

# MATANUSKA-SUSITNA BOROUGH

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

BOROUGH MAYOR  
Edna DeVries

BOROUGH CLERK  
Lonnie R. McKechnie, CMC

BOROUGH MANAGER  
Michael Brown

BOROUGH ATTORNEY  
Nicholas Spiropoulos



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

## ASSEMBLY AGENDA

ASSEMBLY CHAMBERS

350 EAST DAHLIA AVENUE, PALMER

ASSEMBLY REGULAR MEETING

6:00 PM

TUESDAY, JUNE 16, 2026

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

#### IN WRITING:

- \* You can submit written comments to [leg.com@matsugov.us](mailto:leg.com@matsugov.us)

#### TELEPHONIC TESTIMONY:

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

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

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

### **I. CALL TO ORDER**

### **II. ROLL CALL**

### **III. APPROVAL OF AGENDA**

#### IV. PLEDGE OF ALLEGIANCE

#### V. SPECIAL ORDERS OF THE DAY

[26-088](#) Mayoral Proclamation in Recognition of the Alaska Down Syndrome Network

**Attachments:** [06/16/26 - Proclamation](#)

[26-101](#) Mayoral Proclamation in Recognition of Juneteenth

**Attachments:** [06/16/26 - Proclamation](#)

[26-104](#) Mayoral Proclamation in Recognition of America 250

**Attachments:** [06/16/26 - Proclamation](#)

#### VI. MINUTES OF PRECEDING MEETINGS

[26-098](#) A. Assembly Special Meeting Minutes: 05/05/26  
B. Assembly Regular Meeting Minutes: 05/05/26  
C. Assembly Budget Deliberations Minutes: 05/07/26

**Attachments:** [06/16/26 - Minutes for Packet](#)

#### VII. REPORTS/CORRESPONDENCE

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

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

##### B. COMMITTEE REPORTS

1. Joint Assembly/School Board Committees
2. Assembly Public Relations

##### C. MANAGER COMMENTS

1. State/Federal Legislation
2. Strategic Planning Issues

## D. ATTORNEY COMMENTS

## E. CLERK COMMENTS

## F. CITIZEN AND OTHER CORRESPONDENCE

- [26-092](#)
1. Big Lake Community Council: 02/24/26
  2. Board of Equalization: 05/30/26
  3. Greater Palmer FSA Board of Supervisors: 05/12/26
  4. Local Road Service Area Advisory Board: 04/16/26
  5. MSB Fish and Wildlife Commission: Resolution No. FWC 26-001
  6. Planning Commission: 05/18/26
  7. Platting Board: 05/07/26
  8. Transportation Advisory Board: 04/10/26

**Attachments:** [06/16/26 - Citizen and Other Correspondence](#)

## G. INFORMATIONAL MEMORANDUMS

## VIII. SPECIAL ORDERS

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

**B. PUBLIC HEARINGS (Three Minutes Per Person.)**

[OR 26-032](#) An Ordinance Adopting MSB 1.10.170 And MSB 3.35, 6.5 Percent Areawide Sales Tax, Repealing Areawide Property Tax, And Submitting The Proposition To The Voters At The November 3, 2026, Regular Borough Election.

**Sponsors:** Bowles

**Attachments:** [OR 26-032](#)  
[IM 26-048](#)  
[03/03/26 - Sales Tax Proposal Flyer](#)  
[05/19/26 - Bowles Possible Amendment](#)  
[06/16/26 - Sales Tax Projections](#)  
[06/16/26 - Sales Tax Projections SCIT DVET Exemption Amend](#)

[OR 26-039](#) An Ordinance Accepting And Appropriating \$100,000 From The Mat-Su Trails And Parks Foundation For The Upgrades To The West Butte Trailhead.

RS 26-025: A Resolution Approving The Scope Of Work And Budget For The Upgrades To The West Butte Trailhead.

**Attachments:** [OR 26-039](#)

[RS 26-025](#)

[IM 26-061](#)

[OR 26-058](#) An Ordinance Establishing A Tax On Certain Natural Resources Whenever The Natural Resource Is Severed And Removed From Property Within The Matanuska-Susitna Borough And Providing For Penalties For Failure To Pay Taxes Due By Adopting MSB 3.55, Natural Resource Severance Tax.

**Sponsors:** Nowers

**Attachments:** [OR 26-058](#)

[IM 26-096](#)

[06/16/26 - Severance Tax Proposal](#)

[OR 26-066](#) An Ordinance Authorizing The Borough Manager To Convey Certain Borough-Owned Excess Land From The Point Mackenzie Rail Extension Project To The State Of Alaska For Economic Development (Tracts 10A And 13A, Point Mackenzie Terminal Reserve, Plat No. 2025-179, Palmer Recording District).

