



City of Broken Arrow

Minutes Planning Commission

City Hall
220 S 1st Street
Broken Arrow OK
74012

Chairperson Fred Dorrell
Vice Chairperson Lee Whelpley
Commission Member Ricky Jones
Commission Member Mark Jones
Commission Member Jaylee Klempa

Thursday, April 9, 2020

Time 5:00 p.m.

Council Chambers

1. Call to Order

Chairperson Fred Dorrell called the meeting to order at approximately 5:00 p.m. He stated prior to conducting roll call, Item 9, Remarks, Inquiries, and Comments by Planning Commission and Staff (No Action), would be discussed.

Mr. Larry Curtis, Community Development Director for the City of Broken Arrow, indicated this was the first live video conference meeting for the Broken Arrow Planning Commission. He noted today's Agenda contained several Consent Agenda Items, but no Public Hearing Items. He explained the Chairperson of the Planning Commission would conduct the Meeting as usual; often the Agenda and other information would be displayed as it was being viewed by the Planning Commission, and at other times the speaker would be visible. He noted all information on display was available on the City website if any individual wished to peruse said information.

2. Roll Call

Present: 4 - Jaylee Klempa, Ricky Jones, Lee Whelpley, Fred Dorrell
Absent: 1 - Mark Jones

Assistant City Attorney Ewing reported Vice Chairperson Lee Whelpley was participating via telephone; Commissioner Jaylee Klempa, Commissioner Ricky Jones, and Chairperson Fred Dorrell were participating via video conference.

3. Old Business

There was no Old Business.

4. Consideration of Consent Agenda

Staff Planner Amanda Yamaguchi presented the Consent Agenda.

- A. 20-355** **Approval of Planning Commission meeting minutes of March 12, 2020**
- B. 20-298** **Approval of BAL-2075 (Lot Split), Berryhill Property, 1 Lot to 3 Lots, 20 acres, one-third mile south of New Orleans Street (101st Street), east of 9th Street (177th E. Avenue/Lynn Lane)**
- C. 20-350** **Approval of BAL-2079 (Lot Split), Senior Citizen Activity Center, 1 Lot, 3.3833 acres, 500 feet north of Washington Street (91st Street), east of South Main**
- D. 20-351** **Approval of BAL-2080CB (Lot Combination), Senior Citizen Activity Center, 2 Lots, 3.354 acres, 500 feet north of Washington Street (91st Street), east of South Main**
- E. 20-363** **Approval of BAL-2077CB (Lot Consolidation), Truong Property, 3 Lots to 1 Lot, 11.5 acres, one-quarter mile east of Garnett Road (113th East Avenue), south of Washington Street (91st Street)**
- F. 20-364** **Approval of BAL-2078 (Lot Split), Truong Property, 1 Lot to 2 Lots, 11.5 acres, one-quarter mile east of Garnett Road (113th East Avenue), south of Washington Street (91st Street)**
- G. 20-407** **Approval of CA20-101 (Change of Access), Stewart Martin Equipment-Kubota, 6.6 acres, CH/PUD-298, located one-quarter mile north of Kenosha Street (71st Street), east of Elm Place (161st E. Avenue)**

Chairperson Dorrell asked if there were any questions, discussion, or Items to be removed from the Consent Agenda. Commissioner Ricky Jones stated his firm prepared Item 4B. He asked for this Item to be removed from the Agenda. He indicated he would recuse himself for Item 4B by turning off his video and audio for the discussion and vote for Item 4B.

Chairperson Dorrell asked if there were any other items to be removed from the Consent Agenda; hearing none, he called for a motion.

MOTION: A motion was made by Ricky Jones, seconded by Lee Whelpley.
Move to approve Consent Agenda Items 4A, 4C, 4D, 4E, 4F, and 4G per Staff recommendations

The motion carried by the following vote:

Aye: 4 - Jaylee Klempa, Ricky Jones, Lee Whelpley, Fred Dorrell

5. Consideration of Items Removed from Consent Agenda

Commissioner Ricky Jones recused himself for this Item by turning off his audio and video.

MOTION: A motion was made by Lee Whelpley, seconded by Jaylee Klempa.

Move to approve the Consent Agenda Item 4B per Staff recommendation

The motion carried by the following vote:

Aye: 3 - Jaylee Klempa, Lee Whelpley, Fred Dorrell

Recused: 1 - Ricky Jones

6. Public Hearings

There were no Public Hearings.

7. Appeals

There were no Appeals.

8. General Commission Business

A. 20-408

Consideration, discussion, acknowledgement, and possible nomination of Lee Whelpley to serve as the Planning Commission representative to the Elm and New Orleans Advisory Committee

Ms. Jill Ferenc, Planning and Development Manager, reported in August of 2019 the Broken Arrow City Council appointed Advisory Committee Members to the Elm and New Orleans Advisory Committee. She stated the Advisory Committee included a representative from the Planning Commission. She noted Fred Dorrell served as the representative for the Planning Commission. She indicated Lee Whelpley was also a Member of the Advisory Committee. She reported Mr. Fred Dorrell asked to step back from his position as a Planning Commission representative on the Elm and New Orleans Advisory Committee, as a result Lee Whelpley was nominated by City Management to serve as the Planning Commission liaison, and the nomination was confirmed by City Council. She stated the final step in his transition to the position of Planning Commission representative on the Committee was for the Planning Commission to nominate Mr. Whelpley.

MOTION: A motion was made by Ricky Jones, seconded by Jaylee Klempa.

Move to approve Lee Whelpley to serve as a Planning Commission representative to the Elm and New Orleans Advisory Committee

The motion carried by the following vote:

Aye: 4 - Jaylee Klempa, Ricky Jones, Lee Whelpley, Fred Dorrell

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

There were no additional Remarks, Inquiries, and Comments by Planning Commission and Staff.

10. Adjournment

The meeting adjourned at approximately 5:08 p.m.

MOTION: A motion was made by Ricky Jones, seconded by Jaylee Klempa.

Move to adjourn

The motion carried by the following vote:

Aye: 4 - Jaylee Klempa, Ricky Jones, Lee Whelpley, Fred Dorrell