the last date to submit comments to the MSB Assembly prior to the September 4 Assembly meeting when this matter is to be addressed. <https://matsugov.us/boards/waterbody-setback-advisory-board>
2. 2025 BLCC Grants Committee – Update: All grants completed and paid. Move to finished business.
3. 2025 BLCC CIP (community improvement projects) Committee – Update: Cindy Bettine Three projects from FY 2026 have been resubmitted, with one new project submitted by Larry McKinstry.

11.) New Business

1. None

12.) Persons to be Heard (3 Minutes per person)

1. Larry McKinstry: Jordan Lake Park progress update. Fishers donation of over 300 cubic yards of topsoil for building a soccer field. Home Depot grant process is moving forward. 20 Community volunteers needed to assist the Home Depot volunteers to plant trees along the fence facing Big Lake Road. Reggie and Jay Joy have provided a donation to provide water access at the park. Progress is being made on grant funding for next year's construction priorities.

13.) Audience Participation (3 Minutes per person)

1.

14.) Announcements

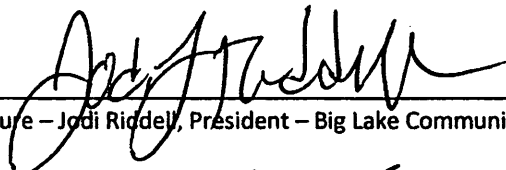
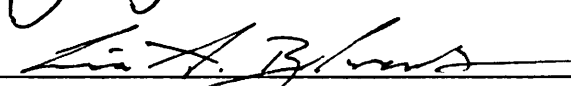
1. Cincy Bettine: Reminder that BLCC grant money paid for lift tickets and bus transportation for youth to the Skeetawk ski area. The tickets are still available, and bus transportation money is still with the recipient organization. Now that the road is finished, it is feasible to move forward with the project.
2. Margaret Billinger: The Big Lake Chamber of Commerce building has been renovated and beautified. The Pike fishing derby was a success. The Big Lake Chamber fall meeting schedule is being developed.
3. Linn McCabe: Ranked Choice Voting repeal initiative update.

15.) Board Member Closing Comments

1. Jodi Riddell: Reminder that BLCC Board elections are coming up in November
2. Margaret Billinger:
3. Irene Crowley:
4. Dave Haggard:
5. Lindy Moss:
6. Michael Dale: Reminder to check headlights, now that daylight hours are growing shorter and we are driving in the dark again. Please use turn signals. Please also follow rules of the road and appropriate lanes for passing. Happy birthday Jodi Riddell (tomorrow)
7. Lisa Behrens:

16.) Adjournment

Motion: Jodi Riddell Second: Yes Time: 8:03pm

	^{2025 β} 10-14-2024
Signature – Jodi Riddell, President – Big Lake Community Council	Date
	10/14/2025
Attestation – Lisa Behrens, Secretary – Big Lake Community Council	Date

____ President: Jodi Riddell (notified absence)
____ Vice President: Dave Haggard (notified absence)
____ x Secretary: Lisa Behrens
____ Treasurer: Irene Crowley (notified absence)
____ x Director at Large: Lindy Moss
____ x Director at Large: Michael Dale
____ Director at Large: Vacant

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OCT 16 2025

CLERKS OFFICE



PO Box 520931

Big Lake, AK 99652-0931

General Membership Meeting – September 9, 2025 – 7:00 PM
Big Lake Lions Recreation Center

MINUTES

1.) Call to Order/ Determination of Quorum

By: Michael Dale Time: 7:05pm
Quorum: No Attendees:

2.) Pledge of Allegiance

3.) Agenda Approval

Motion: n/a Second: n/a

4.) Previous Meeting Minutes Approval (August 12, 2025)

Motion: n/a Second: n/a Copy signed: n/a

5.) Treasurer's Report

Checking #1 (Community Revenue Sharing funds): \$37,417.48
Savings #1 (Membership Dues): \$3,653.08
Money Market #1 (Jordan Lake Park project): \$51,261.34

6.) Membership Report

Voting Members renewed for 2025: **88** (Plus 1 renewals) Associates (non-voting) renewed for 2025: **7**

7.) Presentation(s) (15 Minutes per presentation)

1. Taunnie Boothby – Mat Su Borough Planning Department, Hazard Mitigation Plan update. The MSB plan is in effect until February 2026. The 5-year update to the plan is in progress, and includes the following hazards: earthquake soils analysis, flooding, and erosion, plus two additional hazards for this update cycle: tsunami, permafrost and landslide instability. The public comment period is currently open and continue through October 15, 2025. Please see the MSB Hazard Mitigation Plan website <https://des.matsugov.us/pages/hazard-mitigation-plan>

8.) Reports

1. Legislative (State House & Senate)

Senator Shower: not available

Representative McCabe: 1. DOT has launched a long-range (30 year) transportation plan for Alaska.

2. Update on invasive species (such as elodea and northern pike) eradication program update. 3. Port Mackenzie update. The open house and tour last month were very successful, and the borough is working on another schedule of tours soon. 4. Railbed closure notice: The public access project has been unsuccessful, due to misuse on lands owned by CIRI. To renew the lease for these lands, better attention is required to prevent future misuse. Gates will be reconstructed, and compliance personnel are currently on location.

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2. **Assembly (District 5) Representative Gamble:** Unavailable due to School Board / Assembly meeting
3. **Fire Service (West Lakes Fire Department) Chief Hightower:** August emergency response summary. WLFD will be on-site for the Big Lake recreation center grand opening this Friday, September 12, from 3:00-7:00pm. There will be a 9/11 remembrance ceremony this Thursday at 7:00pm, that the public is welcome to attend. There will also be a wildfire mitigation event this coming Saturday, September 13.
4. **Road Service Area (RSA 21): Andrew Traxler:** no meeting to report on this month

9.) Correspondence

1. none

10.) Unfinished Business

1. **Lake Setback Ordinance & Waterbody Setback Advisory Board** – Update: Per Bill Gamble, Tuesday August 15, the ordinance will be brought before the MSB Assembly during the regular meeting. Interested persons are invited to participate in person or telephonically.
2. **2025 BLCC CIP (Community Improvement Projects) Committee** – Update: waiting to hear back about projects that were submitted last month.

11.) New Business

1. none

12.) Persons to be Heard (3 Minutes per person)

1. **Larry McKinstry** – update on Jordan Lake Park progress. Hydroseeding thanks to Jolt Services, C&C donated time to move topsoil provided by Fishers, 40 trees planted that were provided by the Home Depot grant program. Gravel pad for 2 pickleball courts is in place, waiting for dry weather to complete the courts. There will be a well dug, to have on-site water by the end of September. More grant applications are in progress.
2. **Jim Faiks** – Thank you to Greg Cartwright for \$35,000 donation for pickleball courts. Also, thank you to Rotary Club for their \$10,000 donation. There will be a “get to know rotary” event at Susitna Brewing Co. on Monday September 22 at 6:00pm.

13.) Audience Participation (3 Minutes per person)

1. **Al Bolea** – update on what it was like to participate in a fire mitigation survey. “It’s well worth it. It’s free, and they’re nice people.”

14.) Announcements

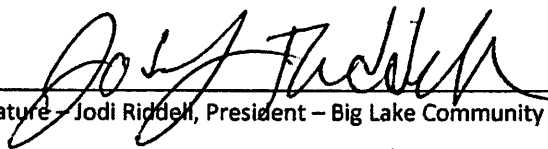
1. none

15.) Board Member Closing Comments

1. **Jodi Riddell:**
2. **Dave Haggard:**
3. **Irene Crowley:**
5. **Lindy Moss:** Please remember to turn on vehicle lights while driving after daylight hours.
6. **Michael Dale:** Mat Su Health Foundation summit coming up, community members needed to sign up and attend. Big Lake Chamber of Commerce is back in business and has a new board of officers. Big Lake Community Council Board elections coming up in November
7. **Lisa Behrens:**

16.) Adjournment

By: Michael Dale Second: n/a Time: 7:48pm

	<u>10-14-2025</u>
Signature – Jodi Riddell, President – Big Lake Community Council	Date
	<u>10/14/25</u>
Attestation – Lisa Behrens, Secretary – Big Lake Community Council	Date

Minutes from Big Lake RSA #21
Monday August 11, 2025
Fire Station 73, 10073 W. Parks Hwy, Big Lake 6:30pm

- **Attending:** Andrew Traxler, Terry Gorlick, Nate Suing, Garland Morrison New Board Member: Randy Richard

Borough Staff: **Dustin Spidal**- Ops Branch Manager, **Seth Hansen**- Road Maintenance Superintendent O&M

Meeting Summary with Focus on Road Maintenance and Funding Review

Action Items

Terry Distribute future agendas in advance Ensure agendas are sent out at least five to Seven days prior to meetings via email and Facebook.

Andrew Reach out to Jonathan for project updates Contact Jonathan Tyler projects done outside information supplied by Seth or Dustin

Andrew Provide zone maps to board members Send updated zone maps to all board members for project planning.

Terry Request funding update from Bill Gamble Ask Bill Gamble to confirm status of funding for Jolly Creek drainage and Cherrywood projects.

Andrew Prepare for next meeting's rip list vote Board members to propose and prioritize new projects for the annual rip list by next meeting.

Overview

- Board reviewed and approved agenda and minutes.
- Community updates highlighted ongoing road maintenance issues, especially potholes and grading quality.
- Major road projects discussed: Birch Lake paving (\$83,909), additional projects, \$100,000 for Dawson, \$500,000-\$750,000 for Horseshoe Lakes).
- DOT budget shortfalls and funding challenges impacting maintenance and upgrades.
- Discussion of public construction, periodic maintenance, and contract details (Davis-Bacon wage compliance, COLA adjustments).
- Emphasis on prioritizing projects for the annual 'rip list' and balancing funding across zones.
- Community safety concerns raised, including speeding and signage needs.

Meeting Opening, Agenda, and Minutes Approval

- Pledge of Allegiance and roll call completed; all members present, including new member Randy Richard.

- Agenda previously posted on Facebook; commitment to email agenda at least 5 days in advance to members and staff in future.
- Agenda reviewed; no opposition to approval.
- Motion to approve agenda requested.

Community Updates by Zone (Road Conditions & Issues)

- Board members provided community updates for Zone 1 and Zone 2.
- Identified potholes at Beaver Lake Road (four-way stop) and Tom Parker/Hawk Lane; require repair.
- Wolf Road potholes filled but not cut out or compacted; issues persist after grading.
- Calcium chloride applied to some roads, but not all; Wolf Road missed application.
- Zone 2 reported no serious issues; continued maintenance and grading frequency to be verified with Borough staff.

Staff and Contractor Project Updates

- Wolf Road identified for inspection per Garland's mention.
- Zone 3 experiencing material crowding in road centers; confirmation needed by Seth.
- Zone 4 requires fall grading; current moisture insufficient for effective grading without added water.
- Grader work leaving berms on road edges, causing water retention and improper drainage, especially on Echo and Berm roads.
- Follow-up needed as previous instructions to remove berms were not completed.

Major Project Reports, Budget, and Funding Challenges

- Birch Lake paving completed for \$83,909; another project cost \$28,740.
- Dawson Drive surface course and ditching to be finished for \$11,000–\$12,000. Additional work required not to exceed \$100,000.
- W Airigin Drive intersection flooding addressed by lifting 100 feet of road 8 inches; estimated cost under \$10,000.
- Horseshoe Lakes project: first half-mile to be surcharged and reconstructed; right-of-way acquisition at 65%.
- DOT cut \$3 million from statewide M&O budget; federal match is 97%, state 3%.

DOT Budget Shortfall, Funding Negotiations, and Road Transfers

- \$289,000 invested in new guardrail on borough-maintained section of Big Lake Road.
- Estimated \$1 million more needed for guardrail over next 3 years.
- Complaints about school bus and traffic access; Big Lake Road not prioritized as promised.
- Discussion of road maintenance trade-offs with DOT, including paving Horseshoe Lakes and Echo Lakes.
- Consensus: Will not take on additional road sections without prior improvements by the state.

Contract Details, Wage Compliance, and Maintenance Schedules

- Overlay on Big Lake Road paved too thin; aggregate size required thicker layer.

- Fractured rocks on surface indicate poor asphalt durability; expected to unravel soon.
- Proper bridge design requires 20-foot concrete approach slabs for load adjustment and drainage.
- Periodic maintenance budget: \$188,256; no Schedule B work completed in RSA 21 this season.
- Routine maintenance (e.g., brushing) is a monthly cost; striping last done two years ago, next due next contract cycle.

Periodic Maintenance, Public Construction, and Pricing Discussion

- Schedule B funds can be used for crack sealing, striping, or public construction in FY27 (after July 1).
- FY24 public construction budget started at \$186,403.50; current balance is \$83,000; over \$100,000 spent.
- Davis-Bacon wage requirements apply to contracts exceeding \$25,000 cumulatively; first \$25,000 excluded, then all work is Davis-Bacon.
- 80% of contractors comply with Davis-Bacon; main contractor pays Davis-Bacon rates year-round.
- Periodic maintenance includes crack sealing, striping, and snow hauling; covered under Schedule B.

Project Prioritization, Rip List, and Community Safety

- Road maintenance priorities include crack sealing, striping, and addressing deteriorating asphalt, especially on wrap roads and heavily used corridors.
- Public construction fund balance: **\$88,300**; annual funding for public construction: **\$186,000**; typical project allocation: **\$50,000** per season for improvements.
- Recent repairs include Echo Lakes culvert failure (cost: **\$4,000–\$5,000**), Beaver Lake Road shoulder erosion (requires **160 cubic yards** of D1), and Puritan Road grading and compaction.
- Routine maintenance (Schedule A) covers snow plowing and pothole filling; reserve account: **\$267,370**; recent COLA adjustment: **1.6%** increase (planned for 4%).
- Alternative maintenance methods for recycled asphalt roads discussed; oiling and rolling is significantly cheaper (**\$5,000** per tanker) than full repaving (**\$200,000**).

Public Input, Board Comments, and Community Council Announcements

- Road safety improvements above 35 mph require voter approval.
- Consideration of additional 35 mph speed limit signs; report on quantity at next board meeting.
- Discussion of solar-powered, radar speed limit signs; eight purchased for RSH 25 in spring, which also count traffic.
- Traffic study: 85th percentile speed is 65 mph in a 35-mph zone.
- Drainage issue at Lakes Boulevard involves compounded runoff from multiple roads; pre-design and engineering to address, with potential project costs ranging from \$50,000 to \$250,000.

Rip List Review, Project Planning, and Board Assignments

- Borough manager proposed a 7¢ fuel tax to fund road projects due to lack of state matching funds.
- Assembly voted to place the fuel tax on the ballot as an advisory vote; decision to be reconsidered in December.

- Proposed tax aims to shift some road funding from property owners to all road users, including non-property owners and visitors.
- If passed, 50% of fuel tax revenue would reduce property taxes, 50% would fund road improvement projects (RIP list).
- Board members discussed prioritizing and updating the 2024-2026 RIP list, focusing on projects by zone and available funding.

Additional focus and key points

The meeting discussed several key points related to road maintenance and infrastructure projects. Here are the highlights:

1. ****Road Projects****: Updates on ongoing road projects were shared, including the status of Dawson Drive, West Susitna, and possible improvements to roads like Airigin off Henry Aaron.
2. ****Funding and Budget****: The costs associated with various projects were outlined, with estimates provided for additional work needed on roads. A mention was made of the \$100,000 needed for improvements to Dawson.
3. ****Drainage Issues****: Concerns were raised about water drainage problems at intersections, particularly on unmaintained sections of Henry Aaron, and strategies for improving drainage were discussed, including the lifting of roads and installation of ditches.
4. ****Culverts and Ditches****: The necessity to address culvert failures and the need for proper ditching along several roads was emphasized to prevent flooding and ensure proper water flow.
5. ****Community Concerns****: Residents' inquiries and complaints regarding non-maintained roads and the process for upgrades were addressed, particularly focusing on how communities are impacted by maintenance decisions.
6. ****Public Construction and Negotiations****: Discussions included the potential for public construction projects and improvements, as well as ongoing negotiations with the Department of Transportation regarding maintenance funding.
7. ****Gas Tax Proposal****: An update on the proposed seven-cent fuel tax intended to provide alternative funding sources for road maintenance was shared, including community reactions and the legislative process.
8. ****Rip List and Future Projects****: The importance of updating the rip list for upcoming projects was noted, with board members encouraged to contribute ideas for road upgrades, particularly prioritizing areas in need.

In addition: The criteria mentioned for prioritizing roads on the rip list for future maintenance projects included:

1. ****Condition of the Road****: The current state of the road, including any significant deterioration or issues that affect safety and usability.
2. ****Community Impact****: The extent to which the road is used by residents, including its importance to local traffic and accessibility, especially to essential services like schools.
3. ****Previous Upgrades and Designs****: Consideration was given to roads that have already been designed or had previous funding allocated, making them more viable for prompt action.
4. ****Funding Availability****: The availability of funds or potential funding sources, such as state or federal aid, which would support the proposed upgrades.
5. ****Utility Considerations****: The necessity to relocate utilities along the road, which can greatly influence the feasibility and cost of maintenance projects.

6. ****Coordination with Other Projects****: The potential to combine projects or leverage improvements across multiple nearby roads for efficiency and cost-effectiveness.

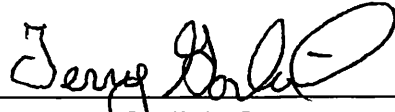
7. ****Historical Context****: Roads that have been on the list for a long time without receiving attention may be prioritized to address longstanding community concerns.

Overall, these criteria aim to ensure a balanced approach that maximizes the positive impact on the community while being mindful of budgetary constraints and logistical considerations.

Approved by Board



Andrew Traxler -Primary
10/13/2025



Terry Gorlick- Secretary
10/13/2025

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OCT 14 2025

CLERKS OFFICE

Reso # **25-01**

A RESOLUTION OF ROAD SERVICE AREA #15, CASWELL SUBMITTING AN
APPROVED 2026 ROAD SERVICE AREA IMPROVEMENT PLAN FOR ROAD
IMPROVEMENT PROJECTS TO THE ASSEMBLY FOR REVIEW AND APPROVAL.

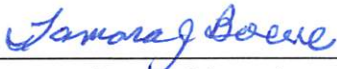
WHEREAS, the Annual Road Improvement Project List is
developed for road improvement projects in each road service area;
and

WHEREAS, the Road Improvement Project List has been presented
to area residents by this Road Service Area Board of Supervisors;
and

WHEREAS, the Matanuska-Susitna Borough Assembly reviews and
approves the Road Improvement Project List; and

NOW THEREFORE BE IT RESOLVED, that Road Service Area #15,
Caswell Supervisors concur with this Road Improvement Project List
and request the Matanuska-Susitna Borough Assembly approve it as
submitted.

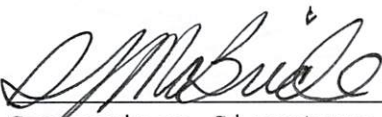
ADOPTED by Road Service Area #15, Caswell Board of
Supervisors:



Supervisor Signature



Supervisor Signature



Supervisor Signature

Date: 10 / 13 / 2025



MATANUSKA-SUSITNA BOROUGH PUBLIC WORKS DEPARTMENT
 2025 ROAD SERVICE AREA ROAD IMPROVEMENT PROJECT LIST
 ACCOUNT # 30038

ROAD SERVICE AREA #15
 CASWELL LAKES



ASSEMBLY: Dist 7, Ron Bernier
 RSA SUPERINTENDENT: Wade Lyndaker
 RSA PRIMARY: Donna McBride
 RSA ALT: Tamara Boeve
 RSA ALT: Sheena Fort

PRIORITY STATUS	ROADS / LOCATION	DESCRIPTION OF WORK	ESTIMATED COST	Target Design	Target Construction
N/A	RSA-WIDE	ROAD RECONDITIONING		N/A	Annually
N/A	RSA-WIDE	PAVEMENT MAINTENANCE		N/A	Annually
1	Sand Pile Storage Development	Develop a Sand Storage Area (Clearing & Access)	\$75,000.00	2026	2026
2	Dolly Varden (0.67 mi)	Design / Utility Relocate / ROW Acquisition / Construct Improvements / Surfaceing	\$300,000.00	2026	2028
3	Dog Sled (0.50 mi)	Design / Utility Relocate / ROW Acquisition / Construct Improvements / Surfaceing	\$200,000.00	2027	2034
4	Caswell Lakes Alternate Route Feasibility Study	Feasibility Study / Preliminary Engineering	\$75,000.00	2026	TDB
5	Bendapole Rd (0.35 mi)	Design / Utility Relocate / ROW Acquisition / Construct Improvements / Paving (use match funds)	\$420,000.00	Complete	2030
6					
7					



Central Mat-Su FSA Board of Supervisors Meeting

OCT 21 2025

CLERKS OFFICE

Station 61 – 101 W. Swanson Ave. Wasilla, AK

Chairman: D. Eller
Vice Chairman: J. Steele

Board Members: B. Davis
L. Szipszky
C. Robinson

August 11, 2025 – 6 P.M.

REGULAR BUDGET MEETING MINUTES

I. CALL TO ORDER

The meeting of the Central Mat-Su Fire Service Area Board of Supervisors was called to order at 6:00 pm by James Steele on August 11, 2025, at Central Mat-Su Fire Station 6-1, 101 W Swanson Ave, Wasilla, AK 99654.

II. ROLL CALL & DETERMINATION OF QUORUM

Board Members present and establish a quorum for the Central Mat-Su FSA:

Chairman Dave Eller, Vice Chairman James Steele, Brian Davis, and Luke Szipszky.

