



# City of Broken Arrow

## Meeting Agenda

### Planning Commission

*Robert Goranson Chairman*  
*Jason Coan Vice Chairman*  
*Jaylee Klempa Commissioner*  
*Jonathan Townsend Commissioner*  
*Mindy Payne Commissioner*

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**Thursday, October 10, 2024**

**5:30 PM**

**City of Broken Arrow  
Council Chambers  
220 South 1st Street  
Broken Arrow, OK  
74012**

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**1. Call To Order**

**2. Roll Call**

**3. Old Business**

- A. [24-1385](#) Approval of PR-000135-2022|PT-001717-2024, Park Place III, Conditional Final Plat, 17.09 acres, 75 lots, A-1 (Agricultural) and RS-3 (Single Family Residential)/PUD-304 (Planned Unit Development), approximately one quarter mile north of Kenosha Street (71st Street), directly east of Midway Road (257th Avenue/79th E. Avenue)

**Attachments:** [Park Place III Conditional Final Plat with comments](#)

**4. Consideration of Consent Agenda**

- A. [24-1394](#) Approval of Planning Commission meeting minutes of August 22, 2024

**Attachments:** [08-22-2024 Planning Commission Minutes.he](#)

- B. [24-1383](#) Approval of PR-000767-2024 request for Zoning Ordinance variance chapter 5.8.G.1 Building Facades, Bank of Oklahoma, 1.20 acres, located directly east of 9th Street (177th Avenue/Lynn Lane Road), one-third mile north of Kenosha Street (71st Street)

**Attachments:** [2-Bank of Oklahoma - Variance Request](#)  
[3-Material Rendering](#)

- C.     [24-1387](#)     Approval of LOT-001723-2024, Floral Haven Lot Consolidation, 2 lots to 1 lot, 59 acres, A-1/SP-001335-2024, north of West Kenosha Street (East 71st Street South), and one quarter mile west of South Olive Avenue (South 129th East Avenue)

**Attachments:**   [2-Aerial](#)  
                          [3-Case Map](#)  
                          [4-Legal Descriptions](#)

**5. Consideration of Items Removed from Consent Agenda**

**6. Public Hearings**

- A.     [24-1386](#)     Public hearing, consideration, and possible action regarding BAZ-001744-2024 (Rezoning), Peak Development Rezoning, 14.11 acres, A-1 (Agricultural) to CH (Commercial Heavy), located one-half mile north of Tucson Street (121st Street), west of Aspen Avenue (145th E. Avenue), north of the Creek Turnpike

**Attachments:**   [2-Case Map](#)  
                          [3-Aerial](#)  
                          [4-Comprehensive Plan](#)

**7. Appeals**

**8. General Commission Business**

**9. Remarks, Inquiries and Comments by Planning Commission and Staff (No Action)**

**10. Adjournment**

**NOTICE:**

- 1. ALL MATTERS UNDER “CONSENT” ARE CONSIDERED BY THE PLANNING COMMISSION TO BE ROUTINE AND WILL BE ENACTED BY ONE MOTION. HOWEVER, ANY CONSENT ITEM CAN BE REMOVED FOR DISCUSSION, UPON REQUEST.**
- 2. IF YOU HAVE A DISABILITY AND NEED ACCOMMODATION IN ORDER TO PARTICIPATE IN THE MEETING, PLEASE CONTACT THE COMMUNITY DEVELOPMENT DEPARTMENT AT 918-259-8412, TO MAKE ARRANGEMENTS.**
- 3. EXHIBITS, PETITIONS, PICTURES, ETC. PRESENTED TO THE PLANNING COMMISSION MAY BE RECEIVED AND DEPOSITED IN CASE FILES TO BE MAINTAINED AT BROKEN ARROW CITY HALL.**
- 4. RINGING/SOUND ON ALL CELL PHONES AND PAGERS MUST BE TURNED OFF DURING THE PLANNING COMMISSION MEETING.**

**A paper copy of this agenda is available upon request.**

**POSTED this \_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_, at \_\_\_\_\_ a.m./p.m.**

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**City Clerk**