



AGENDA

PLANNING COMMISSION
Special Meeting 6:00 P.M. Thursday
25 April 2024
Blanchard Municipal Courthouse
300 N. Main Street
Blanchard, Oklahoma 73010

IN COMPLIANCE WITH THE STATUTES OF THE STATE OF OKLAHOMA, THE PLANNING COMMISSION'S AGENDA WILL CONSIST OF THE FOLLOWING FOR THE DISCUSSION, CONSIDERATION, AND POSSIBLE ACTION, INCLUDING, BUT NOT LIMITED TO, THE APPROVAL, DENIAL, AMENDMENT, REVISION, OR CONDITIONAL APPROVAL, IN WHOLE OR IN PART OF THE FOLLOWING AGENDA ITEMS:

A. MEETING CONVENED

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1. Call to Order:
 2. Roll Call:
 3. Determination of Quorum:
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B. BUSINESS AGENDA

The following item(s) are hereby designated for discussion, consideration and take **INDIVIDUAL** action as deemed necessary.

1. **Public Hearing.**

Open, conduct, and close Public Hearing to receive public comments on a Zoning Application submitted by:

Applicant: Abraham Aviles and Hanna Holsapple Aviles

Current Zoning: R-E Residential Estates District

Proposed Zoning: A-1 Agricultural District

Address: SE Corner of Laura Meadows Dr. and Veterans Memorial Hwy

2. **Resolution.**

Discussion, consideration, possible action and/or amendments on Resolution No. 2024-14, recommending approval or denial to the City Council of an ordinance amending the zoning district from Residential Estates (R-E) to Agricultural (A-1) on a tract of approximately 5 acres located at the Southeast Corner of Laura Meadows Dr. and Veterans Memorial Highway, within the Southwest Quarter of Section 36, Township 8 North, Range 5 West of the Indian Meridian, Grady County, Oklahoma.

3. Public Hearing.

Open, conduct, and close Public Hearing to receive public comments on a Zoning Application submitted by:

Applicant: Sunshine Development of Indian Ridge
Current Zoning: A-1 Agricultural District
Proposed Zoning: R-1 Single-Family Residential District
Address: Vicinity of 3730 W. Veterans Memorial Highway

4. Resolution.

Discussion, consideration, possible action and/or amendments on Resolution No. 2024-15, recommending approval or denial to the City Council of an ordinance amending the zoning district from Agricultural (A-1) to Single-Family Residential (R-1) on a tract of approximately 0.79 acres located within the West Half of Section 35, Township 8 North, Range 5 West of the Indian Meridian, Grady County, Oklahoma.

5. Lot Split and Joinder.

Applicant: John Wehling
Address: N. Hilltop Ln.
Original Tract: Two (2) original tracts: 2.863 and 5.83 acres, respectively
Proposed Tracts: Three (3) tracts: 1.05, 2.55 and 5.09 acres, respectively

6. Lot Split.

Applicant: Alliance Property Group
Address: 268 NE 70th St.
Original Tract: One (1) original tract: 8.48 acres
Proposed Tracts: Three (3) tracts: 2.5 acres, 2.5 acres, and 3.48 acres, respectively

7. Lot Split.

Applicant: Richard Hamilton
Address: Between Hilltop Ln. and Harryman Rd.
Original Tract: One (1) original tract: 11.00 acres
Proposed Tracts: Three (3) tracts: 1.5 acres, 4.5 acres, and 5.0 acres, respectively

8. Zoning Amendment Discussion.

Discussion and consideration on a potential ordinance amending the bulk requirements, including, but not limited to the setback restrictions, as established in Article Seven (7) of Chapter Twenty-One (21) of the Code of Ordinances of the City of Blanchard, Oklahoma.

C. CONSENT AGENDA

The following item(s) are hereby designated for approval, acceptance, or acknowledgment by one motion, SUBJECT to any conditions included therein. If any item(s) do not meet with the approval of all members, that item(s) will be heard in regular order:

1. Approval of Minutes for the regular meeting of March 14, 2024.
2. Acknowledgement of Attendance Report.

D. COMMISSIONER/STAFF COMMENTS

This item is listed to provide an opportunity for the commissioners and/or city staff to make comments and/or request specific agenda items. NO ACTION will be taken.

E. ADJOURNMENT

This Agenda was posted in prominent public view on the City's website at www.cityofblanchard.us and the Blanchard Municipal Courthouse Bulletin Board on or before 5:00 p.m., Tuesday, the 23rd day of March 2024, in accordance with the Oklahoma Open Meeting Act.

Deputy City Clerk