



DEVELOPMENT
SERVICES

AGENDA

PLANNING COMMISSION

The City of Yukon strives to accommodate the needs of all citizens, including those who may be disabled. If you would like to attend this Planning Commission meeting but find it difficult to do so because of a disability or architectural barrier, please contact City Hall at 354-6676. We will make a sincere attempt to resolve the problem. If you require a sign-language interpreter at the meeting, please notify City Hall, 501 W. Main, by 5 pm, July 15, 2016

DATE: JULY 18, 2016

MEETING TIME: 7:00 P.M.

PLACE: 12 S. 5th Street, Centennial Building

INVOCATION:

FLAG SALUTE:

ROLL CALL: Larry Taylor, Chairman
Robert Davis, Commissioner
Ed Hatley, Commissioner
Bill Baker, Commissioner

1. ITEM: APPROVAL OF THE MINUTES OF THE JUNE 13, 2016 MEETING
2. ITEM: VISITORS

3. ITEM: TO HEAR A REQUEST BY JOHN NAIL, JOHN NAIL CONSTRUCTION ON BEHALF OF THE CROSSEN FAMILY TRUST FOR A CURB CUT. CITY OF YUKON CODE ORDINANCE 406.5 (C) DRIVEWAYS USED FOR INGRESS AND EGRESS SHALL BE CONFINED TO AND SHALL NOT EXCEED TWENTY-FIVE (25) FEET IN WIDTH; EXCEEDING WIDTH BY APPROXIMATELY FIFTY-THREE (53) FEET, FOR A TOTALLY DRIVEWAY WIDTH OF SEVENTY-EIGHT (78) FEET. ADDRESS BEING 15301 W HWY 66 (APPROXIMATELY 898 FEET W OF N CIMARRON ROAD & HWY 66.

4. ITEM: TO HEAR A REQUEST BY ALLEN ENGINEERING SERVICES INC., ON BEHALF OF SALAZAR HOMES, INC., FOR A FINAL PLAT; A PART OF THE SOUTH HALF (S/2) OF BLOCK SIX (6) IN CHASE ADDITION TO THE CITY OF YUKON CANADIAN COUNTY, OKLAHOMA, BEING MORE PARTICULARLY DESCRIBED WITH METES AND BOUNDS AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF BLOCK NINE (9), CHASE ADDITION; THENCE NORTH 00°05' 28" EAST AS THE BASIS OF BEARING ON THE EAST LINE OF SAID BLOCK 9 A DISTANCE OF 311.20 FEET TO THE POINT OF BEGINNING; THENCE NORTH 89° 48' 36" WEST A DISTANCE OF 170.06 FEET; THENCE NORTH 00°05' 01" EAST A DISTANCE OF 155.61 FEET; THENCE SOUTH 89°48' 18" EAST A DISTANCE OF 170.08 FEET; THENCE SOUTH 00°05' 28" WEST A DISTANCE OF 155.60 FEET TO THE POINT OF BEGINNING; BETTER KNOWN AS 920 S 1ST S., YUKON, OK.

5. ITEM: TO HEAR A REQUEST BY CEDAR CREEK CONSULTING, INC., ON BEHALF OF MANISH PATEL/KP HOLDINGS LP/WEP LAND HOLDINGS LLC FOR A FINAL PLAT. A TRACT OF LAND LYING IN THE SOUTHWEST QUARTER (SW/4) OF SECTION TWENTY-NINE(29), TOWNSHIP TWELVE (12) NORTH, RANGE FIVE (5) WEST OF THE INDIAN MERIDIAN, CANADIAN COUNTY, OKLAHOMA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID SOUTHWEST QUARTER; THENCE NORTH 89°59' 58"EAST, ALONG THE SOUTH LINE OF SAID SOUTHWEST QUARTER, A DISTANCE OF 1,099.78 FEET; THENCE NORTH 00°00' 02" WEST A DISTANCE OF 50.00 FEET TO A POINT ON THE EASTERLY RIGHT OF WAY LINE OF WEST END POINTE DRIVE; THENCE EAST ALONG SAID EASTERLY RIGHT OF WAY LINE, THE FOLLOWING THREE (3) COURSES: NORTH 45°07' 38" WEST A DISTANCE OF 35.43 FEET; NORTH 00°15' 13" WEST A DISTANCE OF 1,027.06 FEET TO THE POINT OF BEGINNING; CONTINUING NORTH 00°15' 13" WEST A DISTANCE OF 45.00 FEET TO THE SOUTHWEST CORNER OF LOT 1, BLOCK 1, WEST END POINT ADDITION PHASE II SECTION 1 RECORDED IN BOOK 9 OF PLANTS, PAGE 95; THENCE ALONG THE SOUTHERLY LINE OF SAID LOT 2 THE FOLLOWING TWO (2) COURSES: NORTH 90°00' 00" EAST A DISTANCE OF

