

AGENDA

Regular Meeting of the
Nichols Hills Planning Commission
Tuesday, April 7, 2026 at 5:30 PM
City Hall, 6407 Avondale Drive
Nichols Hills, OK 73116

If special assistance is needed for this meeting by any person wishing to attend, please contact the City Clerk's office no later than 48 hours prior to the meeting, and such assistance will be provided.

Official action may be taken by the Planning Commission only on items that appear on this Agenda. The Planning Commission may dispose of the business set out on this Agenda by accepting, approving, adopting, rejecting, amending, or postponing action as to each item, as determined by the Planning Commission.

1. Call to Order
2. Roll Call
3. Citizens Desiring to Be Heard

The purpose of this time is to allow members of the public to speak to the Planning Commission on any matter that is not otherwise set for consideration on this Agenda.

4. Minutes
 - a. January 6, 2026 Minutes

5. Public Hearings

Consideration of adoption, approval, acceptance, rejection, amendment, and/or postponement of the following:

- a. PUBLIC HEARING: The issuance of a Special Permit to Christ the King Catholic School for the purpose of installing a portable building, and the terms of use to be included in such Special Permit.
- b. An Ordinance amending the Nichols Hills City Code regarding basketball goals; repealing all conflicting ordinances or parts of

ordinances; providing for severability; and declaring an emergency.

6. Adjournment

A handwritten signature in blue ink that reads "Amanda Copeland". The signature is written in a cursive, flowing style.

City Clerk
City of Nichols Hills, Oklahoma

MINUTES

Regular Meeting of the
Nichols Hills Planning Commission
Tuesday, January 6, 2026 at 5:30 PM
City Hall, 6407 Avondale Drive
Nichols Hills, OK 73116

1. Call to Order
2. Roll Call

Attendees Present	Arrived
Chairman John McCaleb	5:30
Vice-Chairman Barbara Gilbert	5:30
Commissioner Tim Cheek	5:30
Commissioner Doug Franklin	5:30
Commissioner Ron Byrne	5:30
Commissioner Mike Biddinger	Absent

3. Citizens Desiring to Be Heard

No one expressed a desire to be heard.

4. Minutes

- a. December 12, 2025 Minutes

MOTION: Ron Byrne moved to approve the December 12, 2025 minutes as presented. Doug Franklin seconded the motion.

RESULT: (UNANIMOUS)
MOVER: Ron Byrne
SECONDER: Doug Franklin
AYES: John McCaleb, Barbara Gilbert, Tim Cheek,
Doug Franklin, Ron Byrne

5. Public Hearings

- a. PUBLIC HEARING: An affidavit combining two lots generally located at 1610 W Wilshire Boulevard and 1612 W Wilshire Boulevard in Nichols Hills, Oklahoma.

MOTION: Barbara Gilbert moved to continue to the next regularly scheduled meeting. Tim Cheek seconded the motion.

RESULT:	(UNANIMOUS)
MOVER:	Barbara Gilbert
SECONDER:	Tim Cheek
AYES:	John McCaleb, Barbara Gilbert, Tim Cheek, Doug Franklin, Ron Byrne

- b. PUBLIC HEARING: An Ordinance for the purpose of removing discriminatory language against certain races contained in existing plats dedicated to the City of Nichols Hills, Oklahoma, and filed in the office of the Oklahoma County Clerk;
- amending the final plat of Wilshire Section of Nichols Hills, Oklahoma County, Oklahoma, recorded May 16, 1946, in book 25 of plats, page 44;
 - amending the final plat of Wilshire Section of Nichols Hills, Oklahoma County, Oklahoma, recorded February 11, 1948, in book 26 of plats, page 23;

authorizing the mayor to sign any documentation necessary to effectuate this ordinance; and declaring an emergency.

Following discussion among Planning Commission members and staff, Chairman McCaleb opened the public hearing.

No others expressing a desire to be heard, the public hearing was closed.

MOTION: Ron Byrne moved to recommend the City Council

approve agenda item 5b as presented. Tim Cheek seconded the motion.

RESULT: (UNANIMOUS)
MOVER: Ron Byrne
SECONDER: Tim Cheek
AYES: John McCaleb, Barbara Gilbert, Tim Cheek, Doug Franklin, Ron Byrne

6. Adjournment

MOTION: There being no further business, Doug Franklin moved to adjourn the meeting. Ron Byrne seconded the motion.

RESULT: (UNANIMOUS)
MOVER: Doug Franklin
SECONDER: Ron Byrne
AYES: John McCaleb, Barbara Gilbert, Tim Cheek, Doug Franklin, Ron Byrne

Chairman
 Planning Commission
 City of Nichols Hills, Oklahoma

City Manager
 Planning Commission
 City of Nichols Hills, Oklahoma

City Clerk
 City of Nichols Hills, Oklahoma



CITY OF NICHOLS HILLS

**NOTICE OF PUBLIC HEARINGS
CITY OF NICHOLS HILLS, OKLAHOMA
PC-2026-02**

Notice is hereby given that Christ the King Catholic School has filed an application (the “Application”) with the City of Nichols Hills, Oklahoma, for approval of a Special Permit for the following described property:

1905 Elmhurst Avenue, Nichols Hills, Oklahoma 73120
(property listed as part of 8005 Dorset Drive on the Oklahoma County Assessor’s website)

The Application requests a Special Permit for a portable building. The Application and supporting documentation may be inspected in the office of the City Clerk during regular business hours.

The Application will be considered at public hearings to be held by the Nichols Hills Planning Commission on Tuesday, April 7th, 2026 at 5:30 p.m., and by the Nichols Hills City Council on Tuesday, April 14th, 2026 at 5:30 p.m. These public hearings will be held in the Council Chambers at Nichols Hills City Hall, 6407 Avondale Drive, Nichols Hills, Oklahoma, 73116.

Any person may address the Nichols Hills Planning Commission and Nichols Hills City Council at the public hearings. Written support for or protest against the proposed Special Permit may be mailed or hand-delivered to the City Clerk at 6407 Avondale Drive, Nichols Hills, Oklahoma, 73116. Written support or protests must be received by the City Clerk not less than three days before the public hearing.

The following map shows the area affected by the Application:



Dated this 18th day of March 2026.