Also present: Michael Keenan, Chief, Central Mat-Su Fire Department (CMSFD); Ken Barkly, Director, Emergency Services; Maria Worrell, Administrative Assistant; Shari Lamz, Emergency Support Specialist

III. PLEDGE OF ALLEGIANCE

"Pledge of Allegiance" led by Chief Keenan

IV. APPROVAL OF AGENDA

MOTION: Luke Szipszky moved to approve the agenda
Craig Robinson – 2nd the motion

VOTE: The motion passed unanimously.

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over

V. APPROVAL OF MINUTES FROM PREVIOUS MEETING

West Lakes/Central Mat-Su Fire Department (May 12, 2025)

MOTION: Luke Szipszky moved to approve the minutes from the previous meeting as corrected.
Craig Robinson – 2nd the motion

VOTE: Motion passed unanimously.

VI. CHIEF'S REPORT

Budget

- Early in the budget year.
- We will be watching the increased cost of everything very closely.
 1. F-500
 2. Turn-outs

Community Risk Reduction Efforts

- **May**
 1. 12 Events
 2. 2100 Kids/Adults reached
 3. 21 Smoke alarms installed
 4. 3 CO alarms installed
 5. 34 address signs
- **June**
 1. 9 Events
 2. 4900 Kids/Adults reached
 3. 23 Smoke alarms installed
 4. 5 CO alarms installed
 5. 4 address signs
- **July**
 1. 5 Events
 2. 4700 Kids/Adults reached
 3. 13 Smoke alarms installed
 4. 2 CO alarms installed
 5. 6 address signs

Training

- Annual live fire drills – May-June (4 weeks of live fire)
- Structure fire drills – Commercial vs Residential Drills
- Annual water supply drills – Water supply, Drafting, Anchor shuttles

Thank You Presentation – Home Depot

- Home Depot donated 4 kid-sized folding picnic tables used for events at the stations. Jessie Bryant and Chief Anderson created a 'Thank you' plaque using Central's laser engraving machine. The wood was milled from the trees cut down at Station 6-2.

Monthly Run Reports

- **May Total – 202**
 1. Structure Fires – 7
 2. RV – 1
 3. Vehicle Fires – 4
 4. Rescue Calls – 100
 - Medical Assists – 69
 - Lift Assists - 5
- **June Total – 219**
 1. Structure Fires – 2
 2. Vehicle Fires – 5
 3. Rescue Calls – 93
 - Medical Assists – 69
 - Lift Assists - 2
- **July Total – 247**
 1. Structure Fires – 7
 2. Wildland Fire – 2
 - Central sent one type 3 engine and a tender as well as 5 personnel to support wildland in the Heely fire.
 3. Vehicle Fires - 6
 4. Rescue Calls – 97
 - Medical Assists – 63
 - Lift Assists – 5

Staffing Update

- Battalion Chief testing in progress.
 1. 7 candidates took the written exam.
 - 3 internal, 4 external
 2. 4 selected to move on to the simulation labs scheduled for August 12th, 2025.
 - 3 internal, 1 external
 3. Chief's interviews on Friday, with selections done by the end of week.
- A new group of Basic Fire Fighters starts August 11, 2025.

Station 5-2 Property

- We have enough funding for the building design, dirt work, well, driveway and possibly foundation.
- Building cannot start until we have the funds.

Training Campus

- The hydrant and ditch line repair work has begun.
- 95% of design is complete for the technical rescue pad.
 1. The estimated cost meets available funding to construct the confined space and collapse building props.

Annex Roof Project

- Completed in June.

Tactical Tender

- Delivery has been delayed 1 more month due to a scheduling conflict with the third-party pumper service testing agency.
- Final inspection will occur in the first week of September.

Engine Refurbishment

- First assembly meeting introduction tomorrow.
- Updated price \$1,018,973.00 with pre-pay discounts.
- Roughly \$50,000.00 increase for shipping (2-way).

Station Alerting Upgrade Project

- Requests for quotes are being processed.

Mid-Budget Brush Truck Purchase

- In the last three years, we have sold our two Squads and one 4-wheel drive engine to Mat-Su area fire departments.
 1. \$300,000.00 for the two squads.
 2. \$200,000.00 for the engine.
- Current Wildland Apparatus
 1. Two Type 3 (2009) wildland engines.
 - Brush 6-1 and 6-2
 2. Two Type 6 skid-style units
 - Brush 6-6 (2024 chassis with a 2011 skid unit)
 - Brush 5-2 (2012 chassis with a 2015 skid unit)

- 3. One Tactical Tender is being built.
 - Will be housed at 5-3
- Chief Keenan proposes a mid-year purchase of a wildland apparatus utilizing those funds, along with \$300,00.00 from the reserve for a total of \$800,000.00.
 - 1. Type 3/Tactical Tender
 - Three-person cab
 - 500 GPM 2-stage pump with CAFS
 - Same pump as the current Type 3 brush trucks.
 - 1500–2000-gallon water tank
 - 4-wheel drive
 - Pump and roll
 - Bumper-turret
 - 2. Purchasing this truck now
 - Will give us a third Type 3/tactical tender type apparatus to be housed at one of our staffed stations.
 - Currently, 5-1 does not have a wildland apparatus.
 - This would give us a newer Type 3 sooner and at a lower cost than waiting till the end of the fiscal year.

VII. MOTION FOR MID-BUDGET PURCHASE OF BRUSH TRUCK

MOTION: Craig Robinson moves to approve Mid-year Brush Truck Purchase.
 Brian Davis – 2nd the motion

VOTE: Motion passed unanimously

VIII. MOTION TO COMBINE TWO PART-TIME POSITIONS TO MAKE ONE FULL-TIME POSITION

MOTION: Luke Szipszky moves to approve the combination of two part-time positions to one full-time position.
 Craig Robinson – 2nd the motion.

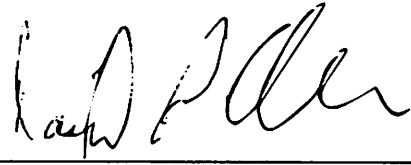
VOTE: Motion passed unanimously.

IX. DIRECTOR BARKLEY BUDGET COMMENTS

- Tight budget next fiscal year.
- Be mindful of the impact the port will have on the department.

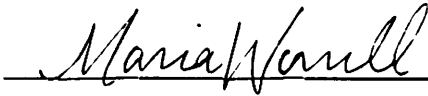
X. ADJOURNMENT

Meeting adjourned at 6:54 pm



DAVE ELLER, Chairman, Central Mat-Su FSA B.O.S.

ATTEST:



Maria Worrell, Administrative Assistant

Minutes approved on: October 13, 2025

MATANUSKA-SUSITNA BOROUGH
Enhanced 911 ADVISORY BOARD MINUTES

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OCT 17 2025
CLERKS OFFICE

August 12, 2025

The regular meeting of the Enhanced 911 Advisory Board was called to order at 9:00 a.m. by Chairman, Casey Cook.

Advisory Board members in attendance establishing a quorum were:

Kenneth Kleewein, MSB IT
Casey Cook, MSB EM
Lori Criqui, MatCom

Luke Szipszky, Palmer Police
Andrew Gorn, AST
Aleeha Travis, MTA

Also in attendance were: Joel Butcher, MatCom; Nick Srebernak, MSB GIS; Zack McRae, MSB Telecom; Donny Lane and Erica Bishop, DPS; Michelle Hoyt, Kingman Romberg, and Derek Martin, MSB IT; Whitney Daw, Palmer Dispatch; Tracy Woelfel, MSB EOC; Mike Brown, MSB; Christine O'Connor, Alaska TeleCo; Rusty Bellanger, MSB SD; and Carlos Simmonds, Motorola.

A quorum was present, and due notice had been published.

APPROVAL OF AGENDA: The agenda was approved as amended; moving Carlos Simmonds Motorola Presentation from Persons to Be Heard, to Informational Item D.

APPROVAL OF MINUTES: There was no objection to the approval of the June 10, 2025, minutes.

PERSONS TO BE HEARD

None

REPORTS

GIS

Mr. Srebernak stated:

1. He recently returned from the ESRI Conference and came away with a lot of good information and was able to network with other GIS and Addressing folks. He appreciates the funding support from this group to attend the conference.
2. For imagery, they are on pace to get info to MatCom in the next six weeks or so and then go back out to RFP in the fall for the next 3-year phase.

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OLD BUSINESS

Telecommunication Service Priority Program (TSP)

Chairman Cook said he would touch base with Ms. Hoyt to bring her up to speed on the borough's interest in doing the TSP program. Ms. Travis explained that TSP is the service which would allow the telephone for emergency services to have priority over any other incident or mass calling event.

ACS Circuits

Ms. Travis stated: The ACS Eastwire Center is being decommissioned. AT&T is also pulling out their radio services as well as their SS7 connectivity to Anchorage. July 31st was the deadline for ACS and June 30, 2026, is the deadline for AT&T.

NEW BUSINESS

Mat-Com Training Reimbursement – APCO \$7,340

Ms. Criqui stated: They are formally requesting reimbursement for the APCO conference two of their dispatchers attended in July. They don't have the final receipts together yet, but expect the proposed amount of \$7,340 should cover their expenses. Ms. Laughlin stated that we don't normally cover "incidentals" as noted on their request, but that we could cover their conference fees instead (which were not on the request). Ms. Criqui agreed that would be a good option.

MOTION: Mr. Klewein moved, and Mr. Szipszky seconded, to approve up to \$7,340 in reimbursement costs for the APCO conference. All were in favor, none were opposed.

Vice Chair Election

Ms. Laughlin stated: With Mr. Shelton retiring, we are now in need of voting for a new Vice Chair. She asked for nominations from the floor and Ms. Criqui nominated herself. No other nominations were heard, and there was no opposition to Ms. Criqui becoming the new Vice Chair. All were in favor.

Technology Projects

None

INFORMATIONAL ITEMS

- A. FY25 Surcharge Revenue Chart – No questions heard.
- B. FY25 E-911 Budget Performance Report – No questions heard.
- C. 911 Quarterly Dispatch Call Reports (Mat-Com and Palmer). – No questions heard.
- D. Carlos Simmonds from Motorola – Next Gen Core Services / ESInet Presentation

Mr. Simmonds presented a PowerPoint slide show on Next Gen Core Services (NGCS), ESInet, and Location Services. He shared best practices and what should be considered when embarking on the journey of Next Generation. The presentation reviewed:

- Eliminating reliance on end-of-life equipment, preparing for the future by having the ability to accept and deliver additional i3 call types, video, and multimedia, and reduction in 9-1-1 call to response time by having the ability to route 9-1-1 calls based on location.
- NG9-1-1 major components and system cybersecurity, reviewed NGCS high level design, and outlined key functionality of location services.
- Location-based routing impact results for the State of Utah and counties in Florida and Maryland.
- The Web Portal for the routing system access and visibility, with examples of the portal dashboard, maps, functionality, situational awareness, weather overlay, policy configurations, expanded call routing options, system health, call summary reporting, and incident management.
- His summary statement was that the key to success is to build the right system from the start.

COMMENTS

NEXT MEETING DATE

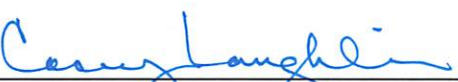
Chairman Cook announced the next regularly scheduled board meeting would be October 14, 2025, at 9:00 a.m.

ADJOURNMENT



Casey Cook, Chairman

ATTEST:



Casey Laughlin, Secretary

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NOV 03 2025

CLERKS OFFICE

**Greater Oilwell Road Area Community Council
Proposed Community Council Meeting Notes**

Date: May 29, 2025

Time: 11:00 AM

Location: Amber Lake Parking Lot

Call to Order

The meeting was called to order at 11:09 am by moderator Donna Massay.

Attendance:

Attendance was approximately 35 people with 28 signing in on the log.

Agendas and a handout explaining the process of forming a community council were available. A boundary map was displayed for all to review.

Introductions and Opening Remarks

This being the introductory meeting of the proposed Greater Oilwell Road Area Community Council, attendees began by introducing themselves. A discussion followed about the importance of forming a local council to represent the unique needs of this predominantly off-grid recreational community. Initially, the goal is to form our own council that represents our unique lifestyle. The primary motivations included improving communication among residents, creating a unified voice for advocacy with the borough, and addressing shared concerns such as road and trail maintenance, safety, and resource access.

1. Discussion:

Questions and discussion followed regarding boundaries. The west and north boundaries abut neighboring community councils. The east and south were chosen along the section lines to encompass properties accessed via Oilwell Road. After discussion, the boundaries were accepted as presented by a unanimous vote.

Introduction and Purpose

An overview was provided regarding the formation of a community council for the

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Oilwell Road area. Purpose: to provide representation, promote communication, and address community needs for this largely off-grid homestead region.

Community Discussion

Topics discussed included:

- Boundaries were discussed and accepted as proposed.
- Interest in creating a council structure: Discussed the difference between full-time residents and property owners. Many property owners would like to be included. Borough rules say only full-time residents. Big concern for property owners that are not full-time residence. Discussion on making sure advisory votes are included in the bylaws so that all property owners have a say and can vote on issues. It was decided that this would be discussed at the next meeting after the bylaws have been drafted. Called to a vote – 25 (including Joan and Donna) or and 1 against – many didn't vote.

Nomination of Officers

Nominations were opened for directors. From those present, Phil Chandler, Hal Morgan, Zandra McGoldrick, Donna Massay, Joan Medbery were nominated. Phil expressed interest in Chair, Hal in vice Chair. Robin Leonard sent word that she would be interested in being on the board in the secretary position and was added to the nominee list. Nominations will remain open until August 1st 2025. Elections will be held at the August 16th 2025 Meeting.

Action Items

- Appoint a committee to draft the bylaws to review at the next meeting, focusing on preserving, protecting and enhancing our current lifestyle in our community. Multiple drafts of the bylaws will be sent out via facebook and email for public comment.
 - Appointees are Karly Lindquist, Donna Massey, Joan Medbery, Robin Leonard, and Dave Stohrs.
 - A vote was called to accept the committee appointees. All were accepted as the bylaws committee with one vote against Donna Massay being on the committee.

- o Additional discussion again focused on ways to ensure part-time residents would have an active, effective voice on the community council.

Next Meeting

The next meeting is scheduled for 8/16/25 11:00 am at the Massay property.

Adjournment

Meeting adjourned at 12:10 pm.

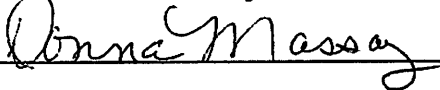
Prepared by:

Robin Leonard

Acting Secretary, Greater Oilwell Road Area Community Council

Date: 6/1/25

Reviewed on 6/3/25 and submitted by:

Danna Massay 

Joan Medbery 

Robin Leonard 

May 29, 2025 Attendance List

Name	email (optional)
Clark Olmsted (Pat Murphy)	Lot 1 Block 2 Forest
Philip Chandler	3/295 s. olmed rd.
GARY WESTRA	9079westra@gmail.ca
HAL MORGAN	krotocreek@hotmail.ca
KIRK DUBIE	KIRK DUBIE@YAHOO.CA
JOAN MEDBERY	907-354-6624
Kurt Jokela	Valkor@MTAOnline.net
Jaye For Miller Ross	esakpls1@mtaonline.net
ERIC SIMONS PLS	ESAKPLS1@MTAONLINE.CA
Carlee Lindquist	carleefl@gmail.com
+ (Joel Holladay)	
J. Casey - n - Doreen Cassidy	KCDORCASSIDY@9-m
Lyne + Tom Johnson*	johnsont1@mtaonline
Sheila + Dave Storrs	cowgirlak@yab
HAROLD RILEY	(907) 775-2586 hriley2003@yahoo.com
BRAD, Theresa SAKERS	SAKERS64@Gmail.com
STAN RATLIFF	
SANDES RAGAR	Simur 99@Hotmail2
ROBERT TULE	
Becca + Levi Leonard	rkleonard1@gmail.com
KIM EVANS	Kim e Evans AKam
Zandra McGoldrick	mochamutts@hotmail.com
Donna Massey	
* Tom Johnson email - oxide - tj@iloud.com	
Dave Storrs	d.storrs@yahoo.com
Nancy Morgan	Krotocreekprincess@yahoo.c

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NOV 03 2025

CLERKS OFFICE

**Greater Oilwell Road Area Community Association
Meeting Minutes**

Date: August 16, 2025

Time: 11:00 AM

Location: Massay Property

Call to Order

The meeting was called to order at 11:09 am by moderator Donna Massay.

Agendas and a handout of the proposed GORCA Bylaws were available. A boundary map was displayed for all to review.

Attendance:

Attendance was approximately 23 people with 2 attending by phone. Everyone introduced themselves and stated where they own property in the Greater Oilwell Rd Area.

Approval of Minutes:

Secretary Robin Leonard read the minutes from the last meeting and a motion to approve the minutes as written was made by Donna Massay and approved unanimously.

Discussion and vote on Community Council versus Community Association:

Donna Massay explained the difference between a community association and a community council as it pertains to the Borough. The goal is to find something that works for our community that would allow all landowners to participate, not just full-time residents. Donna introduced the Lake Louise/Susitna/Tyone Community Association for discussion. This association is listed on the Borough website as a community association that functions as a community council and is recognized as a community council by the borough. They are an incorporated state of Alaska non-profit community association.

Donna explained that we would not be recognized by the Borough as a community council but would be recognized as an association with a geographic boundary. It was explained that a community association would allow everyone to have a vote whereas a community council would only allow those who have permanent residency in the greater Oilwell Rd area the right to vote.

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Donna further explained that as an association, there would be expenses that are incurred in becoming non-profit. To cover this there would be membership dues for being a part of the community association. This would be discussed and voted on later in the meeting.

Donna Called for a motion to accept as a community association. Motion was seconded by Tim Rupp and Jessie Lachelt. All in attendance voted unanimously to form as a community association.

Reading and discussion of Proposed Bylaws:

Donna Massay read through the proposed bylaws and each section was discussed as a group. Minor updates were made to the bylaws. It was decided through discussion that the secretary would update the proposed bylaws and email them to all members. A proxy vote would then be cast by each member for or against the bylaws as written via email.

Amendments to Bylaws:

After discussion regarding membership dues, Tim Rupp proposed \$20 per year per member. All in attendance voted unanimously to accept his proposal and it was added to the bylaws.

Annual meeting and fiscal year were discussed. Everyone agreed that July would be the best time to have our annual meeting, and therefore we will have a fiscal year from July 1st to June 30th.

It was discussed that we need a location within the boundaries to post information about meetings. A suggestion was made to place a sign at the Cottonwood Creek bridge crossing which is the north boundary and must be crossed by anyone entering the greater Oilwell Rd area. All agreed.

Bylaws will be undated and sent out to all members who have provided an email. Members will have 7 days to respond with their vote to approve or deny the Community Association bylaws.

After the Bylaws were accepted, Donna Massay suggested the funds remaining from the defunct Oilwell camera surveillance fund be donated to the GORCA . Attendees who had donated to the camera fund agreed and the vote was unanimous to accept the money.

Election of Officers

During the last meeting the following members were nominated for Board positions: Phil Chandler, Hal Morgan, Zandra McGoldrick, Donna Massay, Joan Medbery were nominated as Board members. Phil expressed interest in Chair, Hal in vice Chair. Robin Leonard sent word that she would be interested in being on the board in the secretary position and was added to the nominee list. Nominations will remain open until August 1st 2025. No additional nominations were given. Elections were held at the August 16th 2025 Meeting. Prior to the election, Donna Massay withdrew her name for consideration. The vote for the board with included term is as follows:

Phil Chandler – Chair with a term of 3 years

Hal Morgan – Vice Chair with a term of 3 years

Robin Leonard – Secretary/Treasurer with a term of 2 years

Zandra McGoldrick – Board member at large with a term of 2 years

Joan Medbery – Board member at large with a term of 1 year

Appointment of Incorporation Committee:

- Appoint a committee to draft and complete the incorporation process with the state of Alaska and the Matanuska-Susitna Borough.
 - Appointees are Tim Rupp, Carlee Lindquist, Donna Massay, Robin Leonard, and Hal Morgan.
 - A vote was called to accept the committee appointees. All were accepted as the incorporation committee.

Designated Contact

A designated spokesperson to work with the borough was suggested. The Secretary, Robin Leonard, volunteered and was accepted by a unanimous vote.

Next Meeting

The next meeting will be determined at a later date and posted 15 days prior to the meeting on the physical post sign at Cottonwood Creek, via email and via the Facebook Page.

Adjournment

Meeting adjourned at 12:46 pm.

Prepared by:

Robin Leonard

Secretary/Treasurer, Greater Oilwell Road Area Community Association

Date: 8/21/25

Reviewed on 8/21/25 and submitted by:

Joan Medbery Joan Medbery

Robin Leonard Robin Leonard

**Greater Oilwell Road Area Community Council
Meeting Sign-In Sheet**

Date of Meeting: 8/16/25

Location: Massay Property

Please print clearly

#	Name (Printed)	Email or Phone (Optional)
1✓	Jim Nadreau	Tim.Nadreau@yahoo.com
2	GARY WESTRA	907gwestra@gmail.com
3	Carlee Lundquist	carlees1@gmail.com
4	ERIC SIMONS	ESAKPLS1@ATTNOLINE.NET
5	Tim Tiedje	Tim.tg@icloud.com
6	MIKE DIEMER	DIEMER2M2000@YAHOO.COM
7	WAYNE PETERSON	WAYNEPZ811@gmail.com
8	Kirk Durbin	
9	Craig Rasmussen	Hayden Rittenburg
10	Theresa Medina	Theresamarie907@gmail.com
11	Sheila Storrs	cowgirlak@yahoo.com
12	del Morgan	Krotocreek@hotmail.com
13	Tim Krupp	akrupp@ak.net akrupp@ak.net
14	Stan Ratliff	STAN.RATLIFF@HOTMAIL.COM
15	Doreen Cassidy	Kcdor.cassidy@gmail.com
16	Casey Cassidy	" "
17	Jessie Lachelt	jessica.lachelt@gmail.com
18	Renee Lachelt	thatnae@hotmail.com
19	ERIC VOGUS	WES
20	ZANDRA MCGOLDRICK	WES
21	Hayden Rittenburg	Hayden.Rittenburg716@gmail.com
22	Donna Massay	
23	Joan Medbery	by proxy
24	Babin Leonard	
25	Levi Leonard	by proxy

Please print clearly. Contact information is optional and will only be used for Council communications.

