



North Lakes Community Council

3060 Lazy Eight Ct #2 PMB 449  
Wasilla, AK 99654

June 16, 2025

Alex Strawn, MSB Planning & Land Use Director

Via email: [alex.strawn@matsugov.us](mailto:alex.strawn@matsugov.us)

Dimitri Fonov, MSB Assembly - District 6

Via email: [Fonov@matsugov.us](mailto:Fonov@matsugov.us)

RE: North Lakes Community Council  
Suggested Amendments – CAMP Segment D

Dear Mr. Strawn and Mr. Fonov,

The Woodfield Park and Village Park Subdivisions are located within the boundaries of the North Lakes Community Council and area residents recently brought forward concerns and recommendations related to concepts described in Segment D of the April 2025 version of the Bogard-Seldon Corridor Access Management Plan (CAMP).

The primary concern is the connection proposed between E. Serendipity Loop and E. Porcupine Trail. The apparent intent of that connection in the CAMP is to provide a route for residents of the Village Park Subdivision to enter or exit their neighborhood via Seldon Road upon the proposed closure of the E. Village Loop intersection with Seldon.

In the short term, area residents believe that a right-in right out intersection design at E. Village Loop and Seldon would adequately reduce traffic risks on Seldon and therefore negate the need for a connection between E. Porcupine Trail and E. Serendipity Loop.

If, in the long term, it is deemed necessary to completely close the intersection of E. Village Loop and Seldon, then the best route for Village Park residents to access Seldon Road would be to connect E. Village Circle directly to N. Larson Elementary Circle.

This approach avoids the potential for routing more traffic onto E. Serendipity Loop. As the Borough is well aware, this is a very densely populated 20-mph residential street with a history of vehicle speeding and vehicle / pedestrian conflicts. There are already two routes in and out of this subdivision and it would not benefit from an additional connection over to Wasilla Fishhook through the Village Park subdivision.

To address safety concerns on Seldon and on E. Serendipity Loop, the NLCC is proposing the following amendments to the April 2025 version of the CAMP:

**Proposed Amendments:**

**1. Segment D:**

Remove the following language from section 4.5.4.4, pg 38:

"Intersection Closure. East Village Drive's intersection with Seldon should be closed. Other access is available."

Replace with the following language:

"Right-In Right-Out Intersection, Construct a right-in right-out intersection (orange circle) at E Village Loop and Seldon to both the interactive map and the plan document's map (Figure 6, page 41)

**2. Segment D:**

Remove the following language from section 4.5.4.6, pg 39:

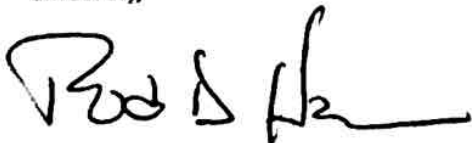
"Road Connection. Extend E Porcupine Trail to E Serendipity Loop. This connection, when constructed, will address the proposed OSHP minor collector located in section line easement between E Village Drive and Larson School Circle. Having it connect to E Serendipity Loop, combined with closing E Village Drive intersection with Seldon, will consolidate three potential access points to one access point. Alternative connections to be considered to connect E Village Loop to N Larson Elementary Circle include:

- Connect E Porcupine Trail to E Serendipity Loop
- Connect E Village Circle to N Larson Elementary Circle"

Replace with the following language:

"Road Connection. Connect E Village Circle to N Larson Elementary Circle"

Sincerely,

A handwritten signature in black ink, appearing to read "Rod Hanson", with a long horizontal flourish extending to the right.

Rod Hanson  
President, North Lakes Community Council