Amanda Copeland
Amanda Copeland, City Clerk
City of Nichols Hills, Oklahoma

RECEIVED
By Dillion at 1:11 pm, Feb 04, 2026



Application for Special Permit (Zoning)

Applicant is encouraged to consult [Article II, District Regulations, Chapter 50, Zoning](#), of the Nichols Hills City Code (“the Code”) which sets out the permitted uses of property in the various Districts in Nichols Hills and certain uses subject to review in those Districts. Applicant is also encouraged to consult [Sec. 50-497](#), Special Use Permits, and [Sec. 50-498](#), Conditional Use Permits of the Code when completing this Application.

This Application requires public hearings before the Nichols Hills Planning Commission and the Nichols Hills City Council.

This Application will be considered officially submitted and filed only after it is examined by the City Manager and found to have met the applicable requirements of the Code and those set out in this Application and after the applicable fee set out in the City Fee Schedule has been paid. At that time, the City Clerk will set the Application for hearing before the Nichols Hills Planning Commission and the Nichols Hills City Council. Applicant will be advised of the date and time for those hearings. It is highly recommended that applicant attend (or have a representative attend) the hearings and be prepared to answer questions.

Applicant Information

i. **Applicant Name**

Christ the King Catholic School

Mailing Address

1905 Elmhurst Ave,

City

Nichols Hills,

State

OK

ZIP

73120

Telephone Number

4055218999

Email Address

This is an application for: Approval of a property that is not set out in the Code as a permitted use

District in which the subject property is located: Ward 3

Current use of the property: School and Church

Proposed use of the property: Continue to use as school. We propose to install a temporary classroom for three-year maximum use for Pre-school classroom. The classroom will be approximately 24' x 40', 12' high, skirted, with ADA ramps, and solid wood fencing. Refer to Site Plan submitted for review.

The above statements in this application and all attachments to it are true and correct.

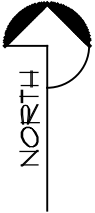
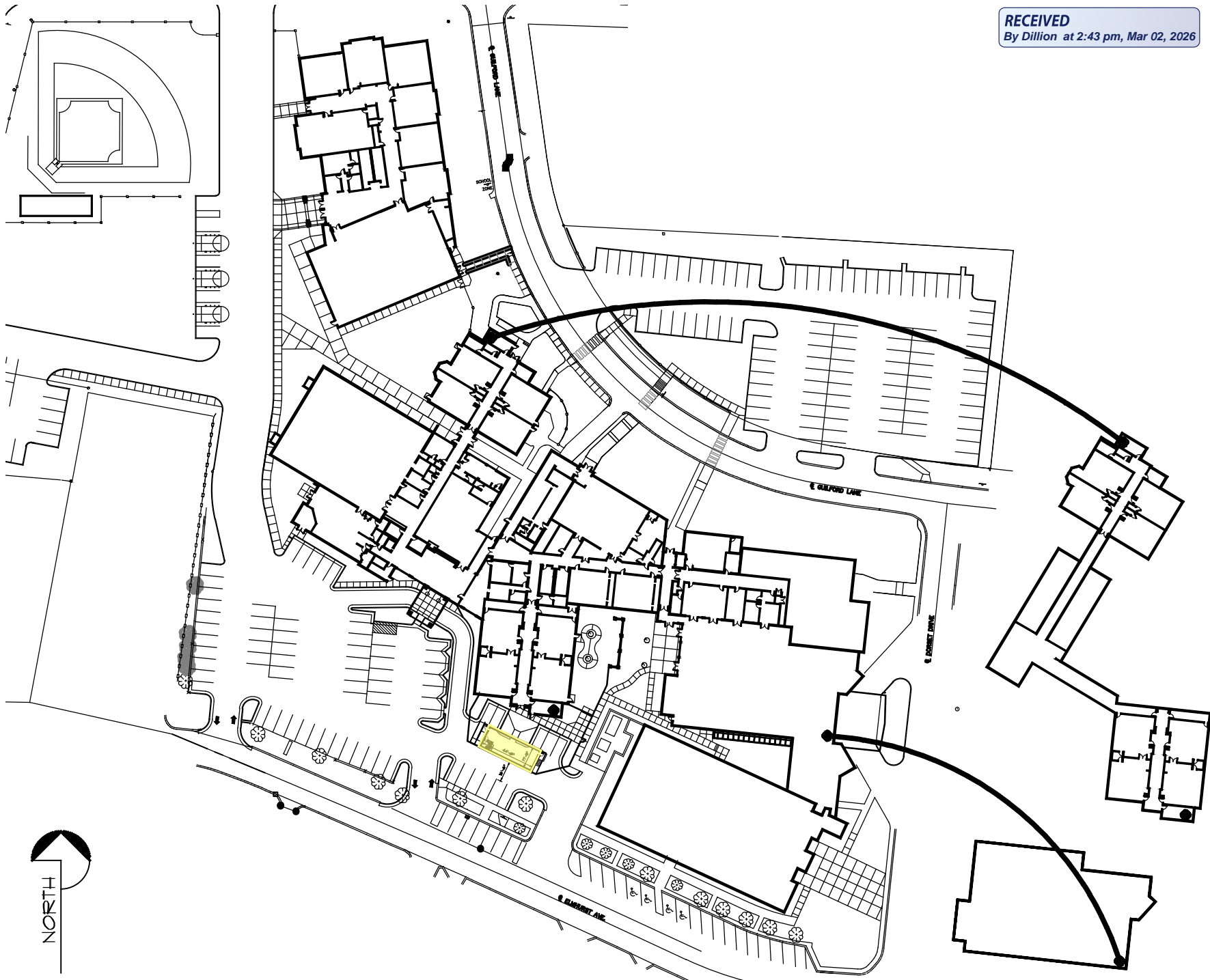
- I agree