Phil Chandler - trapperphil47@outlook.com
907-671-2121

BYLAWS OF THE GREATER OILWELL ROAD COMMUNITY ASSOCIATION

ARTICLE 1. OFFICES AND BOUNDARIES

SECTION 1. PRINCIPAL OFFICE

The office location of the Greater Oilwell Road Community Association (GORCA or the Association) shall be within the boundaries and easily accessible to all members.

SECTION 2. BOUNDARIES

The geographic boundaries of the GORCA shall include the Greater Oilwell Road area of Trapper Creek, Alaska. The GORCA boundaries shall encompass land along Oilwell Road, southwest of Trapper Creek, Alaska, as shown on the included map.

The legal boundaries Pending.

ARTICLE 2. MEMBERSHIP

SECTION 1. MEMBERS

A. Members shall consist of each landowner within the prescribed boundaries who is 18 years of age or older and who has paid the annual membership dues.

B. A GORCA resident is one who owns real property or has a written lease, license or rental agreement for real property within the boundaries of the GORCA community for at least one year.

C. Membership dues for GORCA are \$20 per year. Payable annually or in advance. Membership dues will be payable per fiscal year.

SECTION 2. ANNUAL MEETING

An annual meeting of the membership shall be held in the month of July each year for the election of Directors and other business matters.

SECTION 3. SPECIAL MEETING

Special meetings may be called by the President or any two Directors, or by a petition signed by at least 10% of the membership.

SECTION 4. NOTICE OF MEETINGS

Written notice stating the place, date, and time of meetings shall be posted at a public access point and online platforms no fewer than fifteen (15) days prior to the meeting. This shall

include a physical sign posting within our boundaries, posting on the group Facebook Page, and an email will also be sent out to all members on the email list.

SECTION 5. QUORUM

Twenty (20) or more members shall constitute a quorum at the annual meeting. A majority of the Board shall constitute a quorum at all other meetings. Attendance can be in person, by phone, by proxy, or other means including virtual.

SECTION 6. VOTING

Members shall have one vote per property. Owners of multiple properties are limited to one vote. Votes may be cast in person, by proxy, mail, and email as approved by the Board. All actions shall be determined by majority of votes cast, unless otherwise specified in the bylaws.

SECTION 7. PROXIES

Voting by proxy is permitted with written authorization submitted to the Secretary prior to the meeting. Proxies expire after six months unless otherwise specified.

ARTICLE 3. BOARD OF DIRECTORS

SECTION 1. GENERAL POWERS

The affairs of the GORCA shall be managed by its Board of Directors.

SECTION 2. NUMBER AND TERMS

A. The Board shall consist of five (5) Directors.

B. Directors shall serve three-year terms, staggered as follows for the first election:

- 2 Directors: full 3-year terms
- 2 Directors: 2-year terms
- 1 Directors: 1-year terms

C. All Directors must be members in good standing of the Association.

D. This section now provides for removal from office of any member of the Board of Directors who vote on any matter which involves a personal conflict of interest. Includes but is not limited to, financial interest, nepotism, vendor relations, and procurement decisions. Board members will indicate to the Chair any conflicts recognized.

SECTION 3. OFFICERS

The Board shall elect from among themselves a President, Vice-President, Secretary, and Treasurer. Each officer shall hold office until a successor shall have been duly elected, or until death, resignation or removal in the manner provided.

SECTION 4. MEETINGS

A. Regular meetings shall be held as scheduled by the Board. No decisions will be made without a full quorum meeting that allows members to vote.

C. A majority of the Board shall constitute a quorum.

D. Action may be taken without a meeting with written consent of the majority of the members.

SECTION 5. VACANCIES

Vacancies may be filled by majority vote of the Board until the next regular election.

SECTION 6. REMOVAL

A Director may be removed by a two-thirds vote of the membership present and voting. More than 2 unexcused absences is cause for removal. Excused absences include unexpected life events, and illness.

SECTION 7. COMPENSATION

Directors shall not receive compensation for service. Reimbursement for reasonable expenses may be approved by three Directors.

SECTION 8. EMERGENCY POWERS

In the event of a disaster or emergency incapacitating the majority of the Board, the remaining Directors shall retain full authority to act until a quorum is restored.

ARTICLE 4. OFFICERS' DUTIES

SECTION 1. PRESIDENT

The President shall be the chief executive officer, preside at meetings, and execute authorized documents. The President will preside at all meetings of the membership at the regular Board of Directors meeting. The President is authorized to sign, with the Secretary or other elected officer of the GORCA, any deeds, mortgages, contracts or other instruments which the Board of Directors has authorized to be executed, except in cases where the signing and execution shall be expressly delegated to some other agent or officer of GORCA, or shall be required by law to be otherwise signed or executed.

SECTION 2. VICE-PRESIDENT

Shall act in the absence of the President and perform duties as assigned. The Vice President shall perform such other duties as may be assigned by the Board of Directors.

SECTION 3. SECRETARY

The Secretary shall keep the minutes of the meetings, make these minutes part of permanent records of the GORCA and report on the minutes of the previous meeting as requested. Permanent records shall be kept at the principal office. The Secretary shall see that all notices are duly given in accordance with these bylaws or as required by law.

SECTION 4. TREASURER

Responsible for financial accounts, deposits, receipts, and reporting of all money's due and payable to GORCA and deposit all money in the name of GORCA in banks or other depositories selected by GORCA. The position of Treasurer may be combined to Secretary/Treasurer at the Board's discretion.

SECTION 5. REGISTERED AGENT

Shall be appointed by the Board of Directors.

ARTICLE 5. FINANCES

SECTION 1. CONTRACTS

The Board of Directors may authorize any officer to sign contracts or agreements in the name of and on behalf of the Corporation by resolution of the Board.

SECTION 2. EXPENDITURES

All checks, drafts or other orders for payment of money, notes or other evidence of indebtedness issued in the name of GORCA shall be signed by an officer and one other Board member for transactions exceeding \$250. Lesser amounts require one Director's signature.

SECTION 3. DEPOSITS

All funds shall be deposited in a bank or credit union chosen by the Board.

ARTICLE 6. FISCAL YEAR

The fiscal year shall begin July 1 and end June 30.

ARTICLE 7. ANNUAL BUDGET

A. The Board shall prepare an annual operating budget showing anticipated operating expenses. Separate budgets for special projects shall be included in the annual budget as separate items.

B. The budget shall be presented to the membership for approval by majority vote of the membership.

ARTICLE 8. DISSOLUTION

In the event of dissolution, assets shall be distributed in accordance with Alaska Statutes AS 10.20.300. Under this plan, assets may be dispersed by the Court having jurisdiction over the GORCA.

ARTICLE 9. AMENDMENTS

Bylaws may be amended or repealed by a two-thirds vote of members present at any regular meeting. Thirty days advanced notice is required for any proposed bylaw changes.

ARTICLE 10. INDEMNIFICATION

The GORCA shall have the power to indemnify any person who was or is a party or is threatened to be made a party to any threatened, pending, or completed action, suit, or proceeding, whether civil, criminal, administrative, or investigative, by reason of the fact that such person is or was a Director, officer, employee, or agent of the Association, against expenses (including attorney's fees), judgments, fines, and amounts paid in settlement actually and reasonably incurred by them in connection with such action, suit, or proceeding, if they acted in good faith and in a manner they reasonably believed to be in or not opposed to the best interests of the Association, and, with respect to any criminal action or proceeding, had no reasonable cause to believe their conduct was unlawful.

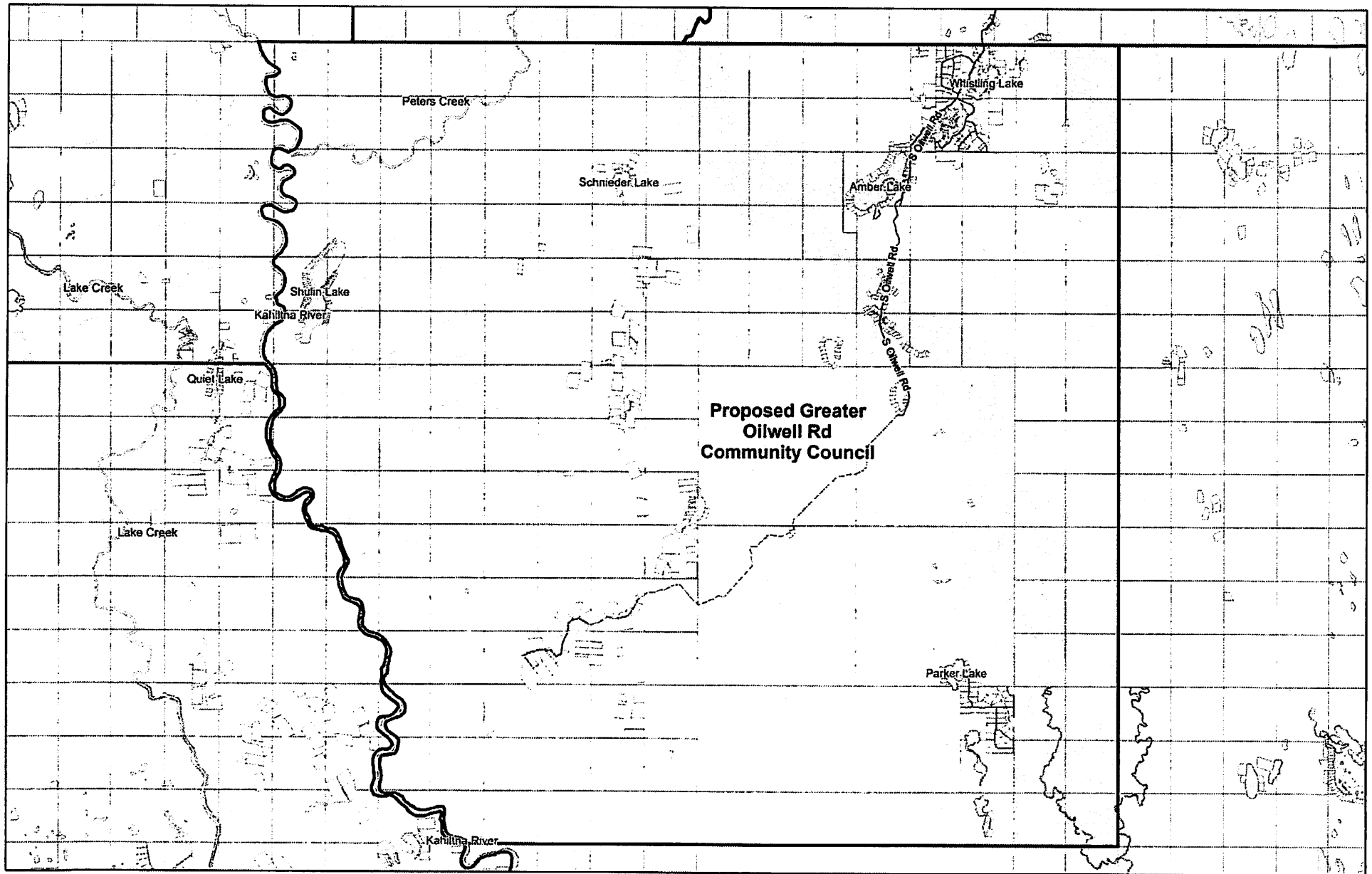
Indemnification may be provided by resolution of the Board of Directors, by contract, or as otherwise provided by law. This indemnification shall not be deemed exclusive of any other rights to which those indemnified may be entitled under any agreement, vote of disinterested Directors, or otherwise, and shall continue as to a person who has ceased to be a Director, officer, employee, or agent and shall inure to the benefit of the heirs, executors, and administrators of such a person.

The Association may purchase and maintain insurance on behalf of any person who is or was a Director, officer, employee, or agent of the Association, against any liability asserted against them and incurred by them in any such capacity, or arising out of their status as such, whether or not the Association would have the power to indemnify them against such liability under the provisions of this Article

ARTICLE 11. PERSONAL LIABILITY

No Directors of the GORCA shall be personally liable to GORCA or its members for monetary damages for conduct as a Director, except in cases of:

- A. Any breach of the Director's duty of loyalty to the GORCA or its members.
- B. Any acts or omissions not in good faith or which involve intentional misconduct or a knowing violation of the law.
- C. Any distribution which is unlawful.
- D. Any act or omission occurring prior to adoption of these bylaws



**Greater Talkeetna Road Service Board of Supervisors
Minutes of Regular Meeting
August 14, 2025**

RECEIVED
OCT 17 2025
CLERKS OFFICE

A regular meeting of the Greater Talkeetna Road Service Area Board of Supervisors (RSA 29) was held via Zoom at 6:30 pm on August 14, 2025. Board members John Strassenburgh and Robert Gerlach attended. Dustin Spidal, Operational Branch Manager for Roads and Wade Lyndaker, Borough Road Superintendent, and Dawn Harris of D&S Road Services also attended.

- I. There was a quorum, and the meeting was called to order at 6:33 pm.
- II. Minutes of the July 10, 2025 RSA 29 meeting were approved as written.
- III. Wade reported that summer maintenance is proceeding satisfactorily.
- IV. Dustin reported that the Borough and other authorities are working to resolve insurance and liability issues regarding the damage to Yoder Bridge that occurred earlier this summer by an over-height vehicle. Efforts are being made to combine repair of the bridge with the lead paint removal and repainting project.

Dustin also reported that the fish passage contract at Mastodon where it crosses Birch Creek has been awarded. The bid came in low enough that the need to use RSA funds is unlikely.

- V. Wade reported on Public Construction projects, namely that the Lichtenwalner (near Forest) dig-out project has been completed and the Directive for the Hoss project has been modified to include a driveway culvert. The Hoss Directive is complete and it is expected that the P.O. will be issued soon. Directives for rehabilitation work on Sheldon and Barge/Riven are in process of being developed.

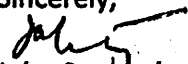
Dustin reported that he had met with D&S about striping downtown, and the work should be underway soon.

- VI. Wade suggested the possibility of paving part of Birch Creek Blvd as a RIP list project. Discussion ensued regarding possible scope, cost, funding sources, sight distance problems, and traffic speed control. No decision was made.
- VII. Dawn reported that the last quarter mile of Kellard Circle has been certified and will be added to routine maintenance. Dawn also asked a question of what type of projects could be considered for the RIP list, and, more specifically, whether

a project that upgrades a substandard/uncertified road could be included on the RIP list. Discussion ensued, with no fixed guidance.

- VIII. The latest "RSA Project Performance Report – Active Projects" report was discussed and Dustin explained some of the numbers and responded to questions from the Board.
- IX. Robert presented a citizen concern about overhanging trees at the west end of Veteran's Way. Dustin explained that the Borough only has authority for work within the right of way, and not on private property, unless the overhang represents a hazard.
- X. There being no other business, the meeting was adjourned at 7:56 pm.

Sincerely,


John Strassenburgh
RSA 29 Primary Supervisor

*Attested to by Boardmember Robert
Gerlach at the October 16, 2025 meeting
of RSA 29 Board of Supervisors held
via Zoom*

RECEIVED

OCT 14 2025

CLERKS OFFICE

**MATANUSKA-SUSITNA BOROUGH
LIBRARY BOARD**

Chairperson – Georgia Knazovich - Wasilla	Karen Crandall – Big Lake	Sally Pollen - Palmer
Vice Chair – Kathy Kysar - Sutton	Mary Fischer - Talkeetna	Virginia Robson – Trapper Creek
Secretary – Chad Scott – At Large 1	Mark Spohn - Willow	Martha Kincaid – At Large 2



MEETING MINUTES

Talkeetna Public Library and Teams

Meeting ID: 289 421 144 590 Passcode: Zw9Cj63Y

REGULAR MEETING

1:00 PM

SEPTEMBER 9, 2025

I. CALL TO ORDER

A. Called to order at 1:00 pm

II. ROLL CALL

A. Present: Georgia Knazovich, Kathy Kysar, Chad Scott, Mary Fischer, Mark Spohn, Virginia Robson, Karen Crandall @ 1:03 pm.
B. Absent: Sally Pollen, Martha Kincaid

III. AGENDA APPROVAL

A. Agenda approved unanimously

IV. PLEDGE OF ALLEGIANCE

A. Pledge of Allegiance was conducted

V. MINUTES OF PRECEDING MEETING

A. August 12, 2025 – Minutes approved unanimously

VI. STAFF REPORTS

A. Hugh Leslie – Recreation & Library Services Manager – Mr. Leslie thanked the board members for driving out to Talkeetna. He let the board know the budget calendar for FY27 will be provided at the next meeting and discussed the availability of notifications to parents from the library when a child checks out materials.

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B. Librarians

1. Geri Denkewalter – Talkeetna Library – Ms. Denkewalter gave the summer reading statistics, they had their 10-year anniversary party and described some the building upgrades that had been done recently. This is library card month, breakfast book club starts 9/10, 100 books before Thanksgiving family reading event, there's a weekly spot on the radio station and other programs were described.
2. Zane Treesh – Wasilla Library – Mr. Treesh explained that the Wasilla City Council approved the Wasilla Library expansion, and they are able to put forth up to \$1.3 million towards the project, he will be looking for other funding to help with this effort. He let the board know about their current job openings and gave circulation statistics. They have an open RFP for the RFID program and the Friends of the Wasilla Library are having a book sale.
3. Juli Buzby – Sutton Library – Ms. Buzby indicated that they had just finished an inventory of materials, and their school-year programming had begun. They will host a community garden harvest and potluck and the fiber arts group will begin meeting on Fridays.
4. Julie Mitchell – Willow Library – Ms. Mitchell explained that they are looking for mentors and mentees for the mentoring program that will begin in October and fall programs have begun to start.
5. Cassidy Drake – Big Lake Library – Ms. Drake explained that they too are starting their after school programming, they are having a STEAM take and make and other programs are ramping back up.

VII. PERSONS TO BE HEARD/AUDIENCE PARTICIPATION – (3 Minutes Per Person)

- A. Jeanne Troshynski – Ms. Troshynski thanked Talkeetna Library for hosting, spoke about last month's meeting minutes format and indicated that the letter of support for the LCAC should have had DRAFT across it since it was not approved yet. She gave a synopsis of the offerings from the Friends of the Wasilla Library at the library.
- B. Ruth Wood – Ms. Wood spoke about the letter of support for the LCAC and the representation of district 7 on the LCAC. She gave her opinion on the book list presented for the board to review and approve.
- C. Peg Voss – Ms. Voss thanked the board for their service and the library staff for their work. She gave her opinion on the new collection development policy for the libraries and her ideas on how it may work better.
- D. Kim Adelia Leff – Ms. Leff spoke about the collection development policy, her background in social work and her opinion on how this new policy may be affecting parental rights.
- E. Doug Smith – Mr. Smith spoke about the Naval Academy library pulling books and his feelings on the importance of sharing diverse opinions. He gave his opinion on the collection development policy.
- F. Sue Gregoire – Ms. Gregoire spoke about the Talkeetna Library and that she has books in the library. She has concerns about the collection development policy.
- G. Jackie Goforth – Ms. Goforth spoke about the 1st amendment and the American Library Association. She gave her opinions on trans issues and court cases.

VIII. UNFINISHED BUSINESS

A. Letter of Support for LCAC

1. Mary Fischer made a motion to not send the letter, Kathy Kysar seconded - 4 votes for the motion and 3 nay. Motion passes and the letter will not be sent.

B. AI in libraries

1. Hugh Leslie – Mr. Leslie informed the board about the new Borough AI Policy for employees and we are developing an AI policy and information class for patrons that will be offered at the libraries.

IX. NEW BUSINESS

A. New Officer Voting

1. Virginia Robson nominated Mary Fischer for Chairperson. No other nominations were presented, Kathy Kysar motioned to close nominations and vote, Virginia Robson seconded. 4 votes for yes, 3 abstain. Motion carried.
2. Georgia Knazovich nominated Kathy Kysar for Vice-Chairperson, Mary Fischer seconded. No other nominations were presented, 4 votes for yes and 3 abstain. Motion carried.
3. Nominations were opened for Secretary; no nominations were presented. Mary Fischer motioned to postpone the secretary nominations to the October meeting, Kathy Kysar seconded. 4 votes for yes, 3 abstain.

B. September Library Book List

1. Hugh Leslie – Mr. Leslie informed the board that he misspoke at the last meeting about the outcome of materials pulled from the lists. Since they are an advisory board, their recommendation will be taken into consideration by administration. Clarification was given about meetings with no quorum or meetings not held during any given month, the lists for these missed meetings would be considered approved to order.
2. Mary Fischer motioned to approve the list as written, Kathy Kysar seconded. Discussion ensued, 3 votes for yes, 1 vote for no, 3 abstain. Motion carried.
3. Mr. Leslie presented the form that needs to be filled out if any materials are being pulled from the list for review.

C. Book challenge procedure

1. Mary Fischer presented her draft of how the book challenge procedure may work. Discussion ensued. Mary Fischer motioned to postpone this topic to the next meeting, Kathy Kysar seconded. 5 votes for yes, 2 abstain.

D. CDP suggestion (Mary Fischer)

1. Mary Fischer had no other action on this.

X. ADVOCACY

A. None

XI. CORRESPONDENCE

A. None

XII. MEMBER COMMENTS

- A. Karen Crandall – Ms. Crandall expressed her concern on how to screen the books on the list from the librarians.

