

City of Choctaw
Regular Planning Commission Meeting
May 2, 2019 @ 7:00pm
Choctaw City Hall, 2500 N Choctaw Road
Choctaw, Oklahoma 73020

MINUTES

1. Call to Order by **Chair Chris Jordan @ 7:00 p.m.**
2. Invocation and Pledge of Allegiance given by **Chris Jordan.**
3. **Roll Call:**
 - 7 **Present:** **Leonard Szopinski; Jared Kobyluk; Chris Jordan; Matt DeToy; Bobby Pearce; Larry Morgan; Phillip Bradshaw**
 - 1 **Absent:** **Michael Ray**

Staff: **Chad Denson, City Planner**
Amanda Valent, City Clerk
Amanda Thomas, Planner
Kevin Moore, Building Inspector
4. **Business Agenda:** The following items are hereby designated for discussion and consideration which requires individual action.
 - 4.1 A lot split application submitted by:
Applicant: Everett J. & Shelbi R. Hayes
Location: 1660 Timber Ridge Drive
Current Zoning: Rural Residential District (R-R)
Legal Description: UNPLTD PT SEC 30 12N 1E 000 000 PT NE4 SEC 30 12N 1E E/2 OF SW4 OF NE4 CONT 20 ACRS MORE OR LESS
Proposed # of Lots: Two (2)

Chad Denson, Development Director, reported the owners are requesting subdivision of the twenty (20) acre un-platted tract of land into two (2) platted tracts of land. Tract A contains an existing single family residence and construction of a new single family residential dwelling is proposed on Tract B. The applicant has dedicated a private sixty (60) foot cul-de-sac road easement for private and emergency vehicle use only. At this time the request is in compliance with the Master Comprehensive Plan. Dr. Jordan noted a road is not suited at this time as indicated no the Comp Plan due to the fact the number of citizens to be served. No objections were reported. MOTION BY Larry Morgan and SECOND BY Leonard Szopinski to approve the Lot Split as presented.

MOTION CARRIED:

**6 Ayes: Szopinski, Kobyluk, Jordan, DeToy, Pearce,
Morgan, Bradshaw**
0 Nays: None
1 Absent: Ray

4.2 Regular meeting minutes for April 4, 2019

MOTION BY Jared Kobyluk and SECOND BY Phillip Bradshaw to approve the minutes as presented.

MOTION CARRIED:

**6 Ayes: Szopinski, Kobyluk, Jordan, DeToy, Pearce,
Morgan, Bradshaw**
0 Nays: None
1 Absent: Ray

4.3 Work Session to work on Zoning Ordinance.

Mr. Denson reported the definitions as proposed in 2016 have been amended to provide a more clear understanding of items

listed in the zoning code. Discussion ensued on storage containers; their proposed use, what defines a storage container, anchoring of the unit during installation, inspections and permitting, and the zoning areas storage containers would be allowed. Permitting and work on language for temporary and permanent storage containers. Mr. Denson and staff will prepare an ordinance to incorporate the information from the Commission and will present a proposed ordinance at a future meeting.

- 5. Public Comments:** This agenda item is for public comments on city related non-agenda items. In accordance with State law, the Planning Commission Board Members and City Staff are not allowed to respond to any comments made. Preference will be given to Choctaw Citizens and NO formal action will be taken. Speakers are limited to 3 minutes for a total of 15 minutes.

None.

- 6. Commissioner/Staff Remarks:** This item is listed to provide an opportunity for the commissioners and/or staff to make comments and/or request specific agenda items. No action will be taken.

Mr. Denson stated he would like to see the proposed zoning ordinance and sign ordinance reach Council as soon as possible.

- 7. Adjournment:
Called @ 8:03 p.m.**

PLANNING COMMISSION

Dr. Chris Jordan, Chairman

ATTEST:

Amanda Valent, City Clerk