Date 02/04/2026

Signature 

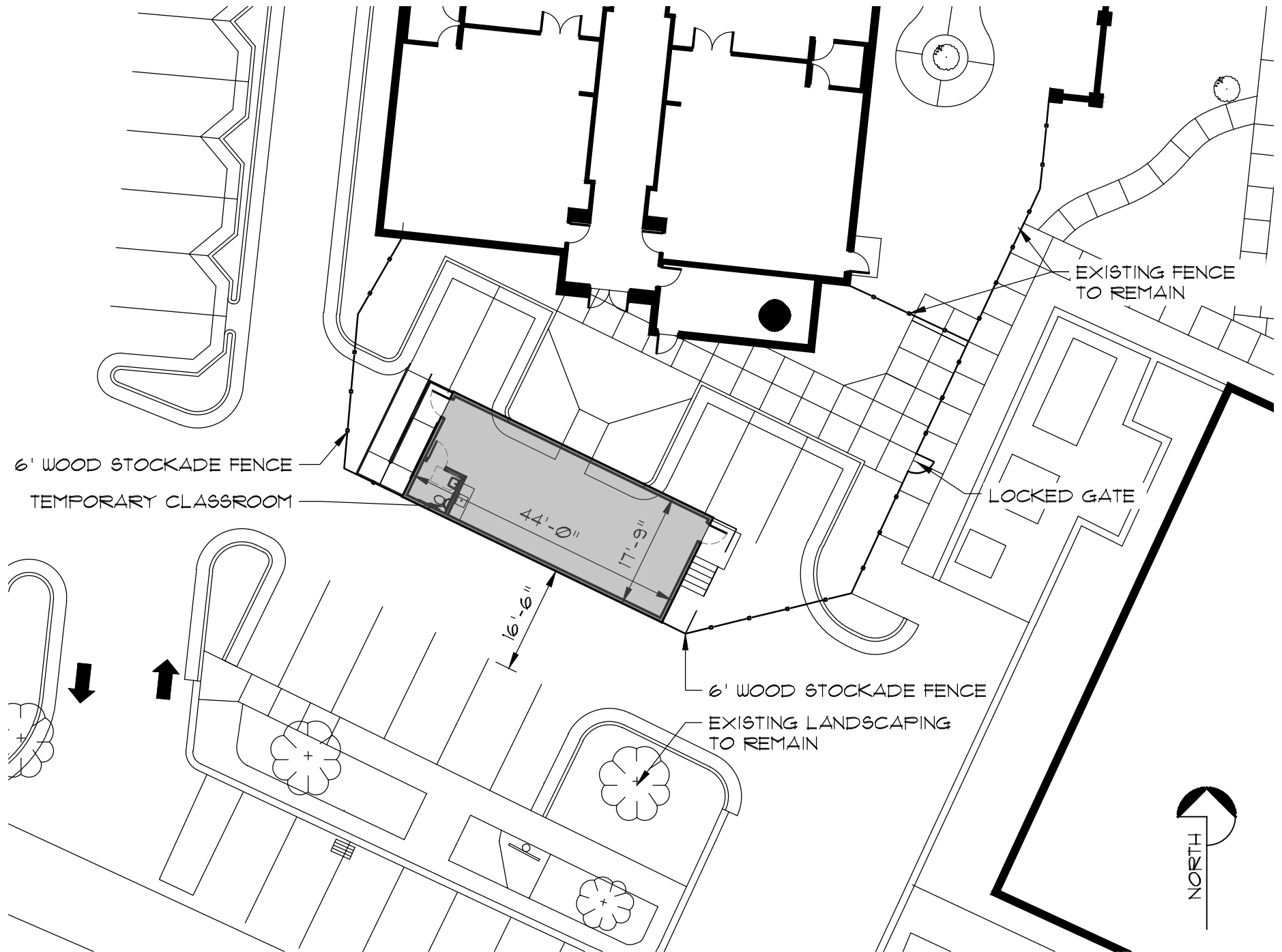
Applicant's Full Legal Name Phillip D Fitzgerald

Signatory Party's Title if Applicant is a Legal Entity Architect



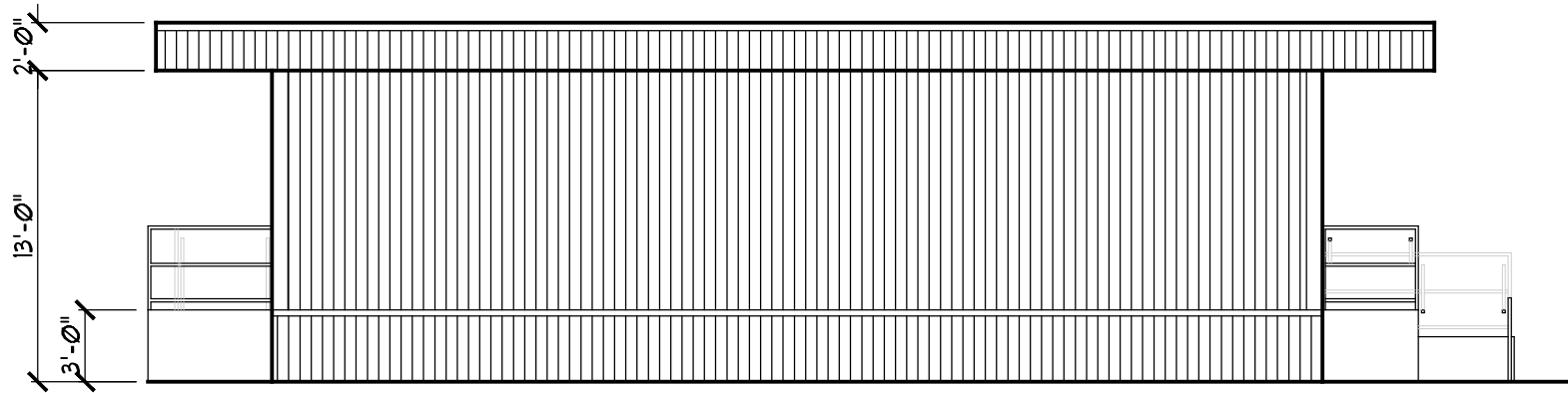
CHRIST THE KING
OKLAHOMA CITY, OK

OVERALL SITE PLAN
1"=100'-0"