- B. Kathy Kysar – Ms. Kysar informed the board that the next report to the Assembly will be December 2 and will be bringing a version to have approved at the October meeting. She also gave her opinion on the collection development policy,
- C. Chad Scott – Mr. Scott explained that his preferred library is the Wasilla library due to proximity. He gave his opinion on some of the materials on the list to be purchased.
- D. Mark Spohn – Mr. Spohn expressed his opinion on taxpayers voices being represented.
- E. Virginia Robson – Ms. Robson gave her opinion on the collection development policy.
- F. Mary Fischer – Declined to comment

XIII. NEXT MEETING

- A. October 14, 2025 Sutton Library

XIV. ADJOURNMENT

- A. Meeting adjourned at 2:46 pm

X Mary Fischer X 10/14/25
Mary Fischer - Chair Date

ATTEST:

X Sarah Thomas
Sarah Thomas - Staff Support

X 10/14/25
Date

RECEIVED
OCT 22 2025
CLERKS OFFICE

**MATANUSKA-SUSITNA BOROUGH
LOCAL ROAD SERVICE AREA ADVISORY BOARD**

REGULAR MEETING by TELECONFERENCE/TEAMS and IN PERSON

September 18, 2025, 7 PM, at Fire Station 73, 10073 W. Parks Hwy

Conference Call Line Number: Dial 1-907-290-7880, then Conf ID 528 881 692#

CALL TO ORDER at 7:00 PM.

ROLL CALL, DETERMINATION OF QUORUM: 12 RSAs were represented for a quorum.

<u>RSA#</u>	<u>Member Name</u>		
9	Dan Tucker		
14	Terry Dolan		
15	DJ McBride		
16	Rhonda Stark,	Charlie Crim	
17	None		
19	Dan Keane		
20	Tom Phillips		
21	Andrew Traxler,	Terry Gorlick	
23	None		
25	Jennifer Noffke	John Miller	
26	Lucy Klebesadel		
27	Steve Edwards	Esther Huddleston	Charles Conrad
28	Harry Zola	William Swenson	
29	None		
30			
31	Brian Winnestaffer		
Public Works: Chad Fry (O&M)		Tom Adams	Jennifer Ballanger
Borough Staff (other than Public Works): None			
Assembly Members: None			

PLEDGE OF ALLEGIANCE TO THE UNITED STATES OF AMERICA

APPROVAL OF AGENDA: Dan Tucker moved to approve. Tom Phillips seconded. Agenda was approved without objection.

APPROVAL OF MINUTES of August 21, 2025, meeting. Dan Tucker moved to approve. Tom Phillips seconded. The minutes were approved without objection.

TRAINING: None.

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OCP

STAFF REPORTS:

- A. O&M:** Chad Fry discussed strategy for RIP list projects. He proposed calculating project costs over the life of the project and including them in the budget for the year in which the expense was planned. The result then produces a mill rate to provide the funds needed which the Assembly could then approve or adjust. A discussion ensued with multiple members asking for clarification and Public Works staff providing answers.

Chad also discussed salted sand and chip delivery and stated it was moving in time for winter.

Grading and brushing is underway.

Cheryl retired from O&M and Kim was promoted. O&M is working to fill Kim's previous position before the winter when demand for their time is high.

Other questions followed.

- B. Other Staff reports:** None.

BOARD MEMBER REPORTS

- A. TAB.** Steve Edwards solicited volunteers and described the duties. Terry Gorlick volunteered. Steve Edwards moved, and Andrew Traxler seconded nomination of Terry Gorlick. Motion carried unanimously. A process discussion followed.
- B. MPO.** Dan Tucker reported the MPO did not meet last month because of a training event. A discussion of the MPO structure and activity followed with Tom Adams providing information.

AUDIENCE PARTICIPATION. (Members of the public have 3 minutes to address the Board on any topic.) None.

UNFINISHED BUSINESS.

A. Update from Public Works on the status of MSB Assembly Ordinance 25-076, an ordinance enacting MSB 3.80, Areawide Fuel Excise Tax, in the amount of seven cents per gallon. Tom Adams stated the fuel tax was being analyzed by the Borough and is postponed by the Assembly until input from an advisory vote on the November ballot is complete. Esther reported she attended the Assembly meeting and felt the tax proposal lacked public support and in fact faced significant opposition. Additional discussion followed.

B. Appointment of a TAB Representative. Completed earlier with Terry Gorlick being approved by the board.

NEW BUSINESS: A. Resolution 25-03 A Resolution of the Matanuska-Susitna Borough Local Road Service Area Advisory Board Supporting Platting Board Vacation Actions Consistent with the Subdivision Construction Manual.

Dan Tucker moved to adopt. Tom Phillips seconded. Andrew Traxler explained the document should be addressed to the Platting Board. Dan Tucker moved to change the word

Assembly to Platting Board. Andrew Traxler seconded. Amendment passed unanimously. Discussion ensued.

The main motion, as amended, passed unanimously.

PERSONS TO BE HEARD: (Requires 14 Days Advance Notice. If No Advance Notice Is Given, Persons Wishing to Speak May Do So Under the Audience Participation Section of the Agenda.) None.

CORRESPONDENCE AND INFORMATION: None.

OTHER BUSINESS: None.

BOARD COMMENTS: None

ADJOURNMENT Dan Tucker moved to adjourn at 8:07PM. Terry Gorlick seconded. Motion passed unanimously.

Next Meeting: September 18, 2025, at 7PM (In-person mixed w/ Teams at Fire Sta. 73)



Stephen Edwards, Board Chair



For Terry Dolan, Board Secretary

RECEIVED

OCT 22 2025

CLERKS OFFICE

**MATANUSKA-SUSITNA BOROUGH
LOCAL ROAD SERVICE AREA ADVISORY BOARD RESOLUTION 25-03**

A RESOLUTION OF THE MATANUSKA-SUSITNA BOROUGH LOCAL ROAD SERVICE AREA ADVISORY BOARD SUPPORTING PLATTING BOARD VACATION ACTIONS CONSISTENT WITH THE SUBDIVISION CONSTRUCTION MANUAL.

WHEREAS, the Matanuska-Susitna Borough Local Road Service Area Advisory Board advises the Assembly on local road policies; and

WHEREAS, the Platting Board from time-to-time acts on right-of-way vacation requests and other actions that may reduce the amount of right-of-way on various roads and streets; and

WHEREAS, the amount of right-of-way required for safe and efficient operation and maintenance of Borough roads and streets is established in the Subdivision Construction Manual which has already been adopted by the Assembly.

NOW, THEREFORE, BE IT RESOLVED, the Local Road Service Area Advisory Board recommends the Platting Board consider using the right-of-way requirements established in the Subdivision Construction Manual when dealing with vacation requests to ensure equal treatment of residents, preserve space needed for safe road operations, and to allow space for drainage, snow storage and other required road maintenance.

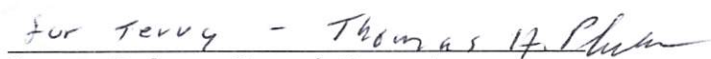
ADOPTED by the Matanuska-Susitna Borough Local Road Service Area Advisory Board this ~~18th~~ day of September 2025.

16th

October

(SLB)


Steve Edwards, Chair


Terry Dolan, Board Secretary

cm
OK

OCT 28 2025

CLERKS OFFICE

Meadow Lakes Community Council Inc.

Minutes of April 09, 2025

❖ 3 Officers required for quorum: TOTAL = YES ❖

Pres: Camden Yehle Y; Vice Pres: Steve Edwards

Y; Treasurer: Trish Jacob Y; Sec: Patricia Fisher

N; Council Coordinator: Tim Swezey Y

❖ 13 Members of the Meadow Lakes Community required for quorum: No ❖

Meeting Quorum = Yes

Meeting conducted in Person at Meadow Lake Seniors, on Zoom and on Facebook.

Call to Order: The meeting was called to order at 7:03 pm by President Camden Yehle.**Pledge of Allegiance:** Recited.**Determination of a Quorum:** A quorum was achieved.**Consent Agenda:** President Yehle asked for any changes to the Consent Agenda. None were offered, and the Agenda was approved as published.**Board Reports:****Road Board:** Steve Edward reported on RSA 27. The work on Meadow Lakes Loop is waiting on a Rail Road crossing permit. The Borough is still hopeful of construction this year.

Herkimer Spring Road is still being worked for right away. It is hopeful that this construction will take place this year. A meeting of the road board is scheduled for April 17. The Borough Assembly increased the RSA Board for Meadow Lakes from three to five members.

Secretary: The report from the Water Body Setback Board to the Assembly has not been schedule. Pending with the Assembly is an ordinance to increase the salaries of the Mayor and the Assembly members. A question was asked as to how much time Assembly members spend at the job.**Treasurer:** The Treasurer's report for March was presented by Secretary Fisher.**Presentation:** A joint presentation was made by Chief Hightower of MSB West Lakes Fire Department and Chief Brian Carver of Alaska Division of Natural Resources, Forestry. The chiefs reported on the training and operation procedures. Chief Carver reported that the fire season had begun early this year. Staffing cuts by the State were not an issue. Chief Hightower reported that Burn Permits were now required for any planned burn. On May 3rd West Lakes will host the Wild Fire Preparedness Day at Fire Station 7-3 from 11am to 3pm. West Lakes will conduct a training event in May for parttime on-call fire fighters.**Business:****MLCC Board Election:** President Yehle presented the report of the Nomination Committee for the May election. Camden read the names of those volunteering for office. She asked for any nominations from the floor. Patti Fisher offered to stand for Chair of the Capital Improvement Projects (CIP) Chair. Dannie Kerfeld offered her name to stand for CIP, and Patti Fisher removed her name. The President asked if there were any objections to the slate. Hearing none, the slate was approved.**Platting action – Bella Ridge.** President Yehle asked if anyone from Bella Ridge was present. Hearing none, Camden discussed the request pending at the Platting Board for Bella Ridge. Secretary Fisher made a motion to send comments to the Platting Board, seconded by Sherri Rusher. Discussion of the Bella Ridge proposalCnd
OCR

Meeting Minutes April 9, 2025

ensued. It was proposed that a comment be made that the lot size be increased, and connectivity be improved with adjoining development. Patti Fisher made a motion to call the question, A voice vote was taken, and the motion to call the question passed. A voice vote was taken on the main question. It passed.

Meadow Lakes Loop: It was proposed that we send a letter of support for the Meadow Lakes Loop project to our state legislative representatives. President Yehle read a draft letter. Patti Fisher made a motion to send the letter, seconded by Sherri Rusher. A voice vote by individual was taken. The motion passed.

Island Lake proposed Float Plane facility: Bob Coffin reported that this proposal, submitted to the Corp of Engineers, was smaller than the original proposal which was denied by the Corp in 2024. Coffin commented that this new proposal is not much different than what has been built by other owners on the lake. Coffin is concerned that the actual project creep. Sterling Cook, the proposer, put in a septic system before it was approved. Camden asked if Cook or anyone representing Cook was online. Not hearing any response, Camden ask for other comments. Robert Green, owner on the lake, make the comment that given Mr. Cook's past history the project there will be project creep. Given the small sized of Island Lake that would destroy the ability for other recreation activity on the lake.. Terry asked that other owners on Island Lake make comments on the proposal.

(Meeting Extension: Patti Fisher made a motion to extend the meeting for 15 minutes. Seconded by Steve Edwards. The motion passed with no objections.)

A motion was made by Sherri Rusher to send the comments to the Corp, with a second by Matt Link. A individual voice vote was taken and passed.

Community Cleanup: Secretary Fisher proposed that the dates for the Cleanup be May 16 and 17th. Advertising of the event will begin this coming week.

Bike Rodeo: The Bike Rodeo will be held at the Community Park on April 27, from 2 to 5. Tishe Link made a report on those groups that are volunteering, and the donations expected.

Agency Reports: None

Persons to be Heard: Camden announced that there will be a quarterly meeting of the MLCC/MLCD Boards on April 16, 6:30pm on zoom. She also announced that the Anchorage Transportation Fair will be held Tuesday, April 15th.

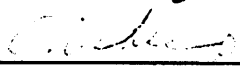
Adjournment:

President Yehle announced that the next Council meeting will be held on May 14th.
The meeting was adjourned at 9:14 pm.

 10/24/25

Camden Yehle, President

Date

 9/4/25

 9/4/25

Patricia Fisher, Secretary

Date

Meeting Minutes May 14, 2025

RECEIVED

OCT 28 2025

CLERKS OFFICE

Meadow Lakes Community Council Inc.

Minutes of May 14, 2025

❖ 3 Officers required for quorum: TOTAL = YES ❖

Pres: Camden Yehle Y; Vice Pres: Steve Edwards
Y; Treasurer: Trish Jacob Y; Sec: Patricia Fisher
N; Council Coordinator: Tim Swezey Y

❖ 13 Members of the Meadow Lakes Community required for quorum: No ❖

Meeting Quorum = Yes

Meeting conducted in Person at Meadow Lake Seniors, on Zoom and on Facebook.

Call to Order: The meeting was called to order at 7:00 pm by President Camden Yehle.

Pledge of Allegiance: Recited.

Determination of a Quorum: A quorum was achieved at approximately 7:20.

Consent Agenda: President Yehle asked for any changes to the Consent Agenda. None were offered, and the Agenda was approved as published.

Board Reports:

Treasurer: Trish Jacob presented the Treasurer's Report.

Secretary: Patricia Fisher gave a report on the community clean up, and the Bike Rodeo. She presented a video of pictures from the Rodeo. Eight new bikes were given away, and 33 new helmets. Approximately 150 people, including kids, attended for the Rodeo. Thanks were given to Mat-Su Health Foundation, Mat-Su Trails and Parks, and Walmart for their donation, plus assistance from Northern Dame, Safe Alaska, West Lakes Fire, City of Wasilla, Alaska Troupers, and Kids Kupboard.

Addition to Agenda: A Platting Action (Utopia View) was added to the Agenda when a quorum was achieved. There was no objection to the addition.

Council Coordinator: Tim Swezey gave a report on the status of reservations for the Park.

President: Camden reported that the DOT Commissioner send us a letter thanking the Council for commenting on the Seldon Road Extension Plan STIP.

Presentation Yehle related the process for those who had not yet voted in the Board Election. She announced that the results of the election would be announced after the Presentation.

Presentation: A presentation was made by Alex Strawn on the current projects of the Planning Department. The following projects were highlighted: Transit; Comprehensive Safety Action Plan; Corridor Access Management Plan. (Terry Boyle made a motion to refile our previous comments on the project. This includes the plan for Seldon road. A motion was seconded and passed without exception. There will be a hearing on the Plan at the June 3rd Assembly meeting); Clean Water (ACWA) grant; Historic Preservation Plan Update; Metropolitan Planning Organization (MPO/MPT); Waterbody Setback project; Multi-Family Code; regulation of homeless shelters; mobile home parks; limitation of lot size with the goal of preservation of rural life style; Community Cleanup (expanded to a full-time program); Borough Wide Comprehensive Plan.

Business:

MLCC Board Election: The Nomination Committee Chair Sherri Rusher, announced the results of the Election. Sherri read the list of those elected to the Board: A motion was made by Bob Coffin to accept the

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Meeting Minutes May 14, 2025

election results as follows: Steve Edwards, President; Al Leonard, Vice President; Camden Yehle, Secretary. The motion was seconded by Terry Boyle. The motion was passed with no objections.

Comments on Pittman Road Project: Camden presented a number of issues with regard to the project. The speed limit on the road way was discussed. It was decided that the membership wanted the 45mph limit to be kept. Improved signage. A list of recommendations was prepared for a letter to be sent to DOT. A motion was made by Terry Boyle, seconded by Bob Coffin. An individual voice taken. The motion passed.

Utopia View II Platting Action: The Proposed platting action off of Church near Mission Hills subdivision would create 42 lots. Camden sees a problem with connectivity of the subdivision to the surrounding area. Secretary Fisher asked for the meeting to be extended for 5 minutes. The motion passed.

A letter stressing improved connectivity for Utopia View II was prepared. Patti Fisher made a motion to send the letter of comments to the Platting Board, seconded by Sherri Rusher. The motion passed based on an individual voice vote.

Agency Reports: None.

Persons to be Heard: None.

Adjournment:

President Yehle announced that the next Council meeting will be held on June 11th.
The meeting was adjourned at 9:10 pm.

Camden Yehle 10/24/25
Camden Yehle, President Date

Patricia Fisher 10/28/25
Patricia Fisher, Secretary Date

Meeting Minutes June 11, 2025

RECEIVED

OCT 23 2025

Meadow Lakes Community Council Inc.

CLERKS OFFICE

Minutes of June 11, 2025

❖ 3 Officers required for quorum: TOTAL = YES ❖

Pres: Camden Yehle Y; Vice Pres: Steve Edwards
Y; Treasurer: Trish Jacob Y; Sec: Patricia Fisher
N; Council Coordinator: Tim Swezey Y

❖ 13 Members of the Meadow Lakes Community required for quorum: No ❖

Meeting Quorum = Yes

Meeting conducted in Person at Meadow Lake Seniors and on Zoom.
Facebook was not available.

Call to Order: The meeting was called to order at 7:01 pm by President Stephen Edwards.

Pledge of Allegiance: Recited.

Determination of a Quorum: A quorum was achieved.

Consent Agenda: President Edwards asked for any changes to the Consent Agenda. None were offered, and the agenda was approved as presented.

Board Reports:

Treasurer: Trish Jacob presented the Treasurer's Report. She reported that the payment of \$4,150 for the Easement had been received from MEA.

Gaming Chair: Ariel Cannon reported on the Council's gaming activities.

Vice President: Al Leonard gave a report on the construction of the Pump Track in the Park. He recognized the volunteer work of Jim Hayes in delivering the gravel and soil for the Track.

The Board Reports were temporarily interrupted in order to allow MEA to give their Presentation.

Presentation: A presentation was made by Jennifer Castro, MEA, on the status of the Fishhook to Pittman transmission line under construction. Jennifer presented a map of the project showing the approximate timeline of the various phases of the project. Will Klatt, Project Engineer, answered technical questions. Sherri Rusher asked about the plans for the area where the line crosses the Parks Highway. Will reported that the Alaska Railroad was allowing more easement at that intersection, and it should be possible to add a lane on to Pittman at that location. Baerent Strandberg asked about surge projection on the line.

Board Reports continued:

Road Board: Steve Edwards gave a report on major road projects in Meadow Lakes. A bid on the work on Meadow Lakes Loop (area) has tentatively been accepted. It is hopeful that work will begin this year. Other work being scheduled.

Presentation: Mat-Su Borough Diversionary Clean Up Program. Jason Ortiz, MSB Planning and Land Use Deputy Director, discussed the background of the program and the criteria for projects to be accepted into the program. President Edwards read a draft letter requesting that property at 1457 Pittman be accepted into the program as a subject for cleanup.

The owner of the property, Derek Watkins, gave a history of what has transpired at the property over the past 5

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Meeting Minutes June 11, 2025

year: squatters, vandalism, theft and finally complete destruction of the house by fire. Mr. Watkins has been working to clean up the property. Patti Fisher made a statement that, in her opinion, the property met the criteria outlined for the Diversionary program. Wade Long, of MSB Planning, said he would work with Mr. Watkins to remove the citation issued against him. Joseph Maybray, a concerned neighbor spoke about his concerns for the properties at 1407 and 1457. 1407 is currently occupied by squatters. His daughter has to wait for the school bus at the road edge in front of the 1407 and 1457. A motion to send the letter to the Borough was made by Camden Yehle, with a second by Ariel Cannon. An individual voice vote of membership was taken, and the motion passed unanimously.

Council Business:

Shari's Acres: The proposed platting action located at the Parks Highway, west of Johnson Road, adjacent to Fire Station 7-3 was discussed. It was decided by the membership that no comment was necessary on the Platting action.

Capital Improvement Program: Secretary Yehle reported that a letter would be sent out to members next week (June 16th) requesting nominations for the program.

Agency Reports:

State Senator Rob Yundt: Senator Yundt discussed the 2025 Legislative session. The large budget deficit was the major concern of the session. The Capital Budget was zero.

State Representative Jubilee Underwood: Representative Underwood related her activity during the session.

Persons to be Heard:

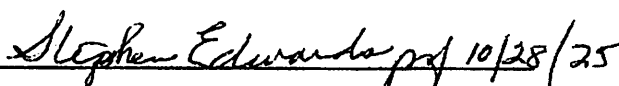
David Wilson spoke as a representative of the Mat-Su Health Foundation. There will be a legislative Town Hall on June 24th 6-8pm at the Health Foundation building on Crusey.

Pierce Schwalb, resident of Rainbow Lake Subdivision, asked for support for locating a trash container in Golden Lake Park

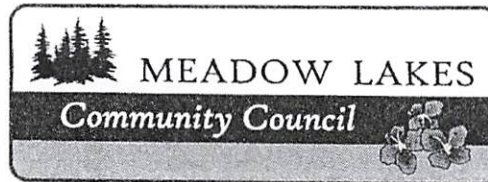
Adjournment:

Secretary Yehle announced that the next Council meeting will be an "In Person Only" meeting held on July 9th in the Pavilion at the Park. Council business will include a discussion of the Waterbody Setback Ordinance. Projects in the Park will be viewed. Food will be provided.

The meeting was adjourned at 9:00 pm.


Stephen Edwards, President Date

 10/24/25
Camden Yehle, Secretary Date



RECEIVED
OCT 28 2025
CLERKS OFFICE

MINUTES

Meeting: Meadow Lakes Community Council

Date: Wednesday, July 9, 2025

Time: 7 pm

Location: Meadow Lakes Park, Pavilion, IN-PERSON ONLY, 1205 N Kim Dr, Meadow Lakes

Call to order and determination of a quorum

Quorum achieved.

Approval of consent agenda

Approved as presented.

