

AGENDA SUMMARY- SPECIAL MEETING OF THE PLANNING COMMISSION

George Fina Building 314 Edmond Rd Northwest

Monday, March 18th 2021, 6:00pm

1. CALL TO ORDER- Chairman
2. ROLL CALL- City Secretary
3. CONSENT AGENDA- All items on the consent agenda are non-controversial and may be approved by one motion for items.
 - a. Approval of Minutes for the Planning Commission meeting held February 1st 2021.
4. CONSIDERATION OF ITEMS REMOVED FROM CONSENT AGENDA
5. HEARING OF CITIZENS- Topics to include those items not listed in the agenda.
6. BUSINESS ITEMS
 - a. A public hearing for the considering an application submitted by Mark & Phil, LLC requesting a variance from the established A-1 Zoning District to rezone from Zoning District A-1 to Zoning District RE-2 (Minimum Half Acres lots) at the following described property.

A tract of land in the Northeast Quarter (NE/4) of Section Thirty-five (35), Township Fourteen (14) North, Range Five (5) West of the Indian Meridian, Canadian County, Oklahoma, more particularly described as follows: COMMENCING at the Northeast corner of said Northeast Quarter (NE/4); Thence S 89°20'39" W along the North line of said Northeast Quarter (NE/4) (Basis of Bearing), a distance of 1,508.82 feet; Thence S 00°17'43" E a distance of 50.00 feet to the POINT OF BEGINNING, said point being on the South right of way line of N.W. 178th Street, and on the westerly line of the recorded plat of Shenandoah I at Timber Creek; Thence along the Westerly Lines of the recorded plat of Shenandoah I at Timber Creek the following 7 courses:

- 1) N 89°20'39" E a distance of 320.32 feet;
- 2) S 45°19'41" E a distance of 35.15 feet;
- 3) S 00°00'16" W a distance of 184.86 feet;
- 4) on a curve to the left with an arc length of 93.90', a radius of 195.00' a chord bearing of S 13°47'42" E, and a chord length of 93.00';
- 5) on a reverse curve to the right with an arc length of 62.89', a radius of 104.96', a chord bearing of S 17°09'36" E, and a chord length of 61.95';
- 6) S 00°01'40" E a distance of 337.57 feet;
- 7) S 89°20'39" W a distance of 382.30 feet;

Thence N 00°17'51" W a distance of 697.38 feet to the POINT OF BEGINNING.

Said tract having an area of 255,620.45 Square Feet or 5.868 Acres, more or less.

- b. Discussion, consideration, and possible action on a rezone application located on the south side of Edmond Road between Sara Road and Morgan Road for the following described property: See above for full legal description.
- c. Conduct a Public Hearing to considering a proposed **Preliminary Plat for Shenandoah 2** for the following property.

A tract of land in the Northeast Quarter (NE/4) of Section Thirty-five (35), Township Fourteen (14) North, Range Five (5) West of the Indian Meridian, Canadian County, Oklahoma, more particularly described as follows: COMMENCING at the Southeast corner of said Northeast Quarter (NE/4); Thence S 89°29'11" W along the South line of said Northeast Quarter (NE/4), a distance of 1,035.79 feet; Thence N 56°49'44" W a distance of 528.14 feet; Thence N 89°18'10" W a distance of 279.56 feet; Thence N 35°49'55" W a distance of 549.41 feet; Thence N 23°37'56" W a

distance of 216.58 feet; Thence N 46°03'40" W a distance of 119.52 feet; Thence N 83°08'00" W a distance of 83.93 feet; Thence N 06°41'42" W a distance of 281.32 feet; Thence N 56°40'07" W a distance of 109.53 feet; Thence N 71°24'02" W a distance of 203.15 feet to a point on the West line of said Northeast Quarter (NE/4); Thence N 00°14'48" W along the West line of said Northeast Quarter (NE/4), a distance of 406.77 feet; Thence N 89°20'39" E a distance of 550.00 feet; Thence N 00°14'48" W a distance of 44.64 feet; Thence N 89°20'39" E a distance of 732.63 feet to the Northwest corner of Lot One (1), Block Four (4) of the recorded plat of Shenandoah 1 at Timber Creek; Thence along the West and South lines of the recorded plat of Shenandoah 1 at Timber Creek the following 18 courses:

- 1) S 05°02'28" E a distance of 230.92 feet;
- 2) S 53°02'31" W a distance of 519.91 feet;
- 3) S 38°37'05" E a distance of 84.51 feet;
- 4) S 43°16'36" E a distance of 179.63 feet;
- 5) S 47°06'39" E a distance of 139.89 feet;
- 6) S 52°10'49" E a distance of 113.77 feet;
- 7) S 55°56'03" E a distance of 113.68 feet;
- 8) S 59°41'12" E a distance of 113.69 feet;
- 9) S 63°26'22" E a distance of 113.70 feet;
- 10) S 67°11'34" E a distance of 113.71 feet;
- 11) S 70°56'44" E a distance of 113.69 feet;
- 12) S 74°41'57" E a distance of 113.74 feet;
- 13) S 78°27'12" E a distance of 113.74 feet;
- 14) S 82°12'29" E a distance of 113.75 feet;
- 15) S 85°57'35" E a distance of 113.58 feet;
- 16) S 89°59'38" E a distance of 130.84 feet;
- 17) N 62°27'31" E a distance of 67.49 feet;
- 18) N 89°59'46" E a distance of 250.67 feet to the Southeast corner of the recorded plat of Shenandoah 1 at Timber Creek, said point being on the East line of said Northeast Quarter (NE/4); Thence S 00°17'50" E along the East line of said Northeast Quarter (NE/4) (Basis of Bearing), a distance of 687.89 feet to the POINT OF BEGINNING.

Said tract having an area of 2,291,612.24 Square Feet or 52.608 Acres, more or less.

d. Discussion, consideration, and possible action on a proposed Preliminary Plat for Shenandoah 2 for the following described property: See above for full legal description.

7. NEW BUSINESS

a. "New Business," as used herein shall mean any matter not known about or which could not have been reasonable foreseen prior to the time of posting. (25 O.S. 311 a9)

8. ADMINISTRATION REPORT

9. COMMISSIONER'S COMMENTS

10. ADJOURN- Chairman

All regular meetings of the City Council of Piedmont for the 2020, calendar year were set on December 7th, 2020. This agenda was posted at the Piedmont Civic Center – Front door, as of March 12th, 2021. The above Agenda was posted on the City of Piedmont Website as of March 12th, 2021, at 5:00pm.

Posted by the Community Development Director _____