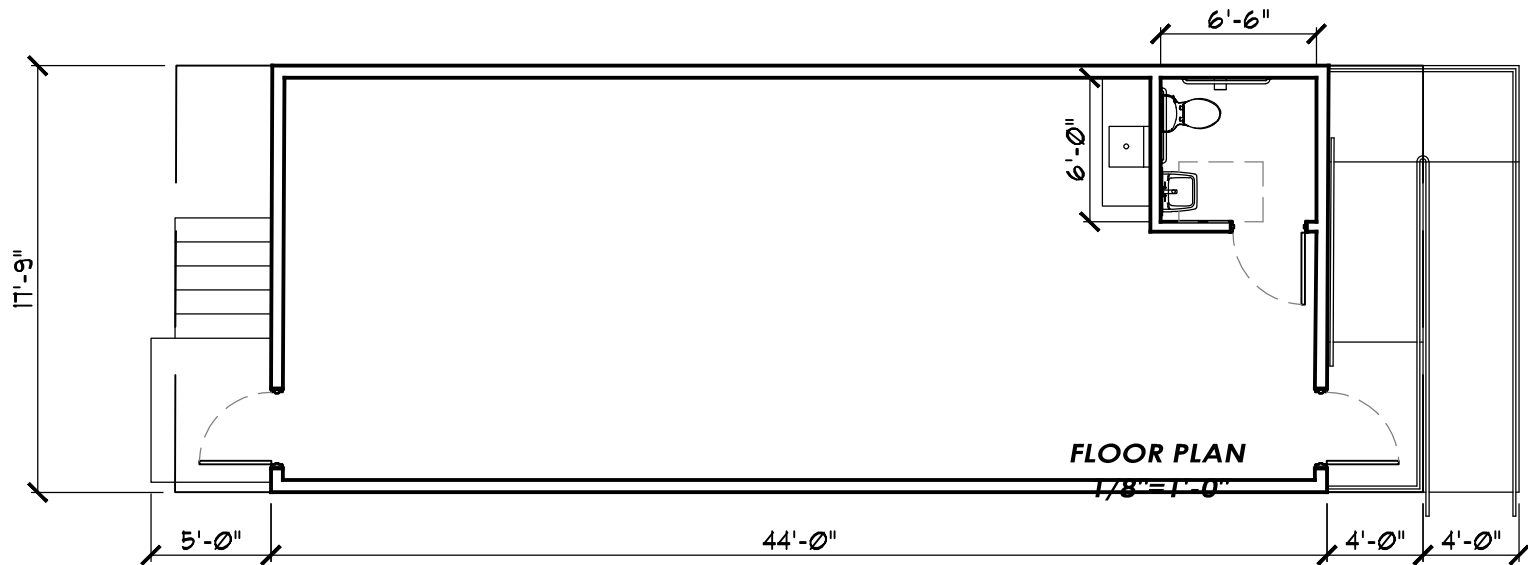


CHRIST THE KING
 OKLAHOMA CITY, OK

SITE PLAN
 1"=20'-0"



ELEVATION
1/8"=1'-0"



FLOOR PLAN
1/8"=1'-0"

CHRIST THE KING

OKLAHOMA CITY, OK











Larry Stein Oklahoma County Assessor's Office



Ownership Radius Report

This Official Report is for Account Number R169841760 and is a **300-foot** radius from the outside of the polygon.

DIGITAL COPIES ARE NOT PROVIDED BY THIS OFFICE.

If the minimum number of different owners was not reached from the initial search the radius for this report was extended by 100-foot increments until the required number of different owners is included, or the maximum distance has been met. This report does not constitute a legal survey or document. Definitive descriptions of real property and ownership can be obtained from the official recorded documents in the Oklahoma County Clerk's Office.

The Official Certified Radius Report will expire 30 days from the date of creation stamp and seal.

If you need a digital reproduction of this report, please call the mapping department of the Assessor's office for instructions on how to use the website.

STATE OF OKLAHOMA }
COUNTY OF OKLA }

I, the duly elected, qualified and acting
County Assessor, in and for the County
and State aforesaid, do hereby certify that
the within and foregoing is a full, true and
complete copy of 300 ft radius report

found in the office of the County Assessor
on the 4th day of Feb, 2026

Given under my hand and official seal this
4th day of Feb, 2026

County Assessor
K Stroyer Deputy

Oklahoma County Assessor's
300ft Radius Report
2/4/2026

accountno	name1	name2	name3	mailingaddress1	city	state	zipcode	subname	block	lot	legal	location
R169841760	CHRIST KING PARISH OKLA CITY OKLA			8005 DORSET DR	NICHOLS HILLS	OK	73120	NICHOLS HILLS WILSHIRE	104	0	NICHOLS HILLS WILSHIRE 104 000 LOTS 6 7 & 8 EXEMPT	8005 DORSET DR NICHOLS HILLS
R134547500	COAKLEY PAUL S ARCHBISHOP	FBO CHRIST THE KING CHURCH INC		PO BOX 20508	OKLAHOMA CITY	OK	73156	UNPLTD PT SEC 31 13N 3W	0	0	UNPLTD PT SEC 31 13N 3W BLK 000 LOT 000 PT SW4 SEC 31 13N 3W BEG 614.11FT N & 65.8FT WLY FROM SE/C OF SW4 TH NELY229.28FT NW90FT SWLY224.70FT SELY110FT TO BEG OR TR 7	2009 ELMHURST AVE OKLAHOMA CITY
R169841735	MCGUINNESS EUGENE E	BISHOP OF OKLA		2205 1ST NATL BLDG	OKLAHOMA CITY	OK	0	NICHOLS HILLS WILSHIRE	104	1	NICHOLS HILLS WILSHIRE 104 001 EXEMPT	1904 GUILFORD LN NICHOLS HILLS
R169841740	MCGUINNESS EUGENE J			PO BOX 32180	OKLAHOMA CITY	OK	73123	NICHOLS HILLS WILSHIRE	104	0	NICHOLS HILLS WILSHIRE 104 000 LOT 2 EXEMPT	1906 GUILFORD LN NICHOLS HILLS
R251318500	BELTRAN EUSEBIUS J ARCHBISHOP OF	ARCHDIOCESE OF OKLAHOMA CITY		PO BOX 32180	OKLAHOMA CITY	OK	73123-0380	BRITTON TOWNSHIP	03W	31	BRITTON TOWNSHIP 03W 031 PT SW4 SEC 31 13N 3W BEG 834.27FT N OF SE/C SW4 TH NWLY237FT TO GREYSTONE AVE TH NLY ALONG E LINE OF SD AVE 267.83FT TO S LINE OF GUILFORD LANE TH ELY162FT TO E LINE SW4 TH S TO BEG	8300 GREYSTONE AVE UNINCORPORATED
R169841745	BELTRAN EUSEBIUS J ARCHBISHOP	OF THE ARCHDIOCESE OKLA CITY		PO BOX 32180	OKLAHOMA CITY	OK	73123-0380	NICHOLS HILLS WILSHIRE	104	3	NICHOLS HILLS WILSHIRE 104 003	1908 GUILFORD LN NICHOLS HILLS
R169841705	BELTRAN EUSEBIUS J ARCHBISHOP	OF OKLAHOMA CITY	C/O CHRIST THE KING CHURCH	8005 DORSET DR	OKLAHOMA CITY	OK	73156	NICHOLS HILLS WILSHIRE	103	1	NICHOLS HILLS WILSHIRE 103 001	1900 ELMHURST AVE NICHOLS HILLS
R134547000	NORIEGA JORGE F & HELEN M CO TRS	NORIEGA FAMILY TRUST		2006 ELMHURST AVE	OKLAHOMA CITY	OK	73120	UNPLTD PT SEC 31 13N 3W	0	0	UNPLTD PT SEC 31 13N 3W 000 000 PT SW4 SEC 31 13N 3W BEG 296.82FT N OF SE/C SW4 TH WLY119.23FT NELY251.6FT SELY89.53FT S243.98FT TO BEG OR TR 6 IN SE/C SW4	2006 ELMHURST AVE OKLAHOMA CITY
R134546500	TE CHARLES & LESLIE TRS	CLT TRUST		2008 ELMHURST AVE	NICHOLS HILLS	OK	73120-4722	UNPLTD PT SEC 31 13N 3W	0	0	UNPLTD PT SEC 31 13N 3W 000 000 PT SW4 SEC 31 13N 3W BEG 554.11FT N & 90.8FT WLY FROM SE/C SW4 TH SWLY258.54FT W100FT NELY259.88FT ELY100FT TO BEG OR TR 5 OF SE/C OF SW4	2008 ELMHURST AVE OKLAHOMA CITY
R169841710	BUSH CRAIG E & RHONDA K			1902 ELMHURST AVE	NICHOLS HILLS	OK	73120	NICHOLS HILLS WILSHIRE	103	2	NICHOLS HILLS WILSHIRE 103 002	1902 ELMHURST AVE NICHOLS HILLS
R169841715	BROWN M DIANNE SUCC TRS ETAL	BROWN DOLORES A REV TRUST		1904 ELMHURST AVE	OKLAHOMA CITY	OK	73120-4720	NICHOLS HILLS WILSHIRE	103	3	NICHOLS HILLS WILSHIRE 103 003	1904 ELMHURST AVE NICHOLS HILLS

