

NON-CODE ORDINANCE

Sponsored by: Borough Manager
Introduced: 05/02/17
Public Hearing: 05/16/17
Adopted: 05/16/17

**MATANUSKA-SUSITNA BOROUGH
ORDINANCE SERIAL NO. 17-032**

AN ORDINANCE OF THE MATANUSKA-SUSITNA BOROUGH ASSEMBLY APPROVING CLASSIFICATION OF BOROUGH-OWNED LANDS FOR INCLUSION IN THE 2017 COMPETITIVE SEALED BID LAND SALE AND FUTURE OVER-THE-COUNTER LAND SALES (MSB007249).

WHEREAS, MSB 23.05.030, allows for the sale of land by competitive bid when it is found to be in the best interest of the Borough; and

WHEREAS, there are 43 selected Borough parcels containing a total of 750 +/- acres to be included in the 2017 Competitive Bid Land Sale; and

WHEREAS, the parcels being considered were identified in the Land and Resource Management Division's five-year land disposal and retention plan, based on available inventory and the Borough's 2014 build-out analysis; and

WHEREAS, the build-out analysis identified future public facility needs within specific site areas providing opportunity for Borough lands outside of those site areas to be included in a disposal plan; and

WHEREAS, the parcels selected for sale are not within the "public purpose areas" identified in the build-out analysis; and

WHEREAS, the parcels selected have undergone significant inter-department and agency review; and

WHEREAS, public notice was initiated pursuant to MSB 23.05.025, and public comments received from the noticing are included in the Best Interest Finding attached to Informational Memorandum No. 17-049 as Exhibit A; and

WHEREAS, the Planning Commission adopted Resolution Serial No. 17-14 on April 17, 2017, in support of the selected parcels being classified as Private Recreation and General Purpose for inclusion in the 2017 Competitive Sealed Bid Land Sale; and

WHEREAS, under MSB 23.05.100, Private Recreation Lands are those lands which because of location, physical features, or adjacent development, are presently or potentially valuable as outdoor recreational areas and may be best utilized by private development, and General Purpose Lands are those lands which because of location, physical features, or adjacent development, location, or size of area, may be suitable for a variety of uses; and

WHEREAS, selling Borough-owned land provides areawide revenue to the Borough by placing sold parcels on the tax roll while providing opportunity for development and enjoyment by private citizens, which is in the best interest of the Borough and the public.

BE IT ENACTED:

Section 1. Classification. This is a non-code ordinance.

Section 2. Land Classification. The Assembly does hereby approve the land classifications of the following parcels as designated below:

Bid Parcel Number	MSB Tax ID Number	Land Classification
17-001	28N05W18D002	General Purpose
17-002	26N05W18A009	General Purpose
17-003	24N04W19C004	General Purpose
17-004 thru 17-006	7183 B01L001, L002 and L003	General Purpose
17-007 thru 17-008	7183 B02L001 and L002	General Purpose
17-009	7183 B03L001	General Purpose
17-010 thru 17-011	22N04W11A002, A003	General Purpose
17-012	22N04W18A003	General Purpose
17-013	U04783000L17	General Purpose
17-014	21N04W20B001	General Purpose
17-015	19N04W30D011	General Purpose
17-016	17N04W35C017	General Purpose
17-017	17N01E10A011	General Purpose
17-018	16N04W21D002	General Purpose
17-019	16N08W25C002	Private Recreation
17-021 thru 17-022	2167 B11L021 and L022	Private Recreation
17-023	2167 B12L005	Private Recreation
17-024 thru 17-025	2167 B19L004 and L005	Private Recreation
17-026 thru 17-028	2167 B20L005, L006 and L007	Private Recreation
17-029 thru 17-030	2167 B24L001 and L002	Private Recreation
17-031 thru 17-032	2167 B25L001 and L002	Private Recreation
17-033 thru 17-034	2167 B03L001 and L002	Private Recreation
17-035	2167 B01L004	Private Recreation
17-036 thru 17-037	6521 P0AL043 and L044	Private Recreation
17-038 thru 17-041	6520 B04L010, L011, L012 and L013	Private Recreation
17-042 thru 17-043	6520 B05L026 and L027	Private Recreation

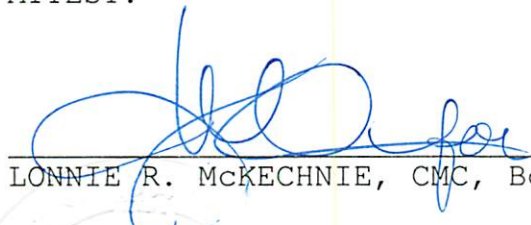
Section 3. Approval for Sale. The Assembly does hereby approve the sale of said parcels in the 2017 Competitive Sealed Bid Land Sale and future Over-The-Counter land sales.

Section 4. Effective Date. This ordinance shall take effect upon adoption.

ADOPTED by the Matanuska-Susitna Borough Assembly this
16 day of May, 2017.


VERN HALTER, Borough Mayor

ATTEST:


LONNIE R. McKECHNIE, CMC, Borough Clerk
(SEAL)

PASSED UNANIMOUSLY: Sykes, Beck, McKee, Mayfield, Doty, and
Kowalke

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