**Attachments:** [OR 26-066](#)

[IM 26-108](#)

[OR 26-069](#) An Ordinance Accepting And Appropriating \$3,468 From The Alaska State Department Of Natural Resources, Office Of History And Archaeology, For The 2026 National Alliance of Preservation Commissions (NAPC) Forum Travel Grant Project.

RS 26-054: A Resolution Approving The Scope Of Work And Budget And Authorizing The Manager To Enter Into The State Grant Agreement For The 2026 NAPC Travel Grant Project.

**Attachments:** [OR 26-069](#)

[RS 26-054](#)

[IM 26-112](#)

[OR 26-070](#) An Ordinance Accepting And Appropriating \$21,595 Of Revenues From Fiscal Year 2026 Public Donations To The Animal Care And Regulation Capital Projects Budget For Animal Care Division Facility Programs.

RS 26-055: A Resolution Approving The Scope Of Work And Budget For Animal Care Division Facility Programs That Support Animal Care And Regulation Priorities And Objectives.

**Attachments:** [OR 26-070](#)  
[RS 26-055](#)  
[IM 26-113](#)

[OR 26-071](#) An Ordinance Approving An Additional Land Classification For 16 Borough-Owned Properties Along Deshka River As Watershed Lands For The Purpose Of Fish Habitat.

**Sponsors:** Gamble

**Attachments:** [OR 26-071](#)  
[IM 26-114](#)

[OR 26-072](#) An Ordinance Adopting MSB 3.15.036 \$75,000, Owner-Occupied Residential Real Property Exemption And MSB 1.10.170, 1.5 Percent Areawide Sales Tax (With Exemptions For Sales Within The Cities); And Submitting The Proposition To The Voters At The November 3, 2026, Regular Borough Election.

**Sponsors:** Nowers

**Attachments:** [OR 26-072](#)  
[IM 26-117](#)  
[06/02/26 - Sales Tax Projections](#)  
[06/16/26 - Fonov Possible Amendment](#)

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

**D. CONSENT AGENDA**

**1. RESOLUTIONS**

[RS 26-052](#) A Resolution Waiving Mat-Su Borough Landfill Fees For The Alaska State Adopt-A-Highway Program For Fiscal Year 2027.

**Attachments:** [RS 26-052](#)  
[IM 26-109](#)

## 2. ACTION MEMORANDUMS

[AM 26-066](#) Authorizing The Manager To Enter Into A Grant Agreement For Fiscal Year 2027 With Valley Community For Recycling Solutions In The Amount Of \$200,000.

**Attachments:** [AM 26-066](#)

[AM 26-070](#) Approval Of Utility Relocation Costs Of \$ 118,533.52 To MTA Communications, LLC. For The Jolly Creek Drainage Improvements Project Phases I And II Big Lake Road Service Area; And To Extend The Completion Date To December 31, 2026.

**Attachments:** [AM 26-070](#)

[AM 26-076](#) Approval Of Change Order No. Five For Contract No. 23-049B With Western Construction And Equipment For The Central Landfill Annual Operation And Compaction Contract To Add \$190,482.48 For Fiscal Year 2027; And To Establish A \$35,000 Contingency Fund.

**Attachments:** [AM 26-076](#)

[AM 26-077](#) Approval Of Change Order No. 3 To Term Contract No. 23-100P(A) With HDL Engineering Consultants, LLC. To Renew Fiscal Year 2027 Annual Contract Authority; And Extend The Completion Date To June 30, 2027, For Engineering And Surveying Services.

**Attachments:** [AM 26-077](#)

[AM 26-078](#) Approval Of Change Order No. 3 To Term Contract No. 23-100P(B) With Lounsbury And Associates, Inc. To Renew Fiscal Year 2027 Annual Contract Authority; And Extend The Completion Date To June 30, 2027, For Engineering And Surveying Services.

**Attachments:** [AM 26-078](#)

[AM 26-079](#) Approval Of Change Order No. 4 To Term Contract No. 23-100P(C) With The Boutet Company, Inc. To Renew Fiscal Year 2027 Annual Contract Authority; And Extend The Completion Date To June 30, 2027, For Engineering And Surveying Services.

**Attachments:** [AM 26-079](#)

[AM 26-080](#) Authorization To Purchase Hardware And Professional Services In The Amount Of \$155,829.55 With Convergent Technologies For The Dorthy Swanda Jones (DSJ) Building Security Upgrades And Updates To The DSJ Building Lenel Access Controls (Door And Badge Readers).