Oklahoma County Assessor's
300ft Radius Report
2/4/2026

R169841720	REYES FERGUSON RAMON S			1906 ELMHURST AVE	OKLAHOMA CITY	OK	73120-4720	NICHOLS HILLS WILSHIRE	103	4	NICHOLS HILLS WILSHIRE 103 004	1906 ELMHURST AVE NICHOLS HILLS
R169841150	MEDLEY NORA R TRS	MEDLEY NORA RAPP REV TRUST		1817 ELMHURST AVE	NICHOLS HILLS	OK	73120	NICHOLS HILLS WILSHIRE	100	28	NICHOLS HILLS WILSHIRE 100 028	1817 ELMHURST AVE NICHOLS HILLS
R169841145	MERRILL JAMES A & JOAN E			1816 GUILFORD LN	NICHOLS HILLS	OK	73120-4731	NICHOLS HILLS WILSHIRE	100	27	NICHOLS HILLS WILSHIRE 100 027	1816 GUILFORD LN NICHOLS HILLS
R169841725	PLATER D FRANK JR			610 COLCORD DR, Unit 200	OKLAHOMA CITY	OK	73102	NICHOLS HILLS WILSHIRE	103	5	NICHOLS HILLS WILSHIRE 103 005	1908 ELMHURST AVE NICHOLS HILLS
R169841730	PLATER D FRANK JR			610 COLCORD DR, Unit 200	OKLAHOMA CITY	OK	73102	NICHOLS HILLS WILSHIRE	103	6	NICHOLS HILLS WILSHIRE 103 006	1910 ELMHURST AVE NICHOLS HILLS
R169841300	ARCHBISHOP OF ARCHDIOCESE	OF OKLAHOMA CITY						NICHOLS HILLS WILSHIRE	101	0	NICHOLS HILLS WILSHIRE BLK 101 LOT 000 LOTS 42 THRU 51 EX PT OF LT 51 BEG SE/C LT 51 TH WLY4.44FT NELY166.51FT ELY3.48FT SWLY166.72FT TO BEG	0 UNKNOWN NICHOLS HILLS
R169841350	MCNAMARA JOHN P & SUSAN E CO TRS	MCNAMARA FAMILY TRUST		1821 GUILFORD LN	NICHOLS HILLS	OK	73120	NICHOLS HILLS WILSHIRE	101	0	NICHOLS HILLS WILSHIRE BLK 101 LOT 000 LOTS 52 53 & 54 & PT OF LOT 51 BEG SE/C LT 51 TH WLY4.44FT NELY166.51FT ELY3.48FT SWLY166.72FT TO BEG	1821 GUILFORD LN NICHOLS HILLS
R169841040	THOMASSON ROBERT E			1816 ELMHURST AVE	NICHOLS HILLS	OK	73120-4718	NICHOLS HILLS WILSHIRE	99	9	NICHOLS HILLS WILSHIRE 099 009	1816 ELMHURST AVE NICHOLS HILLS
R134548000	COAKLEY PAUL S ARCHBISHOP OF OKC FBO	CHRIST THE KING CHURCH		PO BOX 20508	OKLAHOMA CITY	OK	73156	UNPLTD PT SEC 31 13N 3W	0	0	UNPLTD PT SEC 31 13N 3W 000 000 PT SW4 SEC 31 13N 3W BEG 614.11FT N & 175.8FT WLY FROM SE/C SW4 TH WLY24.07FT WLY ALONG A CURVE RIGHT 80.98FT NE46.16FT NELY ON A CURVE RIGHT 130.59FT ELY106.45FT SWLY171.64FT TO BEG CONT .42ACRS MORE OR LESS	2011 ELMHURST AVE OKLAHOMA CITY
R134548010	BELTRAN EUSEBIUS J ARCHBISHOP OF	ARCHDIOCESE OF OKLAHOMA CITY		PO BOX 32180	OKLAHOMA CITY	OK	73123-0380	UNPLTD PT SEC 31 13N 3W	0	0	UNPLTD PT SEC 31 13N 3W 000 000 PT SW4 SEC 31 13N 3W BEG 614.11FT N & 199.87FT WLY & 80.98FT WLY ON A CURVE & 46.16FT NE & 130.59FT NELY ON A CURVE FROM SE/C SW4 TH NELY ON A CURVE RIGHT 83.11FT SELY105FT SWLY73.04FT WLY106.45FT TO BEG CONT .19ACRS MORE OR LESS	0 UNKNOWN OKLAHOMA CITY

