

x President: Jodi Riddell
 x Vice President: Michael Dale
 x Secretary: Tina Dobson
 Treasurer: Lisa Behrens
 x Director at Large: Dave Haggard
 x Director at Large: Larry McKinstry
 x Director at Large: Michelle Traxler



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General Membership Meeting – January 13, 2026 – 7:00 PM
Big Lake Lions Recreation Center

DRAFT MINUTES

1) Call to Order/Determination of Quorum

By: Jodi Riddell Time: 7:12pm
Quorum: Yes Attendees: 20 audience members plus 6 board members

2) Pledge of Allegiance

3) Agenda Approval

Motion to approve: Dave Haggard Second: Yes

4) Previous Meeting Minutes Approval (date)

Motion to approve: Michael Dale Second: Yes Copy signed: Yes

5) Treasurer's Report

Checking (Community Revenue Sharing Funds): \$27,641.18 Savings (Membership Dues): \$ 4,029.40
Money Market (Jordan Lake Park project): \$60,910.46

6) Membership Report

Voting Members renewed for 2026: **34** Associates (non-voting) renewed for 2026: **3**

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

1. Elise Blocker – AICP, RESPEC Healthy Watershed Initiative: Elise gave a great presentation. The initiative covers 20 watersheds in the Mat-Su valley, promoting community engagement to combat development threats and support ecosystem health. Community engagement is central to the initiative, with planned events including the Mat-Su Home Show (spring), Volunteer Stream Restoration Days (spring/summer), and the Salmon Symposium (fall), aiming to increase public involvement and stewardship. Practical homeowner actions promoted include septic system maintenance, avoid fertilizers and pesticides near water, fix erosion and repair it with native plants and materials, and pollution reporting. What if a property doesn't meet the water body setback rules? The initiative offers guidance on managing non-compliant properties, explaining options like legal non-conforming status, variances, or relocation of structures to meet setback rules, with support available through the Mat-Su Borough permit center at, permit.center@matsu.gov. Elise requested that people complete the survey at <https://healthywatershed.matsu.gov/>. The presentation handout is located on the BLCC website under the Files and Documents page, listed under the Riparian/Watershed documents.

8) Reports

1. Legislative (State House & Senate)

Senator Rauscher: I was appointed to the Transportation Committee and the Resources Committee, which are both good news for our district because we have some projects in our area that are resource oriented and those are very important to me. Representative McCabe has been a great resource for you, I hope I can be as well. I am leaving tomorrow for Juneau and coming back every other weekend and plan to visit many parts of this very large district.

Please direct any questions you may have to www.georgerauscher.com -or- Sen.George.Rauscher@akleg.gov -or- (907)465-4859.

Representative McCabe: Thank you to everyone who braved the weather to come out tonight. Sen. Rauscher and I have worked very well together in the House and looking forward to working together again, along with Senator Cathy Tilton. Port MacKenzie update: The finance company, McQuery (?) has partnered with a railroad building company, Martines (?), and they've brought onboard Alaska Infrastructure Partners, and are in a pre-development period for the next 4 weeks with the Mat-Su Borough to try to make a business case to see if there is enough business to support Port MacKenzie and the rail spur. Port MacKenzie is the linchpin to increasing resource development in the valley for several businesses. Crowley has signed a lease and plans to run roughly 200 million gallons of fuel a year through their tanks, bringing them into Port MacKenzie and storing them there. There's another company that wants to create a biomass power plant. Another opportunity for the port is working with Glenfarne and the gas pipeline, and storing the pipe at the port. So, this is all great news. We should know in four weeks if they're going to go forward and then they'll go into what they call the feed or the final investment decision period which is going to be about two months. Also, in the last 6-months, we have 2 grants from the federal government to finish the barge dock.

I am also heading to Juneau tomorrow and can be reached at www.kevinjmccabe.com -or- (907)465-2679 -or- Representative.Kevin.McCabe@akleg.gov if you have any questions or comments.

Questions: Jay Joy: Have there been any land exchanges for any of these large companies? No, not yet, but there have been some leases. I doubt the borough is interested in selling property, but they are interested in long-term leases.

Cindy Bettine: Is Crowley leasing land near the port? Yes, right on the bluff.