Board reports

Presentation: Meadow Lakes Community Park update and tour

Tim Swezey provided an update on estimated numbers of park users and reservations. Al Leonard gave a tour and answered questions about the new pump track. Ariel Cannon showcased the orchard. Patti Fisher led the tour of the new signage for the trail system and over to the newly completed bridge.

Council Business

- Comment letter for Utopia View II proposed subdivision plat
Letter approved by membership as written.
- Comment letter for proposed waterbody setback changes
Letter drafted and approved by membership. The membership reviewed the proposed changes in the ordinance and recommended leaving the setback at 75 feet. They also recommended variance procedures for parcel owners in specific circumstances. The membership approved the draft letter to the Planning Commission and the Assembly unanimously with one abstention.
- Capital Improvement Projects (CIP) projects
Steve Edwards requested all CIP project suggestions be submitted soon. He also asked for any volunteers for the CIP committee chair position. The previous chair moved out of district. Patti Fisher, Kim Kalmbach, and Tim Swezey offered to coordinate and submit the application for CIP funding in August.
- MLCC board meeting July 16, 6:30 pm
Cancelled by a vote of the membership. The board meeting for the MLCD at the same date and time was not cancelled.

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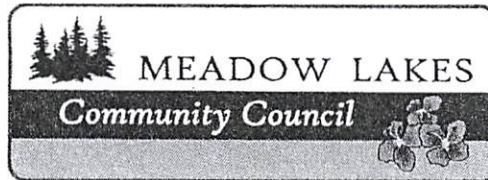
Correspondence
Reviewed.

Agency reports
No agency reports.

Persons to be heard


Stephen Edwards, President

 10/24/25
Camden Yehle, Secretary



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OCT 28 2025
CLERKS OFFICE

MINUTES

Meeting: Meadow Lakes Community Council

Date: Wednesday, August 13, 2025

Time: 7 pm

Location: Online: <https://bit.ly/3eUtZ92>

Phone: 253-215-8782, Meeting ID: 848 2210 2933, Passcode: 829443

In-person: Meadow Lakes Senior Center, 1210 N Kim Dr, Meadow Lakes, AK, 99623

Call to order and determination of a quorum

Attendance: 20 people (10 people in the room, 10 online (8 members))

Quorum: Not achieved

Approval of consent agenda

N/A

Board reports

Presentation: Mat-Su Borough Problem Reporter

Due to a late cancelation by the borough representative, Steve and Camden covered an overview of what the problem reporter is and how to use it.

Council Business

- o No council votes taken because no quorum
- o Dena'ina proposed plat overview provided by Camden and discussed as a group. Steve planned to submit a comment.
- o Alliance Estates proposed plat overview provided by Camden and discussed as a group. Steve planned to submit a comment.

Correspondence

Reviewed

Agency reports

Chief Tawna Hightower presented a West Lakes Fire Department overview.

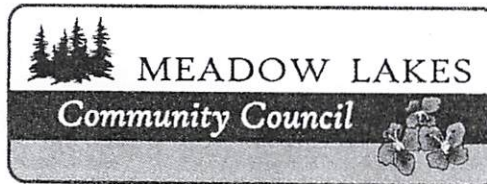
Persons to be heard

No persons to be heard.

Stephen Edwards
Stephen Edwards, President

Camden Yehle 10/24/25
Camden Yehle, Secretary

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OCT 28 2025

CLERKS OFFICE

MINUTES

Meeting: Meadow Lakes Community Council

Date: Wednesday, September 10, 2025

Time: 7 pm

Location: Online: <https://bit.ly/3eUtZ92>

Phone: 253-215-8782, Meeting ID: 848 2210 2933, Passcode: 829443

In-person: Meadow Lakes Senior Center, 1210 N Kim Dr, Meadow Lakes, AK, 99623

Call to order and determination of a quorum

Quorum (three officers plus 13 members): Achieved

Attendance: 21 people total (11 people in person with 10 members, and 10 online with 6 members)

Moment of silence for Charlie Kirk and country

Approval of consent agenda

Approved with addition

- o Added Mat-Su Borough Problem Reporter presentation
- o Agenda as amended
- o Previous council minutes: July 9, 2025 and August 13, 2025

Board reports

Gaming: There is an event at the Sullivan Arena on 9/27/2025, 7 to 10 pm.

Treasurer: Expenses for park winterization, tractor maintenance, etc.

Safety: Appreciation for troopers and first responders, especially on 9/11.

Waterbody setback: Up for public comments and assembly vote on 9/16/2025.

Presentation 1: Mat-Su Borough Problem Reporter by Kenneth Kleewein, Mat-Su Borough.

Kenneth covered an overview of what the problem reporter is and how to use it.

Presentation 2: Johnsons Road Upgrade by Austin Larson, Mat-Su Borough.

Austin provided a project overview. Construction anticipated in 2028.

Steve asked about construction progress on Meadow Lakes Loop. Austin responded that it was paved Sunday and today. It is a multi-phase project.

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Council Business

MTA easement request: Membership voted to seek \$2 per square foot instead of \$1 per square foot. Camden to follow up.

Letter of support for a new behavioral health hospital: Membership voted to submit a letter of support.

Update on new park manager: Ariel, MLCD President, outlined the need for a park manager, primarily that there is more to do than gets done. The tasks would be to maintain the park, identify tasks, and recruit volunteers. Compensation would be to Al Leonard, \$500 per month for 6 months, totaling \$3000 per year. Direct expenses would be reimbursed as well as costs for maintenance and mowing. Chad asked why the MLCD President can't be the park manager. The President can't be paid according to the bylaws and does not have the volunteer capacity to fill the role as he works full time. Existing volunteers for weekly tasks have stated that they plan to take a step back. Steve made the motion to try out and compensate the new position as proposed. Motion passed.

Correspondence

Reviewed.

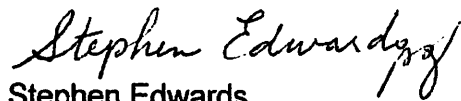
Agency reports

Representative Jubilee Underwood provided an update on the legislative special session.

Chief Tawna Hightower presented a West Lakes Fire Department overview.

Persons to be heard

Dena McChargue introduced herself as a school board candidate.



Stephen Edwards
President



Camden Yahle-Yeh/c
Secretary

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OCT 14 2025
CLERKS OFFICE

Meeting minutes RSA 27 Meadow lakes

Meeting held August 4, 2025 at Fire Station 7-1

Meeting called to order at 4:00 pm

Attending was Steve Edwards, Sean Bradley, Esther Huddleston, Charles Conrad. quorum was met.
Borough staff Alex. Dustin Spidel, Public: None

Minutes from earlier meeting (April 17, 2025) Sean moved to approve, read and approved with no objections.

Kenny from IT provided a thorough training on Problem Reporter access and use for board members including access the restricted pages for contractor activity.

Dustin provided an update on RIP list projects, Meadow lakes phase one has been awarded and contractor has started the work. Next on list, Herkimer/ spring was discussed. This long stalled for ROW project has still not been able to move forward. Steve proposed that if significant progress is not made in the next couple weeks, the project be dropped from the list and the funding be redirected to next project. After discussion, all members agreed and asked Dustin to do that.

Alex presented a list of public construction projects either awarded, completed or pending for this year. No objections were voiced to any of the projects. Toms, Swallow, Mirimar, Gunflint Skyview, Museum and others were mentioned with small upgrades on each. There was support for moving forward with as many as possible this season and not rolling the funding over to future year.

Steve introduced two Resolutions, 25-03 regarding a annexation request by a developer into the RSA. After discussion, the board voted unanimously to put forward the resolution version with Supports the Annexation vote in OR 25-087. The resolution outlined some conditions for the approval relating to the condition of the annexed roads at the time of acceptance.

Future hybrid meetings with Teams was discussed and the board generally agreed this was not needed at this time but would revisit the issue if needed in the future.

Adjourned around 6pm.

APPROVED  08 9, 2025

5 members Unanimous consent

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RSA #9, MIDWAY, BOARD OF SUPERVISORS MEETING

~~DRAFT~~ Final
July 9, 2025

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JUL 14 2025

MEETING MINUTES

ERKS OFFICE

The meeting of the Midway Road Service Area Board of Supervisors was called to order at 3:35 p.m. at the DPW Office and via TEAMS online by Primary member, Dan Tucker, on Wednesday, July 9, 2024.

ROLL CALL, DETERMINATION OF QUORUM

Board members in attendance establishing a quorum were Dan Tucker, Lisa Harrison, and newly appointed member Tammy Schmidt. Also attending were O&M Operations Branch members Dustin Spidal, O&M Civil Construction Manager and RSA Superintendent Alex Forkner; Chad Fry, O&M Division Manager stopped by and was introduced also. Introductions and position functions were included.

APPROVAL OF AGENDA

The agenda was amended to include "A. Ditching" and "B. Crack sealing" and unanimously approved.

APPROVAL OF PRECEDING MEETING MINUTES

The minutes of the 2Q2025 meeting were accepted and approved.

STAFF REPORTS AND CORRESPONDENCE

Dustin and RMS Forkner updated on various projects.
Some continued discussion on Problem Reporter and the addition of operations tracking. It is saving time and money and getting good results.
Many projects were discussed. Current work activity was discussed.

PERSONS TO BE HEARD

No Persons to be Heard.

OLD OR UNFINISHED BUSINESS

- A) Discussion on a ride-along with the RSA Superintendent continued and a 'Ride along' was set for August 6, 10:00AM with a meet at the SewMer Park-n'-Ride.
- B) Discussion of the Kings Chapel Sew/Mer entrance road. Staff still reviewing; traffic study has been requested. This item is on the fringe of CoW and RSA #9.

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RSA #9, MIDWAY, BOARD OF SUPERVISORS MEETING

- C) Continued discussion on the Seward Meridian Park-n'-Ride/camper park. Code Enforcement has posted a valid code that can legally restrict this activity.
- D) The Oat and Barley area is still in limbo for confirming access and encroachment by a local resident.
- E) Discussion on Ditching, specifically on Serrano, brought up discussion of ditching areawide.

NEW BUSINESS

- A) Ditching – discussion on current poor/lack of regulation/enforcement of ditching.
- B) Crack Sealing – discussion on status and details on crack sealing.
- C) Reminder of having a RIP List ready for our next meeting. Alex to provide a copy for us to work with.

OTHER BUSINESS

There was no other business.

AUDIENCE PARTICIPATION

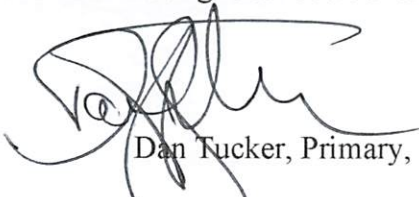
There was no audience to participate.

BOARD COMMENTS

ADJOURNMENT

The meeting adjourned at 4:50 p.m.

The next meeting is scheduled for 3:30PM October 8, 2025.



Dan Tucker, Primary, RSA #9 BOS.



Tammy Schmidt, Alternate, RSA #9 BOS.

Minutes approved on: October 8, 2025

Reso # 25-01

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OCT 14 2025
CLERKS OFFICE

A RESOLUTION OF ROAD SERVICE AREA #9, MIDWAY SUBMITTING AN
APPROVED 2026 ROAD SERVICE AREA IMPROVEMENT PLAN FOR ROAD
IMPROVEMENT PROJECTS TO THE ASSEMBLY FOR REVIEW AND APPROVAL.

WHEREAS, the Annual Road Improvement Project List is
developed for road improvement projects in each road service area;
and

WHEREAS, the Road Improvement Project List has been presented
to area residents by this Road Service Area Board of Supervisors;
and

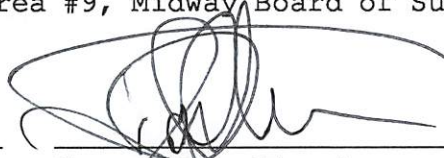
WHEREAS, the Matanuska-Susitna Borough Assembly reviews and
approves the Road Improvement Project List; and

NOW THEREFORE BE IT RESOLVED, that Road Service Area #9,
Midway Supervisors concur with this Road Improvement Project List
and request the Matanuska-Susitna Borough Assembly approve it as
submitted.

ADOPTED by Road Service Area #9, Midway Board of Supervisors:



Supervisor Signature



Supervisor Signature

Supervisor Signature

Date: 10 / 8 / 2025



**MATANUSKA-SUSITNA BOROUGH PUBLIC WORKS DEPARTMENT
2026 ROAD SERVICE AREA ROAD IMPROVEMENT PROJECT LIST
ACCOUNT # 30336**

**ROAD SERVICE AREA #9
MIDWAY**



ASSEMBLY: Dist 2, Stephanie Nowers
ASSEMBLY: Dist 3, Dee McKee
ASSEMBLY: Dist 4, Maxwell Sumner
RSA SUPERINTENDENT: Alex Forkner
RSA PRIMARY: Daniel Tucker
RSA ALT: Lisa Harrison
RSA ALT: Tammy Schmidt

PRIORITY STATUS	ROADS / LOCATION	DESCRIPTION OF WORK	ESTIMATED COST	Target Design	Target Construction
N/A	RSA WIDE	PAVEMENT PRESERVATION PROJECTS (example: Gershmel Lp., Begich Dr., Serrano Dr., Skip Lp.)	\$500,000	N/A	Annually/Bi-Annually
1	Lonesome Dr (0.31 mi)	Design / Utility Relocate / ROW Acquisition / Construct Improvements / Paving	\$1,220,450	In Design	2026
2	Adele Cir (0.19 mi) S. August Cir (0.06 mi)	Design / Utility Relocate / ROW Acquisition / Construct Improvements / Paving	\$810,000	In Design	2026
3	Steven Dr (0.29 mi)	Design / Utility Relocate / ROW Acquisition / Construct Improvements / Paving	\$467,000	In Design	2026
4	Double B Circle (0.37 mi)	Design / Utility Relocate / ROW Acquisition / Construct Improvements / Paving	\$945,000	In Design	2026
5	Pioneer View Cir (0.32 mi) Wilderness Dr (0.48 mi)	Design / Utility Relocate / ROW Acquisition / Construct Improvements / Paving	\$1,455,000	In Design	2029
6	Bideford Blvd (0.83 mi) Morning Mist Cir (0.48 mi) Cumulus Cir (0.11 mi) Evening Fog Cir (0.05 mi) Coggin Dr (0.26 mi) Banbury Ct (0.04 mi)	Design / Utility Relocate / ROW Acquisition / Construct Improvements / Paving	\$715,000	2026	2031
7	Barley Ave (0.24 mi) Oat St (0.10 mi)	Design / Utility Relocate / ROW Acquisition / Construct Improvements / Paving	\$663,000	In Design	TBD
8	Rawhide Ln (0.28 mi) Ranch Rd (0.22 mi) Wagon Rd (0.20 mi) Buckboard Rd (0.15 mi)	Design / Utility Relocate / ROW Acquisition / Construct Improvements / Paving	\$1,695,000	2027	TBD

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**MATANUSKA-SUSITNA BOROUGH
PARKS, RECREATION AND TRAILS ADVISORY BOARD**

Chairperson – James Jones – At Large 1	Kimberly Waychoff – District 3	Jill Martinson – District 5
Vice Chair – Ruth Wood – District 7	Vacant – District 4	Maksim Revutskiy – District 6
Ky Friedman – District 1	Michael Rovito – District 2	Kenni Psenak – At Large 3
Steve Menard – At Large 2	Harry Hillman – At Large 4	



MEETING MINUTES

Lower-Level Conference Room and Teams

Meeting ID: 235 322 904 252 Passcode: Gg7dK2qm
350 EAST DAHLIA AVE, PALMER

REGULAR MEETING

6:00 PM

JUNE 23, 2025

I. CALL TO ORDER

A. Called to order at 6:00 pm

II. ROLL CALL

A. Present: James Jones, Ruth Wood, Ky Friedman, Steve Menard, Michael Rovito, Harry Hillman, Maksim Revutskiy, Kenni Psenak.
B. Absent: Kimberly Waychoff, Jill Martinson

III. AGENDA APPROVAL

A. Mr. Hillman moved to approve the agenda, unanimous consent

IV. PLEDGE OF ALLEGIANCE

A. Pledge of Allegiance was conducted

V. MINUTES OF PRECEDING MEETING

A. May 19, 2025 – Mr. Hillman moved to approve the minutes, unanimous consent

VI. STAFF REPORTS

A. Hugh Leslie – Recreation & Library Services Manager – Mr. Leslie let the board know we are fully staffed for summer positions and are accepting the Big Lake Lions Club Recreation Facility on July 1 and, after some remodeling, will re-open to the public on September 12 with an open house event. Sunshine Creek Campground is open for use and is staffed with a camp host. Both campgrounds are fully booked on

the weekends and trailhead fee compliance rates are up to 80% vs. 30% just a few years ago.

VII. PERSONS TO BE HEARD/AUDIENCE PARTICIPATION – (3 Minutes Per Person)

VIII. UNFINISHED BUSINESS

A. Meadow Lakes Community Council Trail Project

1. No updates

B. Matanuska Valley Moose Range at Jonesville PUA

1. No report

C. Code of Ordinances for Parks and Recreation

1. No report

IX. NEW BUSINESS

A. Wolf Lake Community Council Park

1. Rod Hanson – North Lakes Community Council President – Mr. Hanson presented the Community Council's proposal for the State-owned parcel at Wolf Lake that currently is a public access area. The proposal includes deeding the lower east parcel to the Borough and a park be built there for the community.
2. The board unanimously approved a resolution of support for that parcel to remain available for public access. Staff will draft a resolution for the next meeting.

B. Water Body Set Back Advisory Board Ordinance presentation – possible resolution

1. Alex Strawn – Planning Director – Mr. Strawn presented the current Ordinance being presented to the Assembly regarding Waterbody Setback ordinances. The request is for the Parks, Recreation and Trails Advisory Board to submit a Resolution of support.
2. The board unanimously approved to have this brought forward again at the next meeting after having more time to review the Resolution and suggest possible amendments.

X. VOLUNTEER NOMINATIONS

- A. None

XI. CORRESPONDANCE

- A. None

XII. MEMBER COMMENTS

- A. James Jones – Mr. Jones thanked everyone for coming and should be back in person for July's meeting. Encouraged the other members to respect others' opinions in the matters brought forth to the board.

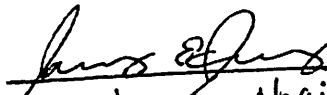
- B. Ruth Wood – Ms. Wood commended the staff up in the Talkeenta area for their work on the trails.
- C. Steve Menard – Mr. Menard commented on both of the resolution requests presented at the meeting. Mentioned that public parks sometimes bring unwanted activity in the area.
- D. Michael Rovito – Mr. Rovito thanked the other board members and commented on the Water Body Setback issue and to consider the boards purview and whether that is within it.
- E. Harry Hillman – Mr. Hillman commented his opinion on the Water Body Setback ordinance, and he doesn't feel comfortable "rubber stamping" a resolution of support. He does support the Wolf Lake resolution of support.
- F. Maksim Revutskiy – Mr. Revutskiy thanked the other board members, and agrees that some thought needs to be put in for the Water Body Setback ordinance.
- G. Kenni Psenak – Ms. Psenak commented on both of the resolution requests and agrees that some thought needs to be put into both of them.

XIII. NEXT MEETING

A. July 28, 2025

XIV. ADJOURNMENT

A. Adjourned at 8:00 pm

x 
James Jones - chair

27 oct 2025
x date

Attest:

x 
Sarah Thomas -
Staff Support

x 10/27/25
date

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OCT 28 2025
CLERKS OFFICE

MATANUSKA-SUSITNA BOROUGH
PARKS, RECREATION AND TRAILS ADVISORY BOARD
RESOLUTION SERIAL NO. 25-01

A RESOLUTION OF THE MATANUSKA-SUSITNA BOROUGH PARKS, RECREATION AND TRAILS ADVISORY BOARD IN SUPPORT OF WOLF LAKE PARCEL P-08B REMAINING AVAILABLE FOR PUBLIC USE.

WHEREAS, Parcel P-08B, commonly referred to as the Wolf Lake Parcel, has long served the public as a valued recreation and access point under the stewardship of the State of Alaska; and

WHEREAS, the Wolf Lake area has experienced significant residential growth, now comprising more than 2,000 homes, resulting in a marked increase in demand for accessible, high-quality public recreation spaces; and

WHEREAS, Parcel P-08B is the only existing lake-access site in the region that is available for general public use, and the loss of this parcel would eliminate the sole opportunity for lake-based recreation for area residents; and

WHEREAS, the North Lakes Community Council conducted a comprehensive survey of local property owners, with an overwhelming 93% of respondents expressing support for preserving the parcel as a designated community park, thereby demonstrating substantial public consensus and community will; and

WHEREAS, the State of Alaska is actively considering the sale of publicly owned parcels in this area for private development, a course of action that would permanently preclude future public use

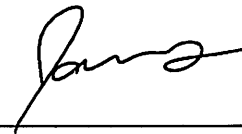
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and recreation on this critical site; and

WHEREAS, preserving Parcel P-08B aligns with the Matanuska-Susitna Borough's Comprehensive Plan goals to ensure equitable access to outdoor recreation, promote quality of life, and support the health and wellness of its growing population;

NOW, THEREFORE, BE IT RESOLVED, that the Matanuska-Susitna Borough Parks, Recreation, and Trails Advisory Board strongly urges the continued protection and designation of Parcel P-08B at Wolf Lake for permanent public use and recommends that all relevant agencies take the necessary actions to retain this parcel in public ownership for the benefit of current and future residents.

ADOPTED by the Matanuska-Susitna Borough Parks, Recreation and Trails Advisory Board this 27th day of October, 2025.