Oklahoma County Assessor's
300ft Radius Report
2/4/2026

R134546000	FOUR HOLDINGS LIV TRUST			2010 ELMHURST AVE	NICHOLS HILLS	OK	73120-4722	UNPLTD PT SEC 31 13N 3W	0	0	UNPLTD PT SW4 SEC 31 13N 3W BEG AT A P T E LINE OF GREYSTONE 286FT N OF WILSHIRE BLVD TH NLY 231.16FT TO A PT OF TANGENT NELY31.52FT ELY100FT SWLY256.2FT W100FT TO BEG OR TR 4 IN SE/C OF SW4	2010 ELMHURST AVE OKLAHOMA CITY	
R169841750	REED VICTOR J BISHOP			1521 N HUDSON AVE	OKLAHOMA CITY	OK	73013	NICHOLS HILLS WILSHIRE		104	0	NICHOLS HILLS WILSHIRE 104 000 LOT 4 EXEMPT	1910 GUILFORD LN NICHOLS HILLS
R169841295	CLARK WILLIAM M & LINDA C TRS	CLARK TRUST		1830 COVENTRY LN	NICHOLS HILLS	OK	73120-4704	NICHOLS HILLS WILSHIRE		101	41	NICHOLS HILLS WILSHIRE 101 041	1830 COVENTRY LN NICHOLS HILLS
R169841290	MORDY NATALY LYNN			1826 COVENTRY LN	NICHOLS HILLS	OK	73120-4704	NICHOLS HILLS WILSHIRE		101	0	NICHOLS HILLS WILSHIRE 101 000 LOTS 37 THRU 40	1826 COVENTRY LN NICHOLS HILLS
R169841360	JCM ENTERPRISES LLC			PO BOX 720876	NORMAN	OK	73070	NICHOLS HILLS WILSHIRE		101	0	NICHOLS HILLS WILSHIRE 101 000 LOTS 55 56 & 57	1819 GUILFORD LN NICHOLS HILLS
R169841155	HENDERSON ROBIN D & MELISSA CO TRS	HENDERSON JOINT REV TRUST		1815 ELMHURST AVE	NICHOLS HILLS	OK	73120-4717	NICHOLS HILLS WILSHIRE		100	29	NICHOLS HILLS WILSHIRE 100 029	1815 ELMHURST AVE NICHOLS HILLS
R169841135	BOYLE DANNY	NGUYEN JOSEPHINA		1814 GUILFORD LN	NICHOLS HILLS	OK	73120-4731	NICHOLS HILLS WILSHIRE		100	0	NICHOLS HILLS WILSHIRE 100 000 LOTS 24 25 & 26	1814 GUILFORD LN NICHOLS HILLS
R169841280	RIDLEY FRED ALLEN III TRS	RIDLEY FAMILY TRUST		1824 COVENTRY LN	NICHOLS HILLS	OK	73120-4704	NICHOLS HILLS WILSHIRE		101	0	NICHOLS HILLS WILSHIRE 101 000 LOTS 34 35 & 36	1824 COVENTRY LN NICHOLS HILLS
R169841035	TULLOS HUGH S III & ROBBIE H			1814 ELMHURST AVE	NICHOLS HILLS	OK	73120-4718	NICHOLS HILLS WILSHIRE		99	8	NICHOLS HILLS WILSHIRE 099 008	1814 ELMHURST AVE NICHOLS HILLS
R169841755	SALATKA CHARLES A ARCHBISHOP	OF THE ARCHDIOCESE		PO BOX 20508	OKLAHOMA CITY	OK	73156-0508	NICHOLS HILLS WILSHIRE		104	5	NICHOLS HILLS WILSHIRE 104 005	1912 GUILFORD LN NICHOLS HILLS
R169841365	WOMBLE THOMAS P & ELIZABETH			1817 GUILFORD LN	NICHOLS HILLS	OK	73120-4730	NICHOLS HILLS WILSHIRE		101	0	NICHOLS HILLS WILSHIRE 101 000 LOTS 58 59 & 60	1817 GUILFORD LN NICHOLS HILLS
R169841270	WEIR SHEA			1822 COVENTRY LN	NICHOLS HILLS	OK	73120-4704	NICHOLS HILLS WILSHIRE		101	0	NICHOLS HILLS WILSHIRE 101 000 LOTS 31 32 & 33	1822 COVENTRY LN NICHOLS HILLS
R169841255	PARKS PHILLIP M	PARKS LINDSAY J		1820 COVENTRY LN	OKLAHOMA CITY	OK	73120	NICHOLS HILLS WILSHIRE		101	0	NICHOLS HILLS WILSHIRE 101 000 W12 1/2FT LOT 27 & ALL 28 29 & 30	1820 COVENTRY LN NICHOLS HILLS

