

M I N U T E S

OKLAHOMA COUNTY PLANNING COMMISSION

December 20, 2007

1:30 p.m.

The meeting of the Oklahoma County Planning Commission convened and was called to order by Mr. Mike Vorel, Chairman, at 1:30 p.m., in Room 103, Oklahoma County Office Building, 320 Robert S. Kerr, with the following individuals present:

Mr. Mike Vorel, Chairman
Mr. David Richey, Vice-Chairman
Mr. Brent Rinehart, County Commissioner Member
Ms. Janet Price, Member
Ms. Cheryl Dorrance, Member
Mr. Roger Holloway, Member
Mr. Will K. Jones, Member

Also in attendance:

Mr. Tyler Gammon, Jr., Planning Secretary
Mr. Stacey Trumbo, P.E., County Engineer
Ms. Ruth Walters, County Planner

Mr. Tyler Gammon, Planning Secretary, called roll and a quorum was declared.

Ms. Price motioned approval of the minutes as corrected for November 15, 2007. Mr. Richey seconded the motion. Vote taken: Vorel – Aye; Richey – Aye; Price – Aye; Dorrance – Aye; Holloway – Aye; Jones – Aye; Rinehart - Aye. The minutes for the meeting of November 15, 2007 were approved.

Discussion and Possible action to approve:

Revised Preliminary Plat: (PP-2007-04) TERRITORY RIDGE

Applicant: **HALE & ASSOCIATES SURVEYING Co.**

The applicant proposed developing a single-family, residential subdivision with County maintained roads. Minimum lot sizes would be two (2) acres or greater, on 123.539 acres, more or less. The following is the legal description of the property:

The West Half (W/2) of the Southwest Quarter (SW/4) and the West Half (W/2) of the East Half (E/2) of the Southwest Quarter (SW/4) of Section Twelve (12), Township Fourteen (14) North, Range One (1) West of the Indian Meridian, Oklahoma County, Oklahoma, being more particularly described by Metes and Bounds as follows:

Beginning at the Southwest Corner of said Section Twelve (12); Thence North 00°11'07" East along the West line of said Section Twelve (12) a distance of 2645.82 feet to the Northwest Corner of the Southwest Quarter (SW/4) of said Section Twelve (12); Thence South 89°47'01" East a distance of 2026.98 feet; Thence South 00°09'32" East a distance of 2643.25 feet to the South Line of said Section Twelve (12); Thence North 89°51'26" West along the South line of

Section Twelve (12) a distance of 2042.86 feet to the Point of Beginning, containing 5,381,368 square feet or 123.539 acres, more or less.

**Location: NE 220th & Choctaw Rd.
(County Highway District # 1)**

Mr. Gammon gave the staff report stating that the initial preliminary plat needed some corrections with the incline on the roads. He stated that the applicant had fulfilled all the other requirements for the preliminary plat stage and there were no protests.

Mr. Richey asked if the roads were private.

Mr. Gary Allen, applicant, stated that it would be a gated community.

Mr. Gammon stated that if it were gated, it would have to be private.

Mr. Richey asked that it be corrected in the final plat that the roads would be private.

Mr. Richey motioned for approval of the revised preliminary plat of Territory Ridge. Mr. Holloway seconded the motion. Vote taken: Vorel – Aye; Richey – Aye; Price – Aye; Dorrance – Aye; Holloway – Aye; Jones – Aye; Rinehart - Aye. The item was approved.

November 2007 Fee Fund Report:

Mr. Gammon reported the fees collected for November 2007 were \$19,967.90. Mr. Jones motioned to accept the report. Ms. Price seconded the motion. Vote taken: Vorel – Aye; Richey – Aye; Price – Aye; Dorrance – Aye; Holloway – Aye; Jones – Aye; Rinehart - Aye. The motion was approved to accept the Fee Fund Report for November 2007.

Other Business:

Ms. Walters handed out copies of the final Master Plan.

Mr. Gammon wished everyone a Merry Christmas.

Adjournment:

Ms. Holloway motioned for adjournment. Ms. Price seconded the motion. Vote taken: Vorel – Aye; Richey – Aye; Price – Aye; Dorrance – Aye; Holloway – Aye; Jones – Aye; Rinehart - Aye. The meeting was adjourned at 1:57 p.m.

Approved this _____ day of _____, 2008.

**OKLAHOMA COUNTY
PLANNING COMMISSION**

Mike Vorel, Chairman

ATTEST:

Tyler Gammon, Jr., Secretary