James Jones, Chair

ATTEST:



Sarah Thomas - Staff Support

YES:8

NO:0

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CLERKS OFFICE

MATANUSKA-SUSITNA BOROUGH

Edna DeVries, Mayor

Michael Brown, Borough Manager

PLANNING COMMISSION

Doug Glenn, District 1 – Vice Chair
Richard Allen, District 2
Brendan Carpenter, District 3
Michael Collins, District 4
Linn McCabe, District 5
VACANT, District 6
Curt Scoggin, District 7



PLANNING & LAND USE DEPARTMENT
Alex Strawn, Planning & Land Use Director
Jason Ortiz, Planning & Land Use Deputy Director
Wade Long, Development Services Manager
Fred Wagner, Platting Officer
Lacie Olivieri, Planning Clerk

*Assembly Chambers of the
Dorothy Swanda Jones Building
350 E. Dahlia Avenue, Palmer*

PLANNING COMMISSION MEETING MINUTES October 6, 2025

I. CALL TO ORDER, ROLL CALL, AND DETERMINATION OF QUORUM

The Matanuska-Susitna Borough Planning Commission's regular meeting was held on October 6, 2025, at the Matanuska-Susitna Borough Assembly Chambers, 350 E. Dahlia Avenue, Palmer, Alaska. Chair Allen called the meeting to order at 6:00 p.m.

Present: – Commissioner Linn McCabe
Commissioner Richard Allen
Commissioner Michael Collins
Commissioner Doug Glenn

Absent/Excused: Commissioner Curt Scoggin
Commissioner Brendan Carpenter

Staff Present: 4 – Mr. Alex Strawn, Planning and Land Use Department Director
Mr. Wade Long, Development Services Manager
Ms. Lacie Olivieri, Planning Department Admin

II. APPROVAL OF AGENDA

Chair Allen inquired if there were any changes to the agenda.

GENERAL CONSENT: The agenda was approved without objection.

III. PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Commissioner McCabe.

IV. CONSENT AGENDA

A. MINUTES: Regular Meeting Minutes – September 15, 2025

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Chr*

B. INTRODUCTION FOR PUBLIC HEARING QUASI-JUDICIAL MATTERS
(There were no introductions for public hearing quasi-judicial matters.)

C. INTRODUCTION FOR PUBLIC HEARING LEGISLATIVE MATTERS

Resolution 25-19 A Resolution Of The Matanuska-Susitna Borough Planning Commission Recommending Adoption Of The Fiscal Year (FY) 2027 Capital Improvement Program (CIP).
Public Hearing Date: October 20, 2025
Staff: Natasha Heindel, Current Planner

Resolution 25-20 A Resolution Of The Matanuska-Susitna Borough Planning Commission Recommending Approval Of An Ordinance Repealing MSB 17.02 Mandatory Land Use Permit In Its Entirety And Adopting MSB 17.07 Land Use Review.
Public Hearing Date: October 20, 2025
Staff: Alex Strawn, Planning and Land Use Director

Resolution 25-21 A Resolution Of The Matanuska-Susitna Borough Planning Commission Recommending Approval Of An Ordinance Amending MSB 17.55 To Reduce The Minimum Building Setback Requirement From Pedestrian Easements.
Public Hearing Date: October 20, 2025
Staff: Alex Strawn, Planning and Land Use Director

Chair Allen read the Consent Agenda into the record.

GENERAL CONSENT: The Consent Agenda was approved without objection.

V. COMMITTEE REPORTS
(There were no committee reports.)

VI. AGENCY/STAFF REPORTS
(There were no Agency/Staff Reports)

VII. LAND USE CLASSIFICATIONS
(There were no land use classifications.)

VIII. AUDIENCE PARTICIPATION (Three minutes per person.)

There being no persons to be heard, Audience Participation was closed without objection.

IX. PUBLIC HEARING QUASI-JUDICIAL MATTERS

X. PUBLIC HEARING LEGISLATIVE MATTERS

Resolution 25-16 A Resolution Of The Matanuska-Susitna Borough Planning Commission Recommending Approval Of An Ordinance Amending MSB 17.17 Denali State Park Special Land Use District By Eliminating A Provision That Allows The SpUD Boundary To

Change Automatically When The Boundary Of The Denali State Park Changes.

Staff: Alex Strawn, Planning and Land Use Director

Chair Allen read the resolution title into the record.

Staff, Mr. Alex Strawn, presented his staff report.

Chair Allen inquired if commissioners had any questions for staff.

Chair Allen opened the public hearing.

There being no persons to be heard, Chair Allen closed the public hearing, and the discussion moved to the Planning Commission.

MOTION: Commissioner McCabe moved to approve Planning Commission Resolution 25-16. The motion was seconded by Commissioner Glenn.

VOTE: The main motion passed without objection.

Resolution 25-17 A Resolution Of The Matanuska-Susitna Borough Planning Commission Recommending Approval Of An Ordinance Amending MSB Title 17 - Zoning To Create MSB 17.77 Large Lot District.
Staff: Alex Strawn, Planning and Land Use Director

Chair Allen read the resolution title into the record.

Staff, Mr. Alex Strawn, presented his staff report.

Chair Allen inquired if commissioners had any questions for staff.

Chair Allen opened the public hearing.

Rebecca Gamble – Opposed

Maxwell Sumner – Opposed

Rod Hanson – In favor

Mike Thompson - Opposed

There being no other persons to be heard, Chair Allen closed the public hearing, and the discussion moved to the Planning Commission.

MOTION: Commissioner Allen moved to approve Planning Commission Resolution 25-17. The motion was seconded by Commissioner Collins.

Discussion ensued

VOTE: The main motion failed unanimously.

The commission paused at 6:35 to draft Resolution 25-22 for the assembly, addressing their concerns with Resolution 25-17.

Break ended at 6:45

MOTION: McCabe moved to approve Resolution 25-22. The Motion was seconded by Commissioner Collins.

VOTE: The main motion passed unanimously.

XI. CORRESPONDENCE AND INFORMATION

(Correspondence and information were presented, and no comments were noted)

XII. UNFINISHED BUSINESS

(There was no unfinished business.)

XIII. NEW BUSINESS

XIV. COMMISSION BUSINESS

- A. Upcoming Planning Commission Agenda Items (Staff: Alex Strawn)
(Commission Business was presented, and no comments were noted.)

XV. DIRECTOR AND COMMISSIONER COMMENTS

Commissioner Zagorodniy: No Comment

Commissioner McCabe: Welcome to the new commissioner, and thank you, Alex, for helping us write that Resolution so quickly.

Commissioner Collins: Welcome. I appreciate everyone. I am a firm believer of public participation and speaking on these matters so I greatly appreciate that. And I appreciate the work everyone did today to work this out. Thank you for your help Alex.

Commissioner Glenn: Welcome to our new member. And I appreciate all of you. Have a nice week.

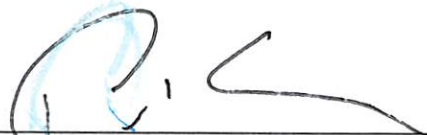
Director Strawn: I want to remind everyone that we have a joint meeting with the Assembly on October 14. We have one agenda item which is the Community Growth Solutions Study and I will be presenting what is in that document. It is over 400 pages and it will be posted online tomorrow. Set aside some time if you would like to become familiar with it. Welcome to the new commissioner. A lot of you may have heard of the Williwaw cleanup. This was monumental success for the borough. Jason Ortiz had the idea and Wade Long helped lead the charge. There were around 270 volunteers over a three day period. There were a couple dozen

businesses and entities that pitched in and helped in one way or another. We removed over 200 tons of trash, around 40 cars, a lot of hazmat, demolished a couple of buildings. These were all property owners that were happy to have this done, they all signed waivers. The total amount of trash we removed was around 40 large African elephants. A lot of the trash that was removed had been there for a long time. Assembly members Sumner and Fonov both came to help. And The Church of Latter day Saints had a majority of the volunteers.

Commissioner Allen: Welcome, Commissioner Zagorodniy.

XVI. ADJOURNMENT

The regular meeting adjourned at 6:51 p.m.



RICK ALLEN
Planning Commission Chair

ATTEST:



LACIE OLIVIERI
Planning Commission Clerk

Minutes approved:

10/20/25

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MATANUSKA-SUSITNA BOROUGH

Edna DeVries, Mayor

PLANNING COMMISSION

Doug Glenn, District 1 – Vice Chair
Richard Allen, District 2
Brendan Carpenter, District 3
Michael Collins, District 4
Linn McCabe, District 5
Maksim Zagorodniy, District 6
Curt Scoggin, District 7



Michael Brown, Borough Manager

PLANNING & LAND USE DEPARTMENT

Alex Strawn, Planning & Land Use Director
Jason Ortiz, Planning & Land Use Deputy Director
Wade Long, Development Services Manager
Fred Wagner, Platting Officer
Lacie Olivieri, Planning Clerk

*Assembly Chambers of the
Dorothy Swanda Jones Building
350 E. Dahlia Avenue, Palmer*

PLANNING COMMISSION MEETING MINUTES October 20, 2025

I. CALL TO ORDER, ROLL CALL, AND DETERMINATION OF QUORUM

The Matanuska-Susitna Borough Planning Commission's regular meeting was held on October 20, 2025, at the Matanuska-Susitna Borough Assembly Chambers, 350 E. Dahlia Avenue, Palmer, Alaska. Chair Allen called the meeting to order at 6:00 p.m.

Present: – Commissioner Linn McCabe
Commissioner Richard Allen
Commissioner Michael Collins
Commissioner Curt Scoggin
Commissioner Brendan Carpenter

Absent/Excused: Commissioner Maksim Zagorodniy
Commissioner Doug Glenn

Staff Present: 4 – Mr. Alex Strawn, Planning and Land Use Department Director
Ms. Lacie Olivieri, Planning Department Admin

II. APPROVAL OF AGENDA

Chair Allen inquired if there were any changes to the agenda.

GENERAL CONSENT: The agenda was approved without objection.

III. PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Commissioner Scoggin.

IV. CONSENT AGENDA

A. MINUTES: Regular Meeting Minutes – October 6, 2025

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B. INTRODUCTION FOR PUBLIC HEARING QUASI-JUDICIAL MATTERS
(There were no introductions for public hearing quasi-judicial matters.)

C. INTRODUCTION FOR PUBLIC HEARING LEGISLATIVE MATTERS

Resolution 25-18 A Resolution Of The Matanuska-Susitna Borough Planning Commission Recommending Approval Of An Ordinance Amending Chapter 43.20 – Subdivision Development Standards, To Allow Lots To Be Reduced To 30,000 Square Feet Within Single-Family Residential Land Use Districts.
Staff: Alex Strawn, Planning and Land Use Director

Chair Allen read the Consent Agenda into the record.

GENERAL CONSENT: The Consent Agenda was approved without objection.

V. COMMITTEE REPORTS
(There were no committee reports.)

VI. AGENCY/STAFF REPORTS
(There were no Agency/Staff Reports)

VII. LAND USE CLASSIFICATIONS
(There were no land use classifications.)

VIII. AUDIENCE PARTICIPATION *(Three minutes per person.)*

There being no persons to be heard, Audience Participation was closed without objection.

IX. PUBLIC HEARING QUASI-JUDICIAL MATTERS

X. PUBLIC HEARING LEGISLATIVE MATTERS

Resolution 25-19 A Resolution Of The Matanuska-Susitna Borough Planning Commission Recommending Adoption Of The Fiscal Year (FY) 2027 Capital Improvement Program (CIP).

Chair Allen read the resolution title into the record.

Staff, Ms. Natasha Heindel, presented her staff report.

Chair Allen inquired if commissioners had any questions for staff.

Chair Allen opened the public hearing.

Patti Fisher spoke in favor of project #3 in the CIP
Rob Wells spoke in favor of Project #2 in the CIP

There being no persons to be heard, Chair Allen closed the public hearing, and the discussion moved to the Planning Commission.

MOTION: Commissioner McCabe moved to approve Planning Commission Resolution 25-19. The motion was seconded by Commissioner Carpenter.

VOTE: The main motion passed without objection.

Resolution 25-20 A Resolution Of The Matanuska-Susitna Borough Planning Commission Recommending Approval Of An Ordinance Repealing MSB 17.02 Mandatory Land Use Permit In Its Entirety And Adopting MSB 17.07 Land Use Review.

Chair Allen read the resolution title into the record.

Staff, Mr. Alex Strawn, presented his staff report.

Chair Allen inquired if commissioners had any questions for staff.

Chair Allen opened the public hearing.

Rod Hanson spoke in support of Resolution 25-20.

There being no other persons to be heard, Chair Allen closed the public hearing, and the discussion moved to the Planning Commission.

MOTION: Commissioner Scoggin moved to approve Planning Commission Resolution 25-20. The motion was seconded by Commissioner McCabe.

Discussion ensued.

VOTE: The main motion passed without objection.

Resolution 25-21 A Resolution Of The Matanuska-Susitna Borough Planning Commission Recommending Approval Of An Ordinance Amending MSB 17.55 To Reduce The Minimum Building Setback Requirement From Pedestrian Easements.

Chair Allen read the resolution title into the record.

Staff, Mr. Alex Strawn, presented his staff report.

Chair Allen inquired if commissioners had any questions for staff.

Chair Allen opened the public hearing.

There being no other persons to be heard, Chair Allen closed the public hearing, and the discussion moved to the Planning Commission.

MOTION: Commissioner Scoggin moved to approve Planning Commission Resolution 25-21.
The motion was seconded by Commissioner Carpenter.

VOTE: The main motion passed without objection.

XI. CORRESPONDENCE AND INFORMATION

(Correspondence and information were presented, and no comments were noted)

XII. UNFINISHED BUSINESS

(There was no unfinished business.)

XIII. NEW BUSINESS

XIV. COMMISSION BUSINESS

- A. Upcoming Planning Commission Agenda Items (Staff: Alex Strawn)
(Commission Business was presented, and no comments were noted.)

XV. DIRECTOR AND COMMISSIONER COMMENTS

Commissioner McCabe: Everyone be safe. When is it gonna snow? Have your studs ready.

Commissioner Scoggin: none

Commissioner Carpenter: No, it was a good night.

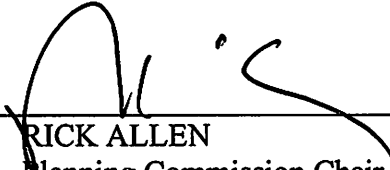
Commissioner Collins: I appreciate everyone being here and the public comment and participation.
Thank you everyone for being here, it is always a pleasure.

Director Strawn: I want to say that there was a conditional use permit application that came before this board for a marijuana retail facility known as Shoreline Cannabis it was July 2024 that was denied by the Planning Commission. It was then appealed and the Board of Adjustments overturned the decision of the Planning Commission and then that was appealed to superior court and it has been remanded back to the board of adjustments and appeals. So I am not saying this to invite discussion on this matter I am asking you to not discuss this matter or do any fact finding quest because it could end up back to this board. Our next meeting is not at this building it is at the Animal Care Facility.

Commissioner Allen: Get your skis waxed and edges sharpened.

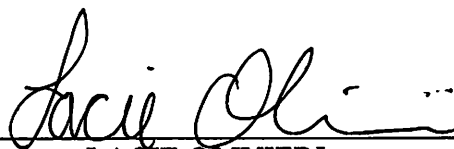
XVI. ADJOURNMENT

The regular meeting adjourned at 6:43 p.m.



RICK ALLEN
Planning Commission Chair

ATTEST:



LACIE OLIVIERI
Planning Commission Clerk

Minutes approved: 11/03/25

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OCT 21 2025

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By: Natasha Heindel
Introduced: October 6, 2025
Public Hearing: October 20, 2025
Action: Approved

**MATANUSKA-SUSITNA BOROUGH
PLANNING COMMISSION RESOLUTION SERIAL NO. 25-19**

A RESOLUTION OF THE MATANUSKA-SUSITNA BOROUGH PLANNING COMMISSION
RECOMMENDING ADOPTION OF THE FISCAL YEAR (FY) 2027 CAPITAL
IMPROVEMENT PROGRAM (CIP).

WHEREAS, the Capital Improvement Program (CIP) is a program managed by the Planning and Land Use Department designed to solicit, prioritize, and recommend public infrastructure project nominations from the community and Borough departments on an annual basis; and

WHEREAS, the CIP provides the Assembly with a prioritized list of community-supported infrastructure projects for consideration during annual Borough budget deliberations; and

WHEREAS, the CIP provides the Assembly with a vetted list of community infrastructure and public facility projects to be included in the annual state and federal legislative priorities list; and

WHEREAS, the CIP is a budget planning tool used by governments to plan for annual investments necessary to build important public infrastructure over a six-year budget period; and

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WHEREAS, in the 2023 Strategic Plan, the Assembly identified three Focus Areas: Economic Growth and Diversification, Delivering High Quality Services, and Managing Growth; and

WHEREAS, under the Managing Growth focus area, identifying and documenting needed public infrastructure and supporting its development was called out as a strategy under Economic Growth and Diversification focus area, the CIP is a tool that assists with the implementation of the MSB 2023-2028 Strategic Plan focus area goals; and

WHEREAS, investment in community infrastructure is a function of the Matanuska-Susitna Borough government and supports residents' quality of life, recreation opportunities, tourism, and the economy; and

WHEREAS, the FY27 CIP valid nominations included twenty-three (23) projects; and

WHEREAS, the nine (9) top-ranked projects being presented for FY27 CIP include:

- 1) Talkeetna Village Park Entrance and Landscaping
- 2) Skeetawk Lift 2
- 3) Church Road Separated Path (Spruce Avenue to Seldon Road)
- 4) Lake Louise Boat Launch Dock
- 5) Alcantra Ballfield Repair
- 6) Lion Head Trail Construction
- 7) Kenlar Road and Hawk Lane Separated Path

8) Matanuska River Park Campground Electrical Improvements

9) Point MacKenzie Community Center Vault Restroom

These nine projects, if approved, will make up the FY27 CIP project list; and

WHEREAS, MSB code 03.04.060 requires that the Borough Manager submit a Capital Improvement Program to the Planning Commission for review and comment annually.

NOW, THEREFORE, BE IT RESOLVED, that the Matanuska-Susitna Borough Planning Commission hereby recommends to the Assembly the adoption of the FY27 Capital Improvement Program project list.

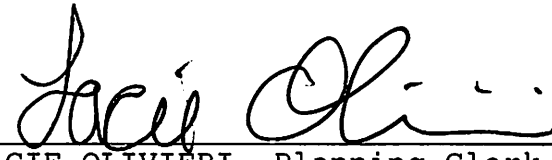
NOW, THEREFORE, BE IT FURTHER RESOLVED, that the MSB Planning Commission hereby recommends that the MSB Assembly allocate or seek funding to support the construction or advancement of projects identified in the FY27 Capital Improvement Program.

ADOPTED by the Matanuska-Susitna Borough Planning Commission
this 20 day of October, 2025.



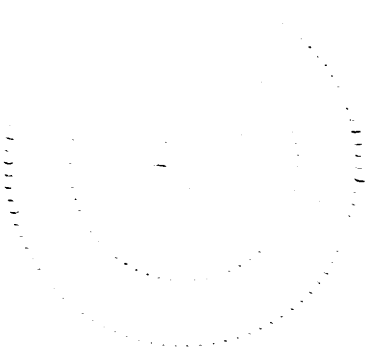
RICHARD ALLEN, CHAIR

ATTEST:



LACIE OLIVIERI, Planning Clerk

(SEAL)



yes: McCabe, Scoggin, Allen, Carpenter, Collins

no: None

**MATANUSKA-SUSITNA BOROUGH
PLATTING BOARD MINUTES**

CLERKS OFFICE

The regular meeting of the Matanuska-Susitna Borough Platting Board was held on October 2, 2025, at the Matanuska-Susitna Borough 350 E Dahlia Ave, Palmer, Alaska. Chair Traxler called the meeting to order at 1:00 p.m.

1. CALL TO ORDER**A. ROLL CALL AND DETERMINATION OF QUORUM (by Administrative Specialist)**

Platting Board members present and establishing a quorum:

Mr. Chris Chiavetta, District Seat #1
Mr. Michael Liebing, District Seat #2
Mr. Michael Gillson, District Seat #3
Ms. Michelle Traxler, District Seat #5
Mr. Sidney Bertz, District Seat #7

Platting Board members absent and excused were:

Ms. Karla McBride, Alternate A
Mr. Robert Hallford, Alternate B
Ms. Amanda Salmon, District Seat #4
Ms. Sandra Kreger, District Seat #6

Platting Board members absent were:

Staff in attendance:

Mr. Fred Wagner, Platting Officer
Ms. Lacie Olivieri, Platting Board Clerk
Mr. Matthew Goddard, Platting Technician
Mr. Chris Curlin, Platting Technician
Mr. Cayman Reynolds, Platting Technician

B. THE PLEDGE OF ALLEGIANCE

Platting Member Liebing led the pledge of allegiance.

C. APPROVAL OF THE AGENDA

Chair Traxler inquired if there were any changes or additions to the agenda.

MOTION: Platting Member Liebing moved to approve the Agenda. The motion was seconded by Platting Member Gillson.

VOTE: The Agenda was approved without objection.

2. APPROVAL OF MINUTES

- September 18, 2025.

MOTION: Platting Member Liebing moved to approve the minutes. The motion was seconded by Platting Member Gillson.

VOTE: The Minutes were approved without objection.

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3. AUDIENCE PARTICIPATION & PRESENTATIONS

PERSONS TO BE HEARD (Three minutes per person for items not scheduled for public hearing)
(None)

4. UNFINISHED BUSINESS

5. RECONSIDERATIONS/APPEALS

(None)

6. PUBLIC HEARINGS

A. **YORKSHIRE ESTATES:** The request is to create 17 lots from Tax Parcel C6 (MSB Waiver 2007-096-PWm), (Tax ID# 18N01E10C006), to be known as **YORKSHIRE ESTATES**, containing 20.00 acres +/- . The property is located directly west of E. Yorkshire Road, directly east of N. Covington Street; within the SW ¼ Section 10, Township 18 North, Range 01 East, Seward Meridian, Alaska. In the Fishhook Community Council and in Assembly District #1. *(Petitioner/Owner: WM Construction, LLC, Staff: Chris Curlin, Case # 2025-112)*

Chair Traxler read the statement regarding Ex-Parte & Interest on quasi-judicial action into the record.