Oklahoma County Assessor's
300ft Radius Report
2/4/2026

R134542600	MARTIN JEFFREY H & JANICE L			2501 W WILSHIRE BLVD	OKLAHOMA CITY	OK	73116-4119	UNPLTD PT SEC 31 13N 3W	0	0	UNPLTD PT SEC 31 13N 3W 000 000 PT OF SEC 31 13N 3W BEG AT A PT ON N LINE OF WILSHIRE BLVD 295.7FT E OF W LINE OF SE4 TH N2DEG 01MIN E203.4FT S84DEG 55MIN E114FT S6DEG W200FT TO N LINE OF WILSHIRE BLVD TH WLY 100FT TO BEG OR TR 4 OF W 1/2 OF SE4	2501 W WILSHIRE BLVD OKLAHOMA CITY
R134542400	THARP WILLIAM DAVID & LORRIE A			2509 W WILSHIRE BLVD	OKLAHOMA CITY	OK	73116	UNPLTD PT SEC 31 13N 3W	0	0	UNPLTD PT SEC 31 13N 3W PT OF SEC 31 13N 3W BEG AT A PT ON N LINE OF WILSHIRE BLVD 195.7FT E OF W LINE OF SE4 TH N208FT S84DEG 55MIN E107.3FT S2DEG 01MIN W203.4FT TO N LINE OF WILSHIRE BLVD TH WLY 100FT TO BEG OR TR 3 OF W 1/2 OF SE4	2509 W WILSHIRE BLVD OKLAHOMA CITY
R169841045	ALEXANDER BOBBY	ALEXANDER BRENDA		1819 W WILSHIRE BLVD	NICHOLS HILLS	OK	73116-4115	NICHOLS HILLS WILSHIRE	99	10	NICHOLS HILLS WILSHIRE 099 010	1819 W WILSHIRE BLVD NICHOLS HILLS
R169841125	EDGE WENEVA L & MARK C TRS	EDGE WENEVA L TRUST		1812 GUILFORD LN	NICHOLS HILLS	OK	73120-4731	NICHOLS HILLS WILSHIRE	100	0	NICHOLS HILLS WILSHIRE 100 000 LOTS 21 & 23 & PT BLK 100 BEG NW/C LOT 21 TH W25FT S160.52FT E25FT TO SW/C LOT 21 N160.91FT TO BEG	1812 GUILFORD LN NICHOLS HILLS
R134542200	BROWN R COOPER 2017 TRUST	BROWN JENNIFER A 2017 TRUST		2517 W WILSHIRE BLVD	NICHOLS HILLS	OK	73116	UNPLTD PT SEC 31 13N 3W	0	0	UNPLTD PT SEC 31 13N 3W 000 000 PT SE4 SEC 31 13N 3W BEG AT A PT ON N LINE OF WILSHIRE BLVD 95.7FT E OF W LINE OF SE4 N233.68FT SE70FT ELY34.7FT S208FT N LINE OF WILSHIRE BLVD WLY100FT TO BEG OR TR 2 OF W 1/2 OF SE4	2517 W WILSHIRE BLVD OKLAHOMA CITY
R087341140	DILLARD LAURA IRREV TRUST			1000 CENTURY BLVD	OKLAHOMA CITY	OK	73110-7961	NICHOLS HILLS SUBURBAN TR	102	15	NICHOLS HILLS SUBURBAN TR 102 015	2601 ELMHURST AVE OKLAHOMA CITY
R169841240	MARLIN JOHN HENRY			PO BOX 21594	OKLAHOMA CITY	OK	73156-1594	NICHOLS HILLS WILSHIRE	101	0	NICHOLS HILLS WILSHIRE 101 000 W18 3/4FT LOT 24 & ALL LOT 25 AND 26 & E12 1/2FT LOT 27	1818 COVENTRY LN NICHOLS HILLS
R087341160	DKG HOLDINGS LLC			3000 W MEMORIAL RD UNIT 123-207	OKLAHOMA CITY	OK	73120	NICHOLS HILLS SUBURBAN TR	102	16	NICHOLS HILLS SUBURBAN TR 102 016	2600 GUILFORD LN OKLAHOMA CITY
R087340560	EARLEY JAMES R TRUST			2600 ELMHURST AVE	OKLAHOMA CITY	OK	73120-4531	NICHOLS HILLS SUBURBAN TR	101	0	NICHOLS HILLS SUBURBAN TR 101 000 LOT 26 EX W82FT	2600 ELMHURST AVE OKLAHOMA CITY

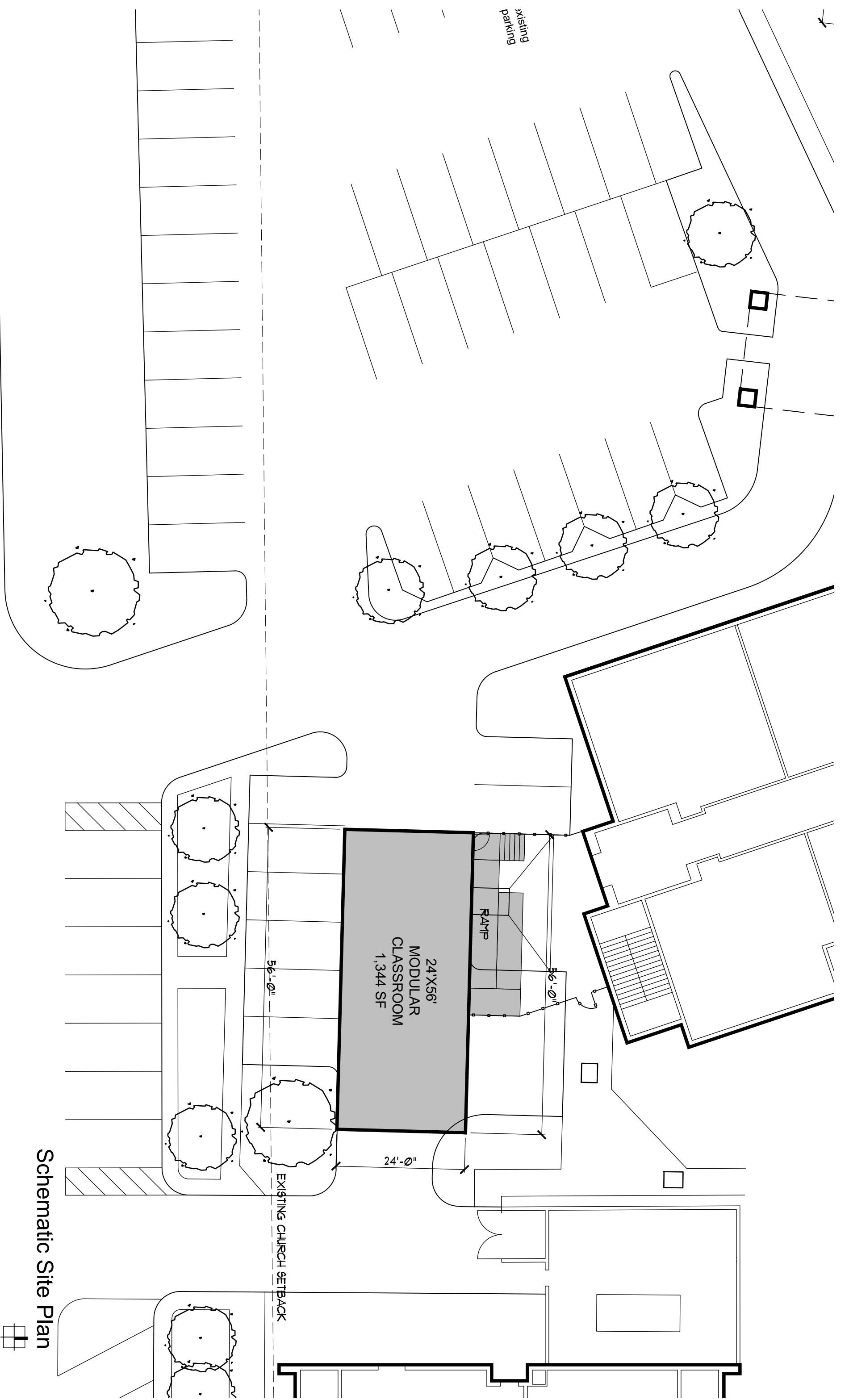
Oklahoma County Assessor's
300ft Radius Report
2/4/2026

