

M I N U T E S

OKLAHOMA COUNTY PLANNING COMMISSION

April 14, 2011

1:30 p.m.

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

Ms. Cheryl Dorrance, Chairperson
Mr. Edgar Frazier, Member
Mr. Will K. Jones, Member
Mr. David Richey, Member
Mr. Roger Holloway, Member
Mr. Joe Blough, Chief Deputy, District #1, (on behalf of Willa Johnson, County Commissioner District #1)

Also in attendance:

Mr. Stacey Trumbo, P.E., County Engineer
Ms. Gretchen Crawford, Assistant District Attorney
Ms. Ruth Walters, County Planner

Ms. Ruth Walters, County Planner, called roll and a quorum was declared.

Approval of Minutes of the Previous Meeting: (December 9, 2010)

Mr. Richey motioned to approve the minutes from the previous meeting. Mr. Jones seconded the motion. Vote taken: Frazier – Aye, Jones – Aye, Dorrance – Aye, Holloway – Aye, Richey – Aye, Blough – Aye. The minutes from December 9, 2010 were approved.

Discussion and Possible action to approve/deny the Preliminary Plat (PP-2011-01) of Cumberland Crossing IV.

CUMBERLAND CROSSING, IV

Applicant: **CUMBERLAND GROUP, LLC**

The applicant proposed the continuation of Cumberland Crossing Addition, Planned Unit Development (PUD 2003-01). This phase of the project has 11 lots on 7.54 acres. The addition has common areas and ponds as amenities. The following is the legal description of the property:

A part of the NW ¼ of Section 8, T14N, R3W, I.M., Oklahoma County, Oklahoma, being more particularly described as follows:

Commencing at the NW corner of said NW ¼; Thence S00°00'00"E along the West line of said NW ¼ a distance of 1486.37 ft; Thence S89°21'39"E a distance of 2623.84 ft. to a point on the East line of said NW ¼; Thence S00°00'11"W along the East line of said NW ¼ a distance of 350.09 ft. to the Point Or Place Of Beginning; Thence continuing S00°00'11"W

along the East line of said NW ¼ a distance of 808.19 ft. to the SE corner of said NW ¼; Thence N89°21'39"W along the South line of said NW ¼ a distance of 304.23 ft.; Thence N41°40'40"W a distance of 106.45 ft.; Thence N00°00'11"E a distance of 208.43 ft.; Thence N89°59'49"W a distance of 40.00 ft.; Thence N00°00'11"E a distance of 125.00 ft.; Thence N13°41'01"W a distance of 370.52 ft.; Thence S89°59'49"E a distance of 318.67 ft.; Thence Northwesterly along a non-tangential curve to the left having a radius of 465.52 ft. for an arc length of 31.90 ft. (the chord of said curve bears N01°57'37"W a distance of 31.90 ft.); Thence S89°59'49"E a distance of 185.09 ft. to the Point Or Place Of Beginning. Said described tract contains 7.54 acres more or less.

Location: North of 234th St., East side of Pennsylvania Ave
(County Highway District # 3)

Ms. Walters distributed the staff report and stated that the application was a continuation of Cumberland Crossing planned unit development. She added that the all required documents and bond monies had been received. She also added that the roads would be privately maintained and that planning staff had received no protests or complaints.

Mr. Keith Beatty, Isch and Associates, engineer for the project, was present to answer any questions.

Mr. Holloway motioned to approve the preliminary plat. Mr. Frazier seconded. Vote taken: Frazier – Aye, Jones – Aye, Dorrance – Aye, Holloway – Aye, Richey – Aye, Blough – Aye. The preliminary plat of Cumberland Crossing IV was approved.

Discussion and possible action to approve amendments to the Oklahoma County Zoning Regulations, pursuant to O.S., Title 19 §868.11.

Ms. Walters stated that zoning regulations needed to be amended for clarification on some points. The following changes were discussed:

- Amend Article II Section 13.C.5.c to require that all industrially zoned parcels install sight-proof fencing at a minimum of six (6) feet in height.
- Add Article IX Section 4.410.2 to include a commercial use classification for automotive and equipment heavy repairs and heavy equipment. The insertion of the word “automobiles” and the omission of the word “truck” were requested to ensure that the definition was concisely worded.
- Amend Article V Section 3.G.9 to refer all tower communication questions to the Oklahoma County Telecommunications Tower and Antenna Regulation.
- Amend Article XI Section 4.416.2 to include the following statement: “seventy-five (75) feet and any antenna or tower attached to a building that reaches a height over twenty (20) feet above the roof of the building.”

Mr. Jones made a motion to approve the amendments to the zoning regulations. Mr. Richey seconded. Vote taken: Frazier – Aye, Jones – Aye, Dorrance – Aye, Holloway – Aye, Richey – Aye, Blough – Aye. The amendments to the zoning regulations were approved.

Discussion and possible action to receive December 2010, January, February, and March 2011 Fee Fund Reports.

Mr. Richey motioned to receive the fee fund reports for December 2010, January, February and March 2011. Mr. Jones seconded the motion. Vote taken: Frazier – Aye, Jones – Aye, Dorrance – Aye, Holloway – Aye, Richey – Aye, Blough – Aye. The fee fund reports were received.

Other Business:

There was no other business.

Adjournment:

Mr. Jones motioned to adjourn the meeting. Mr. Holloway seconded the motion. Vote taken: Frazier – Aye, Jones – Aye, Dorrance – Aye, Holloway – Aye, Richey – Aye, Blough – Aye. The meeting was adjourned at 1:44 p.m.

Approved this _____ day of _____, 2011

**OKLAHOMA COUNTY
PLANNING COMMISSION**

Mike Vorel, Vice-Chairperson

ATTEST:

Tyler Gammon, Jr., Secretary