Keith Dobson: Is the Port of Anchorage helping at all? No they are not. We don't want to compete with Anchorage, we want to do what Anchorage can't do. We have no airport and we have no port. So, my case has always been there's 110,000 people on this side of the Knik River right now. We must have the resilience to support them. Fairbanks is on board. Everybody to the north is all on board.

All contact information is on the Big Lake Community Council website, on the Resource Page at the bottom.

2. Assembly (District 5) Representative Gamble: not available, but he passed on this message:
Last month the assembly voted to shut down alcohol sales here at the rec center for special events. The last assembly meeting in January, they reconsidered it, and it did pass. So, we can do events here and have alcohol sales. D.D. Wilson, Big Lake Chamber of Commerce President, and Doug Massey both made great statements to support it.
3. Fire Service (West Lakes Fire Department) Chief Hightower: no one available
4. Road Service Area (RSA 21): Andrew Traxler: The main complaint I get is regarding the sidewalks from the elementary school to the library and the roundabout. The North Shore sidewalks are maintained by the borough so if it there's been a lot of snow it takes them awhile to get to that area. I'll work with Rep. McCabe and Sen. Rauscher to intervene with the borough. Our RIP list this year is Echo Lake, Shotgun subdivision, Animal Streets subdivision for losing a road on Horseshoe Lake, safety improvements on Burma Road, maintenance on Puritan, Gold Streak, and West Susitna Access. For the 2 miles of West Susitna Access (the public use section, not the mining section) the Div. of Forestry has provided \$25K, DOT provided \$25K, and ADA has provided \$25K to upgrade that section to acceptable for maintenance with the total costing \$150K. So, we essentially received a 50% match. Rep. McCabe wanted to highlight that this is the first time an RSA chairman has put together a deal like this with 3 state agencies, and he's doing a fabulous job.

Questions: Michael Dale: Is Kenlar Road part of RSA21? No, that is the city of Houston.

9) Correspondence

1. Lions Club acquisition of land. With the purchase price of \$110,000 fair market value, to buy where the green grass is for the extended parking, which is where the septic and well easement is. So, the borough really needs to buy that lot. Or down the road, it could be really expensive for this one. Document on the BLCC website Home page, scroll down to Public Notices.

2. Alan and Gloria Hunsuck and and Dylan and Sabrena Stenger have a lot on Long Island at Pecker Point. It is a .28 acre lot. They want to build a 1500 square foot cabin 27ft from the lake. There is no existing structure on this property. It has been vacant land. There is no room to put a well and septic on that lot. And I don't believe they should be able to build a structure that big, that close to the lake. So, I'm asking you if you would like us to write a letter objecting to this. You are all welcome to write your own letters, but as the council, we can collectively write a letter to object. Planning Commission public hearing is January 20th at 6pm at the Borough Assembly Chambers. Anyone may send letters to the borough. Document on the BLCC website Home page, scroll down to Public Notices.
3. Chris and Miranda Wahlstrom request to create eight lots from parcels on Feather Lake. It's 168.2 acres. This plot is located east of Horseshoe Lake, north of West Lakes Blvd. and north of Big Lake. Platting Board public hearing is February 5th, at 1pm at the Borough Assembly Chambers. All public comments due 1 day prior to hearing. This information is posted at the Post Office.

10) Unfinished Business

1. 2025 BLCC CIP (Capital Improvement Program) Committee – Update: We have the 2027 CIP List. Jordan Lake Park pit toilet and well enclosure are number 16 on the Alternative Projects List. <https://cip.matsugov.us/>

11) New Business

1. None

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

1. None

13) Audience Participation (3 Minutes per person)

1. None

14) Announcements

1. From the Alaska Republican Party, District 30: Event on January 26 at 6pm at the Rec Center, for the endorsement of Sen. Rauscher and Rep. McCabe.

15) Board Member Closing Comments

1. Jodi Riddell: Someone, sadly, hit the young moose that has been in the area.
2. Michael Dale: Please clear the snow off your vehicles before you drive down the road so you're not a rolling blizzard, turn your headlights on, stay safe.
3. Tina Dobson:
4. Lisa Behrens:
5. Dave Haggard:
6. Larry McKinstry: There's a lot of ice under the snow, so be careful.
7. Michelle Traxler:

16) Adjournment

By: Jodi Riddell Second: Time: 8:20pm

Signature – Jodi Riddell, President – Big Lake Community Council

Date _____

Attestation – Tina Dobson, Secretary – Big Lake Community Council

Date _____