R134542000	BROWN MICHAEL CHARLOTTE	BROWN CHARLOTTE		2525 W WILSHIRE BLVD	OKLAHOMA CITY	OK	73116	UNPLTD PT SEC 31 13N 3W	0	0	UNPLTD PT SEC 31 13N 3W BEG 30.82FT N OF SW/C SE4 TH N264.58FT SE102.2FT S233.68FT WLY95.7FT TO BEG PLUS A TR BEG 30.82FT N OF SE/C SW4 TH N264.58FT NW4.6FT S266FT ELY4.3FT TO BEG	2525 W WILSHIRE BLVD OKLAHOMA CITY
R169841160	FORD DARREN M & MEREDITH L REV TRUST			1813 ELMHURST AVE	NICHOLS HILLS	OK	73120-4717	NICHOLS HILLS WILSHIRE	100	30	NICHOLS HILLS WILSHIRE 100 030	1813 ELMHURST AVE NICHOLS HILLS
R169841030	HUFF ASHLEY & JILL			1812 ELMHURST AVE	NICHOLS HILLS	OK	73120-4718	NICHOLS HILLS WILSHIRE	99	7	NICHOLS HILLS WILSHIRE 099 007	1812 ELMHURST AVE NICHOLS HILLS
R134544500	HAVRILLA EDWARD J TRS	ALLEN ROBIN JOY TRS	HAVRILLA ALLEN REVOCABLE TRUST	2533 W WILSHIRE BLVD	OKLAHOMA CITY	OK	73116-4119	UNPLTD PT SEC 31 13N 3W	0	0	UNPLTD PT SEC 31 13N 3W 000 000 PT OF SEC 31 13N 3W BEG ON N LINE OF WILSHIRE BLVD 32.55FT N & 114.3FT W OF SE/C OF SW4 TH N266FT ELY110FT S266FT TO WILSHIRE BLVD WLY 110FT TO BEG OR TR 1 OF SW4	2533 W WILSHIRE BLVD OKLAHOMA CITY
R169841370	TRAN VICTORIA LE			1815 GUILFORD LN	NICHOLS HILLS	OK	73120	NICHOLS HILLS WILSHIRE	101	0	NICHOLS HILLS WILSHIRE 101 000 LOTS 61 62 63 & W5FT 64	1815 GUILFORD LN NICHOLS HILLS
R169841050	JACOBS BOBBY REED			1817 W WILSHIRE BLVD	NICHOLS HILLS	OK	73116-4115	NICHOLS HILLS WILSHIRE	99	11	NICHOLS HILLS WILSHIRE 099 011	1817 W WILSHIRE BLVD NICHOLS HILLS

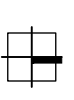




existing
parking



Schematic Site Plan



Published in _____ on _____, 2026

ORDINANCE NO. _____

AN ORDINANCE AMENDING THE NICHOLS HILLS CITY CODE REGARDING BASKETBALL GOALS; REPEALING ALL CONFLICTING ORDINANCES OR PARTS OF ORDINANCES; PROVIDING FOR SEVERABILITY; AND DECLARING AN EMERGENCY.

EMERGENCY ORDINANCE

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF NICHOLS HILLS, OKLAHOMA:

Section 1. Section 50-3 of the Nichols Hills City Code is hereby amended, with new language underlined, to wit:

Sec. 50-3. Definitions.

The following words, terms and phrases, when used in this Chapter, shall have the meanings ascribed to them in this Section, except where the context clearly indicates a different meaning:

Accessory Structure means a Structure that is less than 650 square feet and that is incidental, appropriate, and subordinate to the principal use of the Building or land located on the same Lot. Basketball goals installed on residential driveways are not Accessory Structures.

Section 2. Section 50-187 of the Nichols Hills City Code is hereby amended, with new language underlined, to wit:

Sec. 50-187. Sports Courts.

- (a) Sports Courts are Accessory Structures that are allowed only in the E-1 Estate District, the E-2 Urban Estate District, and the U-4 Church District by Conditional Use Permit. Sports Courts are prohibited in all other Zoning Districts. A single basketball goal installed on or against a residential driveway is exempt from Conditional Use Permit requirements.

Section 3. All ordinances or parts of ordinances in conflict herewith are, to the extent of such conflict, hereby repealed.

Section 4. The provisions of this ordinance are severable and if any part or provision hereof shall be adjudged invalid by any court of competent jurisdiction, such adjudication shall not affect or impair any of the remaining parts or provisions hereof.

Section 5. EMERGENCY SECTION. WHEREAS, in the judgment of the Council it is necessary for the immediate preservation of the peace, health, welfare, and safety of the City of Nichols Hills, Oklahoma, and of the inhabitants thereof that the provisions of this ordinance be put into full force and effect immediately, and therefore an emergency is hereby declared to exist by reason whereof this ordinance shall take effect and be in full force from and after its passage as provided by law.

PASSED by the Council of the City of Nichols Hills, Oklahoma, on the ____ day of _____, 2026.

APPROVED by the Mayor of the City of Nichols Hills, Oklahoma, on the _____ day of _____, 2026.

ATTEST:

Mayor

City Clerk

Reviewed as to Form and Legality:

City Attorney