



# City of Broken Arrow

## Request for Action

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**File #:** 24-1057, **Version:** 1

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**Broken Arrow Planning Commission**  
**08-08-2024**

**To:** **Chair and Commission Members**  
**From:** **Community Development Department**  
**Title:**

Approval of PT-001629-2024|PR-000543-2023, Christian Brothers Automotive, Conditional Final Plat, 1.5 acres, 1 lot, A-1 (Agricultural) to CN (Commercial Neighborhood)/SP(Specific Use Permit) 001224-2023, one-eighth mile north of Albany Street (61st Street), west of 23rd Street (193rd E. Avenue/County Line Road)

**Background:**

**Applicant:** Jennifer Goldman  
**Owner:** Christian Brothers Automotive  
**Developer:** Christian Brothers Automotive  
**Engineer:** TEP  
**Location:** One-eighth mile north of Albany Street (61st Street), west of 23rd Street (193rd E. Avenue/County Line Road)  
**Size of Tract** 1.5 acres  
**Number of Lots:** 1  
**Zoning:** A-1 (Agricultural) to CN (Commercial Neighborhood)/SP(Specific Use Permit) 001224-2023  
**Comp Plan:** Level 4 (Commercial/Employment Nodes)

PT-001629-2024|PR-000543-2023, the conditional final plat for Christian Brothers Automotive, proposes to have 1 lot on 1.5 acres. This property is located one-eighth mile north of Albany Street (61st Street), west of 23rd Street (193rd E. Avenue/County Line Road). It is A-1 to CN via BAZ-1643 and SP-001224-2023.

Access for this site will be provided by one access point off County Line.

According to FEMA maps, none of the property is in a 100-year floodplain area. Water and sanitary sewer service are available from the City of Broken Arrow. This item was reviewed by the Technical Advisory Committee on July 30, 2024.

**Attachments:**

Christian Brothers Automotive Conditional Final Plat with Checklist

**Recommendation:**

Staff recommends PT-001629-2024|PR-000543-2023, Conditional Final Plat for Christian Brothers Automotive, be approved, subject to the attached checklist.

**Reviewed by: Amanda Yamaguchi**

**Approved by: Rocky Henkel**

HMB