



City of Bixby Planning Commission Meeting Agenda

Monday, November 20, 2023

6:00 PM

**Municipal Building
116 W. Needles Ave., Bixby,
OK 74008**

Call to Order

Chairman

Roll Call

Secretary

Consent Agenda

- 1) Approval of the Minutes from October 16, 2023 Regular Planning Commission Meeting.

Public Hearings

- 2) Discussion and possible approval of Bixby Preliminary Plat (B.X.P.T.) number 23.17, for South County Industrial Park, 70 acres, containing eleven (11) lots, two (2) blocks, and two (2) reserve areas, in Section 16, Township 17 North, Range 13 East, located One-half (1/2) mile North of 151st Street South and West of Kimberly Clark Place.
- 3) Discussion and possible approval of Bixby Conditional Final Plat (B.X.P.T.) number 23.16, for Haikey Creek Estates, Blocks 1-7, 44.30 acres, containing sixty-eight (68) lots, seven (7) blocks, and four (4) reserve areas, in Section 07, Township 17 North, Range 14 East, located South of East 131st Street South and East of Mingo Road, 13500 Block of Mingo Road.
- 4) Discussion and possible approval of Bixby Final Plat (B.X.P.T.) number 23.15, for City West Complex, 16 acres, containing one (1) lot, one (1) block, and three (3) reserve areas, in Section 15, Township 17 North, Range 13 East, located approximately 200 feet West of the Northwest corner of East 151st Street South and South Sheridan Road.

- 5) Discussion and possible approval of Bixby Zoning (B.X.Z.O) number 23.11, Rezoning for The Performing Arts Center, a proposed amendment to a zoning district in the City of Bixby, from Commercial Heavy (C.H.) and Residential Single-family (R.S.-3) to Commercial Heavy (C.H.), the property contains 13.71 acres in Section 24, Township 17 North, Range 13 East, located on the block South of East Dawes Avenue, and North of East Breckenridge Avenue, and East of North Montgomery Street, West of North Stanley Street.
- 6) Discussion and possible approval of Bixby Specific Use Permit (B.X.S.U.P.) number 23.05, for Bixby Public Schools containing 4.36 acres in Section 24, Township 17 North, Range 13 East, located at 23 South Riverview Drive.
- 7) Discussion and possible approval of Bixby Zoning (B.X.Z.O) number 23.13, Rezoning for 116 and 114 Development, a proposed amendment to a zoning district in the City of Bixby, from Residential Single Family (R.S.-3), to Commercial Heavy (C.H.) to allow for a Commercial Mixed Use Development, in Section 24, Township 17 North, Range 13 East, located at 114 East Breckenridge Aveune.
- 8) Discussion and possible approval of Bixby Planned Unit Development (B.X.P.U.D) number 23.05 , for 116 and 114 Development, in Section 24, Township 17 North, Range 13 East, located at 114 East Breckenridge Avenue.
- 9) Discussion and possible approval of Bixby Zoning (B.X.Z.O.) number 23.12, Rezoning for Christian Brothers Automotive, a proposed amendment to a zoning district in the City of Bixby, from Office Light (O.L.) to Commercial Shopping (C.S.), contains 1.11 acres in Section 1, Township 18 North, Range 13 East, located at 8250 East 121st Street.
- 10) Discussion and possible approval of Bixby Planned Unit Development (P.U.D. 81, Major Amendment No. 5), for Christian Brothers Automotive, a proposed amendment to the P.U.D. to the zoning district in the City of Bixby, from Office Light (O.L.) to Commercial Shopping (C.S.), contains 1.11 acres in Section 1, Township 18 North, Range 13 East, located at 8250 East 121st Street.
- 11) Discussion and possible approval of Bixby Specific Use Permit (B.X.S.U.P.) number 23.06, Specific Use Permit for Christian Brothers Automotive, containing 1.11 acres in Section 1, Township 18 North, Range 13 East, located at 8250 East 121st Street.

- 12) Discussion and possible approval of Bixby Specific Use Permit (B.X.S.P.) number 23.16, Site Plan for Christian Brothers Automotive, containing 1.11 acres in Section 1, Township 18 North, Range 13 East, located at 8250 East 121st Street.

Old Business

New Business

Adjourn

Adjourn

Notice of Posting

This Notice and Agenda was posted on the bulletin board the 17th day of November, 2023, at or before 6:00 p.m., at City Hall, 116 W. Needles Bixby, Oklahoma.

Respectfully Submitted

Gwen Plante, Assistant City Planner

Persons who require special accommodation to participate in this meeting should contact Assistant City Planner Gwen Plante:: 116 West Needles Avenue, Bixby, Oklahoma, 918-366-4430 or via Email: gplante@bixbyok.gov as far in advance as possible and preferably at least 48- hours before the date of the meeting. Persons using a TDD may contact OKLAHOMA RELAY at 1-800-722-0353 and voice calls should be made to 1-800-522-8506 to communicate via telephone with hearing telephone users and vice versa.