



# City of Broken Arrow

## Request for Action

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**File #: 18-541, Version: 1**

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**Broken Arrow City Council  
Meeting of: 05-15-2018**

**Title:**

Approval of PT16-113A, Conditional Final Plat, Oak Creek South Phase III, 17.31 acres, R-1 to RS-3, one-half mile south of Houston Street, one-quarter mile east of 23rd Street, north of the M.K.&T. Railroad

**Background:**

The conditional final plat for Oak Creek South Phase III is located one-half mile south of Houston Street, one-quarter mile east of 23rd Street, north of the M.K.&T. Railroad. The proposed development includes 68 single-family lots on 17.31 acres. The preliminary plat, which was approved by the Planning Commission on December 15, 2016, contained 136 lots on 36.54 acres. Oak Creek South Phase II, which is immediately north and west of Phase III, was recorded in Wagoner County on March 7, 2018.

BAZ 1960, a request to rezone this property from A-1 to RS-3 was conditionally approved by the Broken Arrow City Council on September 6, 2016. Approval was given with the condition that the property be platted and construction access be provided from the northwest from County Line Road to mitigate concerns of residents about heavy equipment moving through the Oak Creek South Estates subdivision during construction.

This item was heard by the Technical Advisory Committee on April 24, 2018. In their meeting of April 26, 2018, the Planning Commission recommended approval (5-0 vote) of PT16-113A per Staff recommendation. Staff recommended that PT16-113A be approved, subject to the attached checklist. No one spoke against this item.

**Cost:** \$0

**Funding Source:** None

**Requested By:** Michael Skates, Development Services Director

**Approved By:** Michael L. Spurgeon, City Manager

**Attachments:** Planning Commission Fact Sheet  
Checklist  
Conditional Final Plat and Covenants

**Recommendation:**

Approve PT16-113A per TAC, Planning Commission and Staff recommendation.