**Attachments:** [AM 26-080](#)

[AM 26-081](#) Award Of Proposal No. 26-153P To All Points North For The Contract Amount Of \$225,000 To Provide Survey Services For A New Government Peak Recreation Area To Skeetawk Trail.

**Attachments:** [AM 26-081](#)

[AM 26-082](#) Authorization To Amend Contract No. 24-134P With Coffman Engineers, Inc. For The Dorthy Swanda Jones Building Seismic Evaluation Services To Extend The Contract Completion To June 30, 2027.

**Attachments:** [AM 26-082](#)

[AM 26-083](#) Approval Of Contract Amendment Authority For Contract No. 25-176B With Roger Hickel Contracting, Inc. To Establish Additional Change Order Authority In An Amount Up To 6.5 Percent Of The Contract Amount As Modified; And To Authorize An Extension Of The Contract Completion Date By Up To 90 Calendar Days For The American Charter Academy Project.

**Attachments:** [AM 26-083](#)

[AM 26-084](#) Award Of Bid No. 26-173B To Northern Asphalt Construction, Inc. In The Contract Amount Of \$330,800 To Construct West Herkimer Drive And South Spring Drive Improvements.

**Attachments:** [AM 26-084](#)

[AM 26-085](#) Award Of Bid No. 26-165B To HDL Engineering Consultants, LLC. In The Annual Contract Amount Not To Exceed \$300,000 To Provide On-Call Construction Materials Testing And Inspection Services.

**Attachments:** [AM 26-085](#)

[AM 26-086](#) Award Of Quote No. 26-152Q To R&M Consultants, Inc. In The Contract Amount Of \$177,786 To Provide Engineering Consulting Services For The Yoder Road Bridge Evaluation, Repair Plans, And Erosion Protection Design Under Term Contract 26-096P.

**Attachments:** [AM 26-086](#)

[AM 26-088](#) Award Of Bid No. 26-171B To JGH Plumbing And Heating, Inc. In The Amount Of \$444,021 For The School District Administration Boiler Room Improvement And Boiler Replacement.

**Attachments:** [AM 26-088](#)

[AM 26-089](#) Award Of Bid No. 26-172B To Ficklin Construction, LLC. In The Contract Amount Of \$585,000 To Construct Burma Road Safety Improvements.

**Attachments:** [AM 26-089](#)

[AM 26-090](#) Authorization To Renew VMware vSphere Software With GSCIT Under A Three-Year Agreement Covering July 1, 2026, Through June 30, 2029; Total Cost Of The Agreement Is \$195,360 With Annual Payments Subject To Appropriation.

**Attachments:** [AM 26-090](#)

## IX. UNFINISHED BUSINESS

## X. VETO

## XI. NEW BUSINESS

### A. INTRODUCTIONS (For Public Hearing 07/21/26, Assembly Chambers)

[OR 26-028](#) An Ordinance Amending MSB 17.80, Nonconforming Structures, To Repeal The Notification Process And Fee Section.

**Sponsors:** Sumner

**Attachments:** [OR 26-028](#)  
[IM 26-041](#)

[OR 26-030](#) An Ordinance Repealing MSB 8.25, Water Pollution Control; And MSB 17.55.020(E), Under Setbacks For Shorelands, In Their Entirety.

**Sponsors:** Sumner

**Attachments:** [OR 26-030](#)  
[IM 26-044](#)

## **B. MAYORAL NOMINATIONS AND APPOINTMENTS**

### **1. VACANCY REPORT**

[26-094](#) Mayoral Request for Confirmation

**Attachments:** [06/16/26 - Vacancy Report](#)

## **C. OTHER NEW BUSINESS**

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

## **XII. RECONSIDERATION**

[AM 26-075](#) Award Of Bid No. 26-157B To Tew's Inc. In The Contract Amount Of \$1,116,525.33 For Big Lake Road Service Area Annual Road Maintenance - Rebid.

**Attachments:** [AM 26-075](#)  
[06/16/26 - Nowers Possible Reconsideration](#)

## **XIII. MAYOR, ASSEMBLY, AND STAFF COMMENTS**

## **XIV. EXECUTIVE SESSION**

## **XV. ADJOURNMENT**

**Disabled Persons Needing Reasonable Accommodation In Order To Participate At An Assembly Meeting Should Contact The Borough ADA Coordinator At (907) 861-8432 At Least One Week In Advance Of The Meeting.**