



City of Broken Arrow

Request for Action

File #: 18-1182, **Version:** 1

Broken Arrow City Council
Meeting of: 10-16-2018

Title:

Approval of BAZ-2012, Jang's FRC, 1.52 acres, 1 lot, R-1 to CH, southwest corner of Albany Street and Olive Avenue, north of the M.K.T. Railroad

Background:

BAZ-2012 is a request to change the zoning designation on a 1.52-acre tract from R-1 (Single Family Residential) to CH (Commercial Heavy). The property is located on the southwest corner of Albany Street and Olive Avenue. The property is currently vacant and unplatted. The applicant has not stated the reason for the rezoning.

There is an existing 30-foot wide drainage easement (Document Number 2005042191) crossing diagonally across this property which will affect the buildable area. There is also a 25.25-foot wide waterline easement (BK 4066, PG 69) abutting Albany Street on the north side of the property and a 20-foot wide waterline easement (BK 3879, PG 711) abutting Olive Avenue on the east side of the property. There is an additional 30-foot utility easement (Document Number 2005042190) along the east side of the north property line. Since this property has not been platted, a total of 65-feet of right-of-way and the corner clip will be required along both Albany Street and Olive Avenue. Commission in the meeting of August 23, 2018, subject to the approval of this rezoning request.

In their meeting of September 27, 2018, the Planning Commission recommended approval (4-0 vote) of BAZ-2012 per Staff recommendation, subject to the property being platted. 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
Case map
Aerial photo
Comprehensive Plan
Utility Easement Document 2005042191
Waterline Easement Bk 4066 Pg 69

Waterline Easement Bk 3879 Pg 711

Utility Easement Document 2005042190

Recommendation:

Approve BAZ-2012 per Planning Commission and Staff recommendation.