



City of Broken Arrow

Fact Sheet

File #: 16-1024, **Version:** 1

Broken Arrow Planning Commission

09-08-2016

To: Chairman and Commission Members
From: Development Services Department

Title: Public hearing, consideration, and possible action regarding BAZ 1963, Still/Denton Property, 2.59 acres, A-RE to RE, one-quarter mile west of 23rd Street, one-half mile north of New Orleans Street

Background:

Applicant: Roy S. Still
Owner: Roy Still, Tina Still, and Shirley Denton
Developer: N/A
Engineer: N/A
Location: One-quarter mile west of 23rd Street, one-half mile north of New Orleans Street
Size of Tract 2.59 acres
Number of Lots: 1
Present Zoning: A-RE
Comp Plan: Level 1 (Rural Residential)

BAZ 1963 is a request to change the zoning designation on a 2.59-acre tract from A-RE (Annexed Residential Estate) to RE (Residential Estate). The unplatted property is located one-quarter mile west of 23rd Street, one-half mile north of New Orleans Street. There is an existing, single family, structure on this property and the applicant requests to rezone the property in order to be in compliance with the current zoning ordinance. This property was annexed into the city limits of City of Broken Arrow on November 9, 2001, with annexation ordinance number 2398.

According to FEMA maps, none of the property is located in a 100-year floodplain area.

The property is designated as Level 1 in the Comprehensive Plan. RE zoning is identified as being in conformance with the Comprehensive Plan in Level 1.

Attachments: Case map
Aerial photo
Comprehensive Plan
Annexation Ordinance 2398

Recommendation:

Based on the Comprehensive Plan and the location of the property, Staff recommends that BAZ 1963 be approved and platting be waived, subject to a 17.5-foot utility easement be provided along 96th Street.

Reviewed By: **Farhad Daroga**

Approved By: **Michael W. Skates**

FKD:ALY