393.62 FEET; NORTH 31°30'07" EAST A DISTANCE OF 102.65 FEET TO THE MOST EASTERLY SOUTHEAST CORNER OF SAID LOT 1, ALSO BEING A POINT ON THE SOUTHWESTERLY LINE OF LOT 3 IN SAID BLOCK 1; THENCE SOUTH 55°29'32" EAST ALONG THE SOUTHWESTERLY LINE OF LOTS 3 AND 4 IN SAID BLOCK 1, A DISTANCE OF 233.92 FEET; THENCE SOUTH 90°00'00" WEST, PARALLEL WITH THE SOUTH LINE OF SAID LOT 1, A DISTANCE OF 639.82 FEET TO THE POINT OF BEGINNING.

AND

A TRACT OF LAND BEING A PART OF LOT ONE (1) BLOCK ONE (1), WEST END POINT ADDITION, PHASE II, SECTION 1, AN ADDITION TO THE CITY OF YUKON, CANADIAN COUNTY, OKLAHOMA, ACCORDING TO THE RECORDED PLAT THEREOF IN BOOK 9 OF PLATS PAGE 95, LYING IN THE SOUTHWEST QUARTER (SW/4) OF SECTION 29, TOWNSHIP 12 NORTH, RANGE 5 WEST OF THE INDIAN MERIDIAN, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 1; THENCE N00°15'13"W, ALONG THE WEST LINE OF SAID LOT 1, A DISTANCE OF 129.19 FEET; THENCE N90°00'00" E A DISTANCE OF 171.87 FEET; THENCE N34°30'28" E A DISTANCE OF 120.00 FEET TO A POINT ON THE EAST LINE OF SAID LOT 1; THENCE ALONG THE EASTERLY AND SOUTHERLY LINES OF LOT 1 THE FOLLOWING FOUR (4) COURSES: S56°12'53"E A DISTANCE OF 158.64 FEET; S55°29'32" E A DISTANCE OF 92.38 FEET TO THE MOST NORTHERLY SOUTHEAST CORNER OF SAID LOT 1; S31°30'07"W A DISTANCE OF 102.55 FEET TO THE MOST SOUTHERLY SOUTHEAST CORNER OF SAID LOT 1; S90°00'00"W A DISTANCE OF 393.62 FEET TO THE POINT OF BEGINNING (SAID LAND BEING IDENTIFIED AS LOT 1B, BLOCK 1, WEST END POINT ADDITION, PHASE II, SECTION 1 ON LOT SPLIT APPROVAL EXECUTED BY THE CITY OF YUKON AND CANADIAN COUNTY TAX ROLLS; BETTER KNOWN AS 1609 WEST END POINT DR. YUKON, OK.

6. ITEM: TO HEAR A REQUEST BY JOHN LIBBY, ROUTE 66 SURVEYING FOR A PRELIMINARY PLAT; BEING A TRACT OF LAND IN THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER ALL OF LOT ONE (1), BLOCK TWO (2), WEST ENT POINTE, SECTION 2 ADDITION, AN ADDITION TO THE CITY YUKON, CANADIAN COUNTY, OKLAHOMA, ACCORDING TO THE RECORDED PLAT THEREOF, ALSO LYING IN AND BEING A PART OF THE SOUTHWEST QUARTER (SW/4) OF SECTION 29, TOWNSHIP 12 NORTH, RANGE 5 WEST, I.M. CANADIAN COUNTY, OKLAHOMA, LESS AND EXCEPT THE FOLLOWING DESCRIBED TRACT OF LAND BEING DESCRIBED AS FOLLOWS: A PART OF LOT ONE (1) BLOCK TWO (2), WEST END POINTE, SECTION TWO, TO THE CITY OF YUKON, CANADIAN COUTNY, OKLAHOMA, ACCORDING TO THE RECORDED PLAT THEREOF, ALSO LYING IN AND BEING A PART OF THE SOUTHWEST QUARTER