

MINUTES

Regular Meeting of the
Nichols Hills Planning Commission
Tuesday, December 6, 2016 at 5:30 PM
Public Works, 1009 NW 75th
Nichols Hills, OK 73116

**Original Agenda Filed in the Office of the Municipal Clerk at
10:01 AM on the 1st day of December, 2016.**

1. Call to Order

2. Roll Call

Attendee Name	Title	Status	Arrived
Barbara Gilbert		Present	
Michael A. Bickford		Present	
John McCaleb		Present	
Lynn Pringle		Present	
Larry Savage		Present	
Tim Cheek		Present	

3. Citizens Desiring to be Heard

4. Minutes

a. November 1, 2016 Minutes

MOTION: Gilbert moved to approve the November 1, 2016 minutes as amended. McCaleb seconded the motion.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Barbara Gilbert
SECONDER:	John McCaleb
AYES:	Gilbert, Bickford, McCaleb, Pringle, Savage, Cheek

b. August 2, 2016 Minutes

MOTION: Savage moved to approve the August 2, 2016 minutes as presented. McCaleb seconded the motion.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Larry Savage
SECONDER:	John McCaleb
AYES:	Gilbert, Bickford, McCaleb, Pringle, Savage, Cheek

5. Items for Separate Vote

- a. Schedule of 2017 Regular Nichols Hills Planning Commission Meetings

MOTION: Savage moved to approve the schedule of 2017 Nichols Hills Planning Commission Meetings. Pringle seconded the motion.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Larry Savage
SECONDER:	Lynn Pringle
AYES:	Gilbert, Bickford, McCaleb, Pringle, Savage, Cheek

6. Public Hearings

- a. PUBLIC HEARING: Discussion, consideration and possible approval or disapproval deed combining vacant real property into two lots generally located between Western Ave. and Grand Blvd. on the north side of N.W. 63rd Street. The applicant is requesting approval of deeds containing the following legal descriptions:

Description of King's Court Tract 1:

A tract of land being a part of the Southeast Quarter (SE/4) of Section Five (5), Township Twelve (12) North, Range Three (2) West of the Indian Meridian, Nichols Hills, Oklahoma County, Oklahoma, and being a part of Block Twenty-six (26) of

AMENDED PLAT OF BLOCKS A-B-C-D-E-1-2-3 & 26
NICHOLS

HILLS (Book 23 of Plats, Page 49); said tract BEING all of Lots
Twenty-seven through Thirty (L27-L30) AND the South half
(S/2)

of the vacated East-West Alley (E/W alley) lying adjacent to
said

L27-L30, AND the West half (W/2) of Kings Court, a vacated
public

street, lying adjacent to L27-L30 and S/2 E/W alley, all lying
within

said Block 26; said tract more particularly described using
meets

and bounds as follows:

BEGINNING at the Southwest corner of Lot Twenty-seven (27)
in

said Block 26;

THENCE North 00°12'00" West, along the extended West line
of

said Lot 27, a distance of 123.60 feet to a point on the
Centerline

(C/L) of said vacated East-West Alley;

THENCE North 89°41'23" East, along the extended C/L of said
vacated Alley, a distance of 150.00 feet to a point on the
Centerline of vacated Kings Court;

THENCE South 00°12'00" East, along and with said C/L, a
distance of 123.60 feet to the extended South line of L27-L30;

THENCE South 89°41'23" West, along said extended South
line, a

distance of 150.00 feet to the POINT OF BEGINNING.

Containing 18,540 square feet or 0.4256 acres, more or less.

Basis of Bearing: The South line of the Southwest Quarter (SW/4)

of Section Five (5), Township Twelve (12) North, Range Three (2)

West, Indian Meridian, having an assumed bearing of South 89°41'23" West.

Description of King's Court Tract 2:

A tract of land being a part of the Southeast Quarter (SE/4) of Section Five (5), Township Twelve (12) North, Range Three (2) West of the Indian Meridian, Nichols Hills, Oklahoma County, Oklahoma, and being a part of Block Twenty-six (26) of AMENDED PLAT OF BLOCKS A-B-C-D-E-1-2-3 & 26 NICHOLS

HILLS (Book 23 of Plats, Page 49); said tract BEING all of Lots Nineteen through Twenty-six (L19-L26) AND the South half (S/2)

of the vacated East-West Alley lying adjacent to said L19-26, all lying within said Block 26; said tract more particularly described using meets and bounds as follows:

BEGINNING at the Southwest corner of Lot Nineteen (19) in said

Block 26;

THENCE North 00°12'00" West, along the extended West line of

said Lot 19, a distance of 123.60 feet to a point on the Centerline

(C/L) of said vacated East-West Alley;

THENCE North 89°41'23" East, along and with said C/L, a distance of 200.00 feet to the extended East line of Lot Twenty-six

(26);

THENCE South 00°12'00" East, along said extended East line, a

distance of 123.60 feet to a point on the South line of said L19-L26;

THENCE South 89°41'23" West, along and with said South line, a

distance of 200.00 feet to the POINT OF BEGINNING.

Containing 24,720 square feet or 0.5675 acres, more or less.

Basis of Bearing: The South line of the Southwest Quarter (SW/4)

of Section Five (5), Township Twelve (12) North, Range Three (2)

West, Indian Meridian, having an assumed bearing of South 89°41'23" West.

No action was taken on this item.

- b. PUBLIC HEARING: Discussion, consideration and possible approval or disapproval of an ordinance amending section 50-26 of the Nichols Hills City Code and the Official Zoning District Map concerning territory within the "PUD" Planned Unit Development District and adopting and approving the Planned Unit Development District and adopting and approving the Planned Unit Development of Cumberland Court, located along Cumberland Drive between Avondale Drive and N. Western Avenue, as amended and restated, dated November 9, 2016; repealing all conflicting ordinances or parts of ordinances; providing for severability; and declaring an emergency.

Mr. Tim Johnson presented the amended Planned Unit

Development of Cumberland Court. Chairman Bickford opened the public hearing. Pam Stockman who lives on Fenwick addressed concern about the North wall. Assistant City Manager Shane Pate requested the applicant to state for the record "A property owner on the South side wanted confirmation on record that there are no expectations that they will be providing maintenance to the wall"? Mr. Johnson stated "That is correct, we will maintain all sides of the wall". City Manager David Poole requested the applicant to state for the record "On the North side, if the home owners want to extend their fence, if they want their old fence taken down you all will take down old fence and extend their fence out to your wall"? Mr. Johnson "Yes, that is correct". Having no others express a desire to be heard, the public hearing was closed.

MOTION: Gilbert moved to recommend approval of agenda item 6b to City Council. Savage seconded the motion.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Barbara Gilbert
SECONDER:	Larry Savage
AYES:	Gilbert, Bickford, McCaleb, Pringle, Savage, Cheek

7. Adjournment

MOTION: There being no further business, Savage moved to adjourn the meeting. Pringle seconded the motion.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Larry Savage
SECONDER:	Lynn Pringle
AYES:	Gilbert, Bickford, McCaleb, Pringle, Savage, Cheek



Chairman
Planning Commission
City of Nichols Hills, Oklahoma



City Manager
Planning Commission
City of Nichols Hills, Oklahoma



City Clerk
City of Nichols Hills, Oklahoma