



City of Broken Arrow
Meeting Agenda
Planning Commission

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

Thursday, May 14, 2026

5:30 PM

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

1. Call To Order

2. Roll Call

3. Old Business

4. Consideration of Consent Agenda

- A. [26-655](#) Approval of Planning Commission meeting minutes of April 23, 2026

Attachments: [04.23.2026 Meeting Minutes](#)

- B. [26-658](#) Approval of LOT-002808-2026, Northeast Crossroads Lot Consolidation, 2 lots to 1 lot 1.83 acres, CH (Commercial Heavy), located at the northeast corner of Kenosha Street (71st Street) and 37th Street (209th E Ave)

Attachments: [2 - Case Map](#)
[3 - Aerial](#)
[4 - Lot Combination Exhibit](#)
[5 - Lot Combination Legal Description](#)

5. Consideration of Items Removed from Consent Agenda

6. Public Hearings

- A. [26-497](#) Public hearing, consideration, and possible action regarding SP-002762-2026, Public Safety Telecommunications Tower, 10.58 acres, CN (Commercial Neighborhood), southwest corner of W. Jasper Street (131st Street) & S. Aspen Avenue (145th East Avenue)

Attachments: [1 Case Map](#)
[2 Aerial Map](#)
[3 Comm Tower Exhibit](#)
[4 Propagation Map](#)

- B. [26-653](#) Public hearing, consideration, and possible action regarding BAZ-002789-2026 (Rezoning), Matthew Thompson, approximately 0.24 acres, R-3 (Residential Single-Family) to DM (Downtown Mixed-Use Core) located approximately one-third mile east of Elm Place (161st East Avenue) and just north of Houston Street (81st Street).

Attachments: [BAZ-002789-2026a Case Map](#)
[BAZ-002789-2026b Aerial Map](#)
[BAZ-002789-2026 CompPlan](#)
[BAZ-002789-2026c Legal Description](#)
[Original Ordinance 3791](#)

- C. [26-679](#) Public hearing, consideration, and possible action regarding PUD-002802-2026 (Planned Unit Development), Advance Alarm, 0.52 acres, IL (Industrial Light), located south of Houston St (81st Street) and west of 9th Street (177th E Avenue)

Attachments: [2 - Case Map](#)
[3 - Aerial](#)

7. Appeals

8. General Commission Business

- A. [26-673](#) Consideration, discussion, and possible approval of building elevations for SITE-002713-2026, BAPS Aquatic Center, 6.6 acres, RS-P (Single Family Residential - Preservation)/Downtown Residential Overlay District (DROD) Area 7, located one-third mile north of Houston Street (81st Street), one-quarter mile west of 9th Street (177th E. Avenue/Lynn Lane Road)

Attachments: [2-BAPS Aquatic Center Elevations](#)

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.

City Clerk