Lacie Olivieri provided the mailing report:

- Stating that 131 public hearing notices were mailed out on September 11, 2025.

Staff gave an overview of the case:

- Staff recommended approval with five findings of fact and eight conditions of approval.

Platting Members had no questions for staff

Chair Traxler invited the petitioner/petitioner's representative to give an overview.

The petitioner's representative Craig Hanson chose not to speak.

Chair Traxler opened the public hearing for public testimony.

There being no one else to be heard, Chair Traxler closed the public hearing and invited the petitioner and/or the petitioner's representative to further discuss and answer any questions from the Board.

The petitioner's representative, Craig Hanson, spoke.

Platting Members had no questions for the petitioner's representative.

MOTION: Platting Member Liebing made a motion to approve the preliminary plat of Yorkshire Estates contingent on staff recommendations one through eight. The motion was seconded by Platting Member Chiavetta

VOTE: The motion passed without objection.

B. CENTENNIAL SHORES: The request is to vacate the 33' wide section line easement on the northern boundary of Block 2, Lot 1 and Block 1, Lot 8, Centennial Shores, Plat #89-22. The 33' wide easement was dedicated as a part of the Centennial Shores Subdivision. The installation of a dock at the canoe portage between Finger and Cottonwood Lakes has been proposed in place of providing alternate access. The property is located west of N. Driftwood Circle, south and east of Finger Lake, and north of E. Palmer Wasilla Highway (Tax ID #2698B01L008 & 2698B02L001); within the NW ¼ Section 04, Township 17 North, Range 01 East, Seward Meridian, Alaska. In the South Lakes Community Council and in Assembly District #4. *(Petitioner/Owner: Keystone Surveying & Mapping/Matthew Marletto & Dieffenderfer Trust, Staff: Matthew Goddard, Case # 2025-116)*

Chair Traxler read the statement regarding Ex-Parte & Interest on quasi-judicial action into the record.

Lacie Olivieri provided the mailing report:

- Stating that 84 public hearing notices were mailed out on September 11, 2025.

Staff gave an overview of the case:

- Staff recommended approval with six findings of fact and eight recommendations for conditions of approval.

Platting Members Liebing and Chiavetta had questions for staff.

Chair Traxler invited the petitioner/petitioner's representative to give an overview.

The petitioner's representative, Gary Lo Russo, spoke.

Chair Traxler had questions for the petitioner's representative.

Chair Traxler opened the public hearing for public testimony.

Neighbor, Steve Novakovich, spoke.

There being no one else to be heard, Chair Traxler closed the public hearing and invited the petitioner and/or the petitioner's representative to further discuss and answer any questions from the Board.

The petitioner's representative spoke.

Platting Member Chiavetta and Liebing had questions for the petitioner's representative.

Discussion ensued.

The petitioner spoke.

Discussion ensued.

MOTION: Platting Member Liebing made a motion to approve the preliminary plat of Centennial Shores contingent on staff recommendations one through eight. The motion was seconded by Platting Member Gillson.

MOTION: Platting Member Chiavetta moved an amendment to add “prior to recordation” to condition number four after “petitioner to construct agreed upon improvements.” The motion was seconded by Platting member Liebing.

VOTE: The amendment passed without objection.

VOTE: The main motion passed as amended without objection.

C. MCCULLOUGH ESTATES PHASE 1 THRU 3: The request is to create 14 lots by a three phase master plan from Tracts B & C, McCullough Estates, (Plat# 2022-6), (Tax ID's 8282000T00B & 8282000T00C), to be known as **MCCULLOUGH ESTATES PHASE 1 THRU 3**, containing 56.40 acres +/- . The property is located directly east of S. Salmon Ally Street and directly north & south of E. Yeldarb Avenue; within the NW ¼ Section 16, Township 24 North, Range 04 West, Seward Meridian, Alaska. In the Susitna Community Council and in Assembly District #7. *(Petitioner/Owner: Sam McCullough, Staff: Chris Curlin, Case # 2025-113)*

Chair Traxler read the statement regarding Ex-Parte & Interest on quasi-judicial action into the record.

Lacie Olivieri provided the mailing report:

- Stating that 28 public hearing notices were mailed out on September 11, 2025.

Staff gave an overview of the case:

- Staff recommended approval with six findings of fact and six conditions of approval

Platting Members had no questions for staff

Chair Traxler invited the petitioner/petitioner's representative to give an overview.

The petitioner's representative did not speak.

Chair Traxler opened the public hearing for public testimony.

There being no one else to be heard Chair Traxler closed the public hearing and

invited the petitioner and/or the petitioner's representative to further discuss and answer any questions from the Board.

The petitioner's representative was not present.

MOTION: Platting Member Liebing made a motion to approve the preliminary plat of Mcculough Estates Phase 1 Thru 3 contingent on staff recommendations one through six. The motion was seconded by Platting Member Gillson.

VOTE: The motion passed without objection.

The board took a five minute recess at 1:55 pm.

The board returned at 2:00 pm.

D. KIMBERLY'S LAKESIDE ESTATES: The request is to vacate the 50' public access easement located on the southwest boundary of Lot 2, Kimberly's Lakeside Estates, Plat #2002-38; eliminate the portion of the 20' telephone and electric easement currently bordering the public access easement; and grant a new utility easement following the southwest boundary of the property. Both the 50' public access easement and the T&E easement were created by Kimberly's Lakeside Estates, Plat #2002-38. The property is located west of Florence Lake, northeast of Boot Lake, and directly east of N. Crystal Lake Road (Tax ID #5218000L002); within the NE ¼ Section 23, Township 19 North, Range 05 West, Seward Meridian, Alaska. In the Willow Community Council and in Assembly District #7. (Petitioner/Owner: Jeffrey & Trisha Wyrick, Staff: Matthew Goddard, Case # 2025-118)

Chair Traxler read the statement regarding Ex-Parte & Interest on quasi-judicial action into the record.

Lacie Olivieri provided the mailing report:

- Stating that 32 public hearing notices were mailed out on September 11, 2025.

Staff gave an overview of the case:

- Staff recommended approval with five findings of fact and seven recommendations for conditions of approval

Platting Members Traxler and Liebing had questions for staff.

Discussion ensued.

Chair Traxler invited the petitioner/petitioner's representative to give an overview.

The petitioner's representative chose not to speak.

Chair Traxler opened the public hearing for public testimony.

There being no one else to be heard, Chair Traxler closed the public hearing and invited the petitioner and/or the petitioner's representative to further discuss and answer any questions from the Board.

The petitioner, Trisha Wyrick, spoke.

Platting Members had no questions for the petitioner.

MOTION: Platting Member Liebing made a motion to approve the preliminary plat of Kimberly's Lakeside Estates contingent on staff recommendations one through seven as amended in the handout packet. The motion was seconded by Platting Member Gillson.

VOTE: The motion passed without objections.

E. PEACEFUL VIEW ESTATES MSP: The request is to create 21 lots Parcels 1 and 4, MSB Waiver #82-46-PWm, Recorded as 82-59w to be known as PEACEFUL VIEW ESTATES MSP, containing 25.58 acres +/- . The petitioner is proposing the dedication and construction of internal streets to provide access for the proposed lots. The property is located west of N. Nichols Drive, north and east of W. Parks Highway, and south of W. King Arthur Drive (Tax ID #s 18N03W27D008 & 18N03W27D011); within the SE ¼ Section 27, Township 18 North, Range 03 West, Seward Meridian, Alaska. In the City of Houston and in Assembly District #7. *(Petitioner/Owner: Gary Miller / Mustard Seed Development Trust, Staff: Matthew Goddard, Case # 2025-120)*

Chair Traxler read the statement regarding Ex-Parte & Interest on quasi-judicial action into the record.

Lacie Olivieri provided the mailing report:

- Stating that 77 public hearing notices were mailed out on September 11, 2025.

Staff gave an overview of the case:

- Staff recommended approval with eight findings of fact and seven recommendations for conditions of approval

Chair Traxler invited the petitioner/petitioner's representative to give an overview.

The petitioner's representative did not speak.

Chair Traxler opened the public hearing for public testimony.

There being no one else to be heard Chair Traxler closed the public hearing and invited the petitioner and/or the petitioner's representative to further discuss and answer any questions from the Board.

MOTION: Platting Member Liebing made a motion to approve the preliminary plat of Peaceful View Estates MSP contingent on staff recommendations one through seven. The motion was seconded by Platting member Gillson.

VOTE: The motion passed without objection.

7. ITEMS OF BUSINESS & MISCELLANEOUS
(None)

8. PLATTING STAFF & OFFICER COMMENTS

A. Adjudicatory (*if needed*)

B. Upcoming Platting Board Agenda Items

Planning Director, Alex Strawn informed the board that the presentation is still being worked on. Platting Clerk Kayla Smith informed the board of upcoming items:

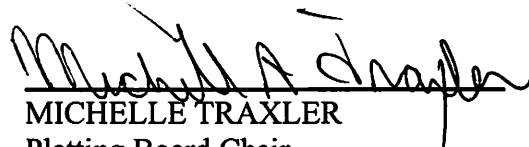
- There is 1 case scheduled for October 16, 2025 Platting Board Meeting.
- Wet Beaver Estates

9. BOARD COMMENTS.

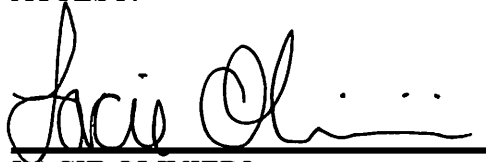
- Platting Member Liebing – Where is the voting process defined in code.
- Platting Member Bertz – Happy 39th Fred
- Platting Member Traxler – Happy Birthday Fred.
- Platting Member Gillson – No comment
- Platting Member Chiavetta – No comment

10. ADJOURNMENT

With no further business to come before the Platting Board, Chair Traxler adjourned the meeting at 2:16 PM.


MICHELLE TRAXLER
Platting Board Chair

ATTEST:

 10/16/25
LACIE OLIVIERI
Temporary Platting Board Clerk

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OCT 16 2025

CLERKS OFFICE

South Lakes Community Council (SLCC)

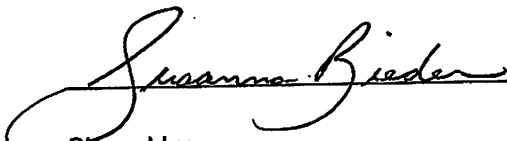
SLCC Meeting Minutes

Date: October 6, 2025

Location: Mat-Su Midwifery & Family Health, 5000 E Shennum Dr

- A. Call to Order at 7:03 by chairperson Biederman
- B. Roll Call
 - a. Chair - Susanna Biederman - present
 - b. Vice-Chair - Dan Kennedy - excused absence
 - c. Secretary - Terry Roth - present
 - d. Member-At-Large - Lance Nielsen - excused absence
 - e. Member-At-Large - Lynn Hallford - present
- C. Approval of Minutes from September 8, 2025 Meeting:
 - a. Motion to approve minutes by Erin Leaders - community member
 - b. 2nd by Lynn Hallford - member-at-large
 - c. Motion passed
- D. Treasurer's Report - no action needed
 - a. Member Dues - Invitation to Become a Member - no action
- E. Community Non-Profit Spotlight - Kids Kupboard - Hally Marshall - Outreach Manager
- F. Borough Spotlight - Port MacKenzie - Corinne Lindfors - Assistant Port Operations Manager
- G. Open Board Positions
 - a. Treasurer - volunteer - Kelley Tedd
 - b. Motion to elect Kelley Tedd as treasurer - by Erin Leaders - community member
 - c. 2nd by Lynn Hallford - member-at-large
 - d. Motion passed- Kelley Tedd elected as treasurer for SLCC
 - e. Kelley Tedd shall be added to the South Lakes Community Council Global Credit Union account as Board Treasurer.
- H. Community Needs or Community Projects - no action
- I. Public Comments - no action
- J. Adjournment at 8:00 pm by Chairperson Biederman

Cm
OCP


Signed by

Susanna Biederman, Chair

10-16-25

Date


Attested by

Terry Roth, Secretary

10-16-25

Date

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NOV 06 2025

CLERKS OFFICE

**Regular Meeting of the Talkeetna Community Council Tuesday,
September 2nd, 2025, 7:00 p.m.**

Talkeetna Public Library w/ Zoom link

Meeting Minutes

Tue, Sep 2 7:02 PM - Minutes taken by Granola AI, Secretary Kai Leddy absent

Meeting Administration

- TCCI September meeting called to order 7:02pm, September 2nd • Quorum present: Jon Korta (chair), Kara Walker, Adam Bartles, Jodi Rodwell. • Adam volunteered to take minutes using AI app
- Agenda approved with modification - struck item A under new business (presenter not ready)
- August 4th minutes approved

Landfill Operations & Renovations (Jeff Smith, MSB Solid Waste)

- Major campus renovation underway to address capacity constraints ○
New scale house, tipping office, and tipping floor being built
 - New road constructed around VCRS building to back entrance
- Leachate evaporation facility nearing completion
 - \$5M investment, operational by end October
 - Uses methane gas from landfill to operate
 - Will evaporate 4M gallons/year vs current 3.5M generation
 - Eliminates 92% of PFAS contamination
 - Reduces disposal costs from 16¢/gallon to ~8¢/gallon
- Cell 4 expansion approved (\$1.4M)
 - Adds 4 years landfill life
 - Saves ~\$300K annually in capital expenses
- Federal compost grant secured (\$3.5M)
 - Will process woody debris into quality compost
 - Equipment includes trucks, containers, screening buckets, loaders
 - Seasonal operation (summer months primarily)

Talkeetna Transfer Site Upgrades

- \$200K allocated from compost grant for site improvements
- Proposed entrance relocation to reduce traffic backup issues
 - New entrance from side road across old landfill area
 - Circular traffic flow: hazardous waste → recycling → compost → MSW

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del

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→ exit

- Container system upgrade under consideration
 - Replace 4 forty-yard containers with multiple 8-yard containers
 - Enables more frequent pickup (2-3 days/week vs current schedule)
 - Containers ~4 feet high (similar to current accessibility)
 - Could allow C&D waste collection expansion
- Timeline: Design over winter, construction next summer
- Community input meeting planned after January 1st

Hazard Mitigation Plan Update (Tawny Boothby, MSB Planning)

- Plan requires 5-year update to maintain FEMA grant eligibility
- Expires February 2025
- New hazards added to assessment:
 - Permafrost thaw/landslide instabilities (primarily Glacier View area)
 - Matanuska Narrows instability could block Glenn Highway if released
 - Tsunami risk confirmed for upper Cook Inlet
 - 1964 earthquake did generate tsunami (2am, low tide, unnoticed)
 - Risk areas: Fish Creek, Knik bridges, old Matanuska townsite, port
- Public participation through online open house
 - QR code and website available for community input
 - Deadline: October 15th
- Planning timeline: Public outreach → planning team → planning commission → assembly by January

Community Council Business

- Treasurer's report: Minor error in CAP grant checks being resolved
- Friends of Library check delivered to Geri
- Behavioral health facility presentation postponed to October meeting
 - 45-bed facility planned by Matsu Regional Medical Center
 - Seeking community letters of support
- Matsu State Forest presentation also postponed (not ready)

Election Coordination (Kathleen Fleming)

- Board authorized \$500 for election coordinator expenses/stipend
- Kathleen continuing as coordinator, developing comprehensive manual
 - Instructions for coordinator, library staff, volunteers
 - Collaborating with Ruth Wood and Whitney Wolfe
 - Goals: thorough, clear procedures; anticipate problems; ensure free/fair elections

- Manual draft to be presented after November 2025 election
- Procedures will be posted on TCCI website per bylaws requirement

Committee Reports

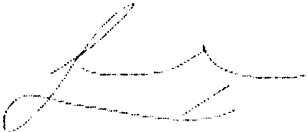
- Library (Geri): 7,774 hours read during summer program; new gravel pen installed; kids cooking class full (waiting list); various programs resuming • Recycling (Cici): Meetings resuming; paper collection restored at post office; glass pulverizer operational at VCRS (no local collection yet)
- Fire Department (Eric): 19 calls last month; monitored recent flooding with no residential displacement
- Road Service Area (John S.): September 11th meeting cancelled, next meeting October 9th

Action Items & Next Steps

- Jeff Smith to coordinate community input meeting for transfer site (after January 1st)
- Tawny to send hazard mitigation links for correspondence packet
- Tsunami brochures to be provided to library
- Whitney appointed as nominating committee chair for November election • Joint chamber meeting on Main Street pedestrian plan (October, date TBD) • Next TCCI meeting: October 6th, 7pm

Next meeting Monday, October 6th, 2025 at 7pm at Talkeetna Public Library.

Signed by: Jon Korta, Chair _____  _____ Date: ____11-05-25____

Attested to: Kai Leddy, Secretary _____  _____ Date: ____11-5-25____

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CLERKS OFFICE

Regular Meeting of the Talkeetna Community Council
Monday, October 6th, 2025, 7:00 p.m.
Talkeetna Public Library w/ Zoom link
Meeting Minutes

1. Call to order 7:01pm. Establish a quorum: 4 were in attendance: Krister Bowman, Jon Korta, Kai Leddy, Jodi Rodwell,

Absent: Kara Walker, Elliot Hunker, Adam Bartles.
2. K. Leddy will take the minutes.
3. Approval of agenda **Motion** by Krister to approve the agenda, Jodi seconds. Caitlin's Skatepark Committee presentation to be moved up agenda (Persons to be Heard) as she has to leave early. No objection, motion passes.
4. Approval of Minutes from 09/02/2025 - September's minutes were taken via AI in Secretary Leddy's absence, and needs to be reviewed for edits/mistakes. Will vote to approve in November once reviewed (along with October minutes).
5. Treasurer's Report - Treasurer Kara Walker is absent, no questions in the room regarding the report.
6. Out-of-Town Guest(s): Allie Sargent w/Susitna River Coalition re: Susitna Valley Gas Exploration for Coal Bed Methane - Proposed natural gas licenses proposed in West Susitna, there are 2 large license areas (567,000 acres) proposed - robust comments in 2024 (including private land owners, TCCI, and community businesses) reduced the size of these license areas in previous proposal however the lease areas are still "large". The leases are currently focused on coal bed seams with low/moderate probability of producing coal bed methane. Water is pushed into coal seams to push methane up, produces large quantities of waste water. Reduction of the lease area was a big win, but still many issues in the licenses (they are unrestricted exploration for 10 years, makes private lands drillable - State owns subsurface rights, and there has been very little coal bed mining done already in Alaska - little experience). The type of exploration involves significant infrastructure development/roads. Susitna River Coalition is requesting Talkeetna Community Council to request more specific measures to be put in place on these license areas to protect salmon habitats, quality of life, private land ownership, and sustainability. The comment period is open from now until 5pm on Oct 30th. Comments can be submitted via mail or e-mail.
7. Correspondence: Link to Correspondence Packet HERE: <https://tinyurl.com/4n83x232>
8. Announcements: MSB Fuel Excise Tax Meeting on Oct. 23rd at Senior Center 6-8pm; Community Meeting Re: Pedestrians on Main St - Tentative Jan. 13th 6pm DAC; Public

over

Comments Period for AK DNR Div. of Oil and Gas Coal Bed Methane due by 10/30/25; Div of Forestry revision of Fire Guidelines virtual meeting (and in person at TKA Library) from 12-1:30pm on Tuesday Oct 7th.

9. Persons to be heard: Caitlin Palmer - Skatepark report: see correspondence packet for report. Continuing to fundraise, new merchandise is out and for sale at AK Mountaineering School and the Gear Shop. There is interest in having a separate website for the skatepark, self-funded by Skatepark committee funds. The website will be maintained by a member of the skatepark committee with website design experience.

10. Fire Dept. Report - Chief Eric Chappel - up to 175 calls, 14 calls last month things are slowing down into winter. Eight lots going before assembly to be added to the Fire Service area, near where the fire was last summer (up Montana Creek Rd). This week is Fire Awareness Week: this year's message is charging safety/lithium ion batteries. Charge your devices on a hard surface to prevent rapid spread of fire (do not charge your phone on/in your bed). Electric bikes/scooters should be charged while you're home and not plugged in long term (unplug once it's done charging). Additionally, using damaged chargers or incorrect chargers causes fires. Talkeetna Fire Dept was at TKA Elementary last week teaching the kids about fire safety and will be at Susitna Jr/Sr High this week to teach/promote safety.

11. Talkeetna Water and Sewer Board - Ryan Sheldon - recent changes to water bill, adjustments made so rates more accurately represent an individual home's usage. Users that use more than the average usage per month may pay an additional fee per gallon. The Board will continue to collect data, if additional revenue is being generated then they will reduce rates.

12. Talkeetna Road Service Area Report - John Strassenburgh - no quorum so no meeting this month, next meeting will be October 16th via Zoom.

13. Talkeetna Library Report - Geri Denkwalter - lots of great programs at the library including this season's "Fall into Reading" program. Ongoing mentorship program for reading with children to boost their confidence in reading aloud. There will be another jigsaw puzzle competition! Breakfast Book Club is ongoing as well. Oct 18th from 5-7pm is Tween Movie Night. Participants needed for the Stone Soup (cooking lesson) program, there is also a children's cooking class - fills up quickly!

14. Committee/Board Reports

a. TPAC (Talkeetna Parks Advisory Committee) - did not meet last month (no quorum) - the borough has released an Interactive Trail Map (borough-wide), TPAC had a working group meeting recently to look at what local trails needed informational edits.

b. Recycling - Cici Schoenberger - Mobile recycling done for the season. Doing a series of PSAs on KTNA, including recycling coming back to the post office! TKA Recycling puts a lot of work into mixed paper (shiny paper, envelopes (with and without viewing window) versus office paper (plain white paper). There is the

borrow-a-can program if you need a recycling barrel or two for an event they are free of charge to borrow. Next Earth Day, there will be a recycled art show at the hangar (in April) - let Cici know if you'd like to be involved! Next meeting is Oct 21st at 4:30pm virtually over Zoom, contact Cici.

c. Community Assistance Program - n/a

e. CERT (Community Emergency Response Team) - still looking for local leaders! Contact Eric Chappel if interested.

f. Technology Committee - Kai Leddy - No updates, committee chairs should email their meeting dates to Leddy@talkeetnacouncil.org to get on the calendar. g.

Paddle and Racket Committee - n/a

h. Skatepark Committee - (see Persons to be Heard & New Business) i. AK Long Trail Advisory Group - recent meeting included more community members, including Sunshine and Willow residents. Most of the discussion was in regards to logistical issues on the project, an in-person meeting is in the works in November (with maps). Interested individuals can get involved, email connect@talkeetnacouncil.org to get put in touch with the Working Group.

15. Unfinished Business

16. New Business

- a. Letter of Support to Congressional Delegation seeking erosion mitigation funding - **Motion** to write letter in support of MSB's request to seek funding to mitigate erosion in Talkeetna, seconded by Krister. Some discussion, no opposition - motion passes.
- b. Acceptance of Candidates for November TCCI Election Ballot - 3 candidates applied: Marissa Goerke, April Morrow, Bobbi Jo Van Sickle (Bobbi Jo's candidate information did not make the correspondence packet in time, but her candidate info is available on our website). **Motion** by Jodi to approve the 3 candidates, seconded by Krister. Discussion: Adam Barles, Krister Bowman, and Elliot Hunker are incumbents up for re-election. These 3 are stepping down from the council so there will be 3 seats available at the November election. No objection, motion passes. Write-in candidates will be accepted until October 28th.
- c. Website for Talkeetna Skatepark **Motion** by Leddy for TKA Skatepark to create their own separate website, seconded by Jodi. Discussion: Jon thinks it seems reasonable and they have funds to maintain. There was concern about having a TKA Board member coordinating to monitor the Skatepark website for content and representation as a committee of Talkeetna Community Council. Amended motion by Leddy: TKA Skatepark to create their own separate website but Talkeetna Community Council retains the right to oversight regarding content of the website, Jodi seconds. Discussion: none. **Amendment passes.** Discussion on amended motion: comment that there should be a board member on the Skatepark committee. No objection to amended motion. **Amended motion passes.** Leddy will communicate with Caitlin about the motion passing to ensure communication moving forward.
- d. Letter to AK DNR Div. of Oil/Gas re: Coal Bed Methane Project - **Motion** by Jodi to write Letter regarding concerns about impact on watershed in this area, seconded by Krister. Discussion: of note, that TCCI's previous letter did not oppose the project, but rather

requested more safeguards and restrictions regarding the project. No opposition,
Motion passes.

17. Board Comments

Krister - Thank you everyone for coming out!

Jodi - Thank you to our community for showing up, room is full! Thank you Whitney for nominating committee and our 3 new candidates for applying. Reminder that there is still opportunity to be a write-in candidate! Thank you Allie for staying on the whole meeting!

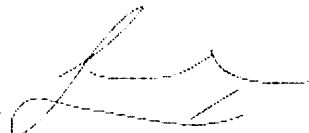
Leddy - Thank you everyone for civil debate, thank you Jon for being solo in the room tonight (every Board member except Jon attended virtually!)

Jon - Thank you to our candidates, excited to turn over and get new folks on the board. Thank you everyone for coming out and engaging in community issues. Thank you Rep. McCabe for taking the time to drive up. Next meeting is Nov 3rd.

18. Adjourn, 8:44pm

**Next meeting Monday November 3rd, 2025 at 7pm at Talkeetna
Public Library.**

Signed by: Jon Korta, Chair _____  _____ Date: 11-5-25

Attested to: Kai Leddy, Secretary _____  _____ Date: 11-5-25

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to
connect@talkeetnacouncil.org**



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CLERKS OFFICE

Tanaina Community Council

PO Box 870236

Wasilla, AK 99687

tanainacommunity@gmail.com Facebook as "Tanaina Community Council"

MEETING MINUTES GENERAL MEMBERSHIP MEETING

TUESDAY October 28, 2025 @ 7pm

Location: Curtis Menard Sports Complex Meeting Room or via Zoom.com meeting ID: 898 6138 3709,

Called to Order: 7:07 pm AKST

Attendance: Corine Hickey, Rachel Lund, Bailey Stuart, Lizzie Guillot, Eric Loveley, Mary Ravetta via zoom

I. Motion -I move to approve today agenda as written and the previous meeting dated September 23, 2025 motion by Rachel Lund and seconded by Mary Ravetta

II. Treasurer's Report: None

III. Guest Speaker and/or Assembly Representative: -No state and no assembly representative

IV. Old Business

A. CIP project – Focus 2026

- Discussion TCC would like to purchase property in TCC area. Corine followed up with Real estate agent about purchase of land including new parcel being sold by UAA. The real estate agent said at this time the property has not been posted for sale.
- Rachel will contact Pam Gram MSB to see if we can purchase property under CIP project

B. Community Clean Up- Proposed date of May 9, 2026 General overview of Community council clean up

- Extend clean up to a week by posting signs for a week and distributing bags earlier, Expand communication through social media and flyers, Expand garbage bag distribution, Discussion about having a Kick-off event to annual TCC clean up

VI. New Business

C. Discussion to announce general membership meeting on Facebook.

D. Concern by Lizzie Guillot a New Porta Potty rental business in neighborhood of Heather Way.

E. Discussion Move meeting days from Tuesday to last Monday Rachel will call and see if Menard available and notify borough of change to TCC meeting dates but time will remain same 7-8:30pm

- Nov 24 7-8:30
- December No meeting
- Jan 26
- Feb 23
- Marh 23
- April 27

F. Motion -I move that reimburse Rachel Lund for biennial report of \$30 and \$25 fee file for change of agent. Motion by Corrine and 2nd Mary.

G. Discussion Lizzie Guillot and Bailey Stuart board members

Nominations for TCC Board Members (Elections to be postponed to November 2025 meeting).

Treasurer- Rachel

Bailey Stuart- Secretary

Stacy- Community outreach

Amanda- Vice

Mary - President

VII. Persons to Be Heard -none

VIII. Roundtable Discussion-

Rachel Lund
10-31-25
TCC Secretary

C. Hickey
10/31/25
Treasurer

Cur
OK

**MATANUSKA-SUSITNA BOROUGH
Transportation Advisory Board (TAB)
MINUTES**

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OCT 27 2025
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Edna DeVries, Mayor

Randy Durham - Chair
Pat Daniels
Charles Van Ravensway
Kristina Whitman

Bianca Zibrat – Staff Support
Lacie Olivieri – Staff Support



Michael Brown, Borough Manager

PLANNING & LAND USE DEPARTMENT
Alex Strawn, Planning & Land Use Director
Jason Ortiz, Deputy Director of Planning
Bianca Zibrat, Long-range Planner

Location:
MSB DSJ BLDG.
Room 119
350 E. Dahlia Ave. Palmer, AK

**February
14th, 2025
REGULAR
MEETING
10:00 a.m.**

I. CALL TO ORDER – 10:00 AM

II. ROLL CALL – DETERMINATION OF QUORUM

Quorum established. Members Present: Jesse Peterson

Members Present Online: Charles Van Ravensway, Kristina Whitman, Randy Durham,
Pat Daniels

III. PLEDGE OF ALLEGIANCE

IV. APPROVAL OF AGENDA

Pat Daniels made the motion. Kristina Whitman seconded it. The agenda was approved

CM
OCR

without objection.

V. APPROVAL OF MINUTES

- Draft Minutes from 09/20/2024: Charles Van Ravensway made the motion to approve. Randy Durham seconded it.
- Draft Minutes from 11/15/2024: Pat Daniels made the motion to approve. Charles Van Ravensway seconded it.

VI. AUDIENCE PARTICIPATION: no audience participation in this meeting.

VII. STAFF/ AGENCY REPORTS & PRESENTATIONS

- Introduction of new staff
- Vacancy Report

Jesse Peterson is introduced as a new member.

VIII. UNFINISHED BUSINESS

- Transit update: Rebecca Skjothaug talks about the transit presentation that was presented in the Assembly meeting, and responds to questions made by Jesse Peterson, Pat Daniels and Charles Van Ravensway.
- MSB Safe Streets for All Comprehensive Safety Action Plan update: Jane Taylor presented a draft resolution. Randy calls for motion. Charles Van Ravensway motioned it. Pat Daniels seconded. No objections, resolution passed.
- Revised Seldon-Bogard Corridor Access Management Plan: Julie Spackman presented and recommended the postponement of the decision of resolution approval. Pat Daniels made comments. Charles Van Ravensway motioned to

postpone the approval of the resolution. Kristina Whitman seconded the motion.
No objections were made. Motion passed.

IX. NEW BUSINESS: none

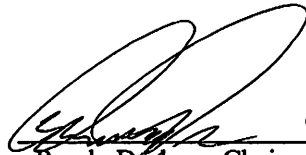
X. MEMBER COMMENTS: Pat Daniels likes the new transit presentation. Randy Durham, Jesse Peterson and Charles Van Ravensway decide to form a work group to draft a resolution of support to transit continuity to be presented to the Assembly Members.

XI. NEXT MEETING DATES: Next meetings scheduled for April 4th, July 25th and October 24th, 2025.

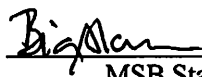
XII. ADJOURNMENT: 11:02 am

PACKET ATTACHMENTS:

- Transit presentation
- MSB Safe Streets for All Comprehensive Safety Action Plan and Resolution draft
- Revised Seldon-Bogard Corridor Access Management Plan
- Vacancy report


Randy Durham, Chair 10/24/25
Date

ATTEST:


MSB Staff 10/24/25
Date

**MATANUSKA-SUSITNA BOROUGH
Transportation Advisory Board (TAB)
MINUTES**

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CLERKS OFFICE

Edna DeVries, Mayor

Randy Durham - Chair
Pat Daniels
Charles Van Ravenswaay
Kristina Whitman
Jesse Petterson
Tim Alley

Bianca Zibrat – Staff Support



Michael Brown, Borough Manager

PLANNING & LAND USE DEPARTMENT
Alex Strawn, Planning & Land Use Director
Jason Ortiz, Deputy Director of Planning
Bianca Zibrat, Long-range Planner

Location:
MSB DSJ BLDG.
Room 119
350 E. Dahlia Ave. Palmer, AK

**April 25th,
2025
REGULAR
MEETING
10:00 a.m.**

I. CALL TO ORDER – 10:01 AM

II. ROLL CALL – DETERMINATION OF QUORUM

Quorum established. Members Present: Randy Durham, Tim Alley.

Members Present Online: Jesse Peterson, Charles Van Ravensway, Kristina Whitman, Pat Daniels

III. PLEDGE OF ALLEGIANCE

IV. APPROVAL OF AGENDA

Tim Alley made the motion. Pat Daniels seconded it. The agenda was approved without objection.

CW
CCR

V. APPROVAL OF MINUTES

- Draft Minutes from 2/14/2025: Pat Daniels made the motion to approve. Charles Van Ravensway seconded it.

VI. AUDIENCE PARTICIPATION: no audience participation in this meeting.

VII. STAFF/ AGENCY REPORTS & PRESENTATIONS

- Introduction of new staff: Ashley Stick was introduced as the new Planning Support Specialist.
- Vacancy Report: Tim Alley was introduced as new member of the Board.

VIII. UNFINISHED BUSINESS

- Transit update: Bianca Zibrat explains that the borough has completed the application draft for the 5307 grant funds and will submit it in the next few days. The approval of a resolution in support of securing funding for the continuity of public transit in the Matanuska Susitna Borough is motioned by Pat Daniels and seconded by Charles Van Ravenswaay. The approval of a letter of support for the grant application is motioned by Tim Alley and seconded by Jesse Peterson.
- Revised Seldon-Bogard Corridor Access Management Plan: Jesse Peterson recused participation as he is not a neutral part in that process because he is currently working for HDR. Alex Strawn makes a brief presentation as the topic was extensively presented and explained in previous meetings. Pat Daniels ask a question about the quantity of lanes and Alex Straw explains the reason is that the plan is trying to minimize the removal of houses. Charles Van Ravenswaaay asks if the gravel pit has been considered in the plan and Alex

responds that it has. The approval of a resolution supporting assembly adoption of the Bogard/Seldon road corridor access management plan is motioned by Charles Van Ravenswaaay and seconded by Pat Daniels.

IX. NEW BUSINESS: none

X. MEMBER COMMENTS: Alex Strawn asks about voting for vice-chair and suggests adding the topic to the next meeting agenda. Pat apologizes for missing the previous scheduled meeting, which was cancelled for not having a quorum. No more comments.

XI. NEXT MEETING DATES: Next meeting scheduled for July 25th.

XII. ADJOURNMENT: 10:28 am

PACKET ATTACHMENTS:

- Bogard/Seldon Corridor Access Management Plan Revisions for Final Draft Plan


Randy Durham, Chair 10/24/2025
Date

ATTEST:


MSB Staff 10/24/2025
Date

WEST LAKES FIRE SERVICE AREA
BOARD OF SUPERVISORS MEETING
10073 West Parks Hwy, Wasilla, AK 99623

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BOARD OF SUPERVISORS

Cindy Michaelson, Chair
Randy Newcomb, Vice Chair
Cathi Kramer
Dennis Vau Dell

DISTRICT CHIEF

Tawnya Hightower

Minutes

Regular Meeting

Monday Sept 8, 2025 at 6:00 p.m.

Public Safety Building, West Lakes Fire, Station 7-3

I. CALL TO ORDER.

The meeting of the West Lakes Fire Service Area Board of Supervisors was called to order at 6:00 pm by Cindy Michaelson, Sept 8th, 2025.

II. PLEDGE OF ALLEGIANCE

Pledge of Allegiance

III. ROLL CALL AND DETERMINATION OF QUORUM

Board members establish quorum:

West Lakes Fire Service Area Board of Supervisors

Chair: Cindy Michaelson present, **Vice-Chair:** Randy Newcomb present, **Members:** Cathi Kramer and Dennis Vau Dell present

Present from West Lakes Fire Department

Tawnya Hightower, Chief
Mary Hauge, Admin Assistant

Also Present: Brain Davis, MSB Deputy Director of Fire

WEST LAKES FIRE SERVICE AREA

BOARD OF SUPERVISORS MEETING

10073 West Parks Hwy, Wasilla, AK 99623

IV. APPROVAL OF AGENDA

MOTION: Cathi Kramer moved to approve the agenda

Randy Newcomb 2nd the motion

VOTE: Motion passed unanimously

V. APPROVAL OF MINUTES FROM PREVIOUS MEETING

MOTION: Cathi Kramer moved to approve the minutes

Randy Newcomb 2nd the motion

VOTE: Motion passed unanimously

VI. ANNOUNCEMENTS

- September 11th, at 7:00 pm West Lakes Fire Department will be participating at the American Legion, Post 35.
- September 12th, WLFD will be at the Big Lake Lions Recreation Center Re-opening, now owned by the Mat-Su Borough, sharing information on fire prevention education.
- September 20th, WLFD will be at the Emergency Preparedness Expo at the Menard Center with Truck 73, the aerial, outside and with a table inside.

VII. CHIEF'S REPORT

A. Chief's Report – Tawnya Hightower – WLFSa

- In August we hired two new on-call members. One a basic trainee and one that was a previous Firefighter 2. We are working on a refresher with them through the Firefighter 1 class.
- We are advertising for Lieutenants and Captains. The positions close September 11th.

AUGUST Calls 55

		Public			Good	
FIRE	Rescue	Service	Alarms	Haz-Mat	Intent	Total
13	21	9	3	2	7	55
24%	38%	16%	5%	4%	13%	

WEST LAKES FIRE SERVICE AREA

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- YTD calls 566
- Month of August WLFD responded to 55 emergency calls. Two months in a row without a structure fire for WLFS. 1 structure fire in CMSFD area and 1 in Houston, we provided automatic aid, neither one was within our fire service area.
- 13 fires and 21 rescue calls.
- Automobile rescues have gone up, 6 in one month is more than double what we usually have.
- Code 151, Outside fires, out of 6 only one was legal following safe and legal burning practices.

TRAINING:

- We had single station and water supply
- Fire attack
- Auto extrication and car fires
- Special Water Rescue, MAT+SAR, Mutual Aid Training on Big Lake
- Haz-Mat Training: FBI Watch Outs for activities that we would respond to.
- Firefighter I class began September 2nd

COMMUNITY RISK REDUCTION:

- Installed 18 smoke alarms, 8 CO alarms, and made 4 address signs
- Attended Twindly Bridges Charter School for education day at the Menard Center and saw over a thousand kids.
- We participated in 2 days at the Alaska State Fair Chiefs' booth
- Wildland survey on Sept 4th
- August 22nd, Cathi Kramer of Horseshoe Lake Firewise community received a call about a fire on the Peninsula. They arrived in their Pontoon boat with a pump. A fire ring with no bottom caused the roots of a tree to burn and smolder underground resulting in a tree falling on a cabin porch. For an hour they pumped about 5 thousand gallons of water on it until the fire was out. They realized nobody had called the fire department, and at that point made the call. Also, one of the Fire Huts on the peninsula that could not be seen from the water was moved onto a dock where it is visible.
- Cathi Kramer documented this event, and it was posted on our West Lakes Fire Department Face book page and over 4,000 people watched the video.

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APPARATUS UPDATES:

- Pumper Tender 81: Fuel tank was replaced
- Pumper Tender 73: Opticom repaired
- Argo: Alternator installed
- Truck 73: Annual Aerial Testing complete and it passed
- Rescue Engine 81: Ladder rack support & station water lines
- Rescue 73: Balancing valve replaced, and solenoid cleaned. CAFS remains out of service with magnet issues. Apparatus in service with water and foam.
- New Pumper Tender 81 arrived and is being outfitted at Station 81, waiting for license plates and insurance. Next month it should be here at Station 73, and we can give you a tour.
- Laverne, our oldest apparatus (without ABS brakes) will be retired.

VIII. UNFINISHED BUSINESS

A. Annexation to Fire Service Area off W. Susitna Parkway

- Petitioners proposed fire service annexation
- Borough Clerk Office is introducing on September 16th, Public Hearing Oct 7th
- Fire Service has no objection to annexation it's contiguous, road accessible and meets guidelines

APPROVAL OF ANNEXATION TO FIRE SERVICE AREA

MOTION: Randy Newcomb moved to approve Annexation to Fire Service Area

Dennis Vau Dell 2nd the motion

VOTE: Motion passed unanimously

Motion to approve the Annexation as presented is approved by the Board of Supervisors.

B. Vacant BOS seat Possible Applicant

- One Board of Supervisor position is vacant
- We had an applicant who expressed interest before but was just building in our area. They are now supposed to be finished building. Application has not been submitted.

IX. NEW BUSINESS

A. Pre-Posting of meeting agendas – State of Alaska Open Meeting requirements

S:/West Lakes FSA/Admin/BOS/Meeting Minutes/2025/BOS DRAFT West Lakes FSA.docx

WEST LAKES FIRE SERVICE AREA

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- The Alaska open meeting act says we are open to the public but how do people know what we are going to discuss.
- We do have a BOS agenda, but it is not published ahead of time.
- Question presented, whether we should be publishing the agenda.
- None of the other fire services or road services publish their agenda ahead of time. There is an area on the website for boards to detail information.
- Brian Davis will email the MSB attorney with more direct questions and ask if it is required to publish FSA agendas ahead of time.
- We will discuss the Pre-Posting of Meeting Agendas further at our next meeting.

X. PERSONS TO BE HEARD

- **Brian Davis:**
- \$300,000.00 is now on the revenue side of your budget for the sale of Station 79.
- Rent is still being paid throughout this year. Next year you will see the second payment for Station 79.
- At the last meeting I mentioned the incident with an apparatus in Butte. We have put in a request to the Borough Risk Manager to get us quotes on stop-loss insurance. That's something that would be presented within the budget to the Chief if you want to pursue that as a board for protection of those assets.
- **Brian Davis:** We did CIPs for the new off-road equipment. The bid has been awarded for new four-wheelers and side by sides. West Lakes received their new side by side. Working on track snowmachines now.
- **Cindy Michaelson:** The purchase of Station 79, where in the budget is this \$300,000.00 going?
- Fleet budget went from \$75,000 to \$102,000, a 30% increase. I would like to request a report by Fire Service Area for Fleet Maintenance, to include the number of apparatus per FSA.
- **Brian Davis:** I will ask finance how they moved over the \$300,000.00 for the sale of Station 79. Next BOS meeting I can provide you with the percentages for Fleet Maintenance.
- **Cindy Michaelson:**
- Next BOS meeting is a Joint Meeting with Central at Station 61 on October 13th at 6 pm.
- Cindy Michaelson is unavailable for the October 13th BOS meeting, Randy Newcomb will cover while she is gone.
- Cathi Kramer will be calling in for the October 13th BOS meeting and will be gone for the November BOS meeting.

WEST LAKES FIRE SERVICE AREA

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XI. ADJOURNMENT MOTION

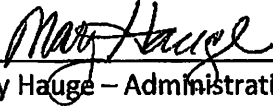
Cathi Kramer 1st motion to adjourn
Randy Newcomb 2nd the motion to adjourn

VOTE: Motion passed unanimously. Meeting adjourned at 6:50 pm



Randy Newcomb, Vice Chair, West Lakes FSA B.O.S.

ATTEST:



Mary Hauge – Administrative Assistant

Minutes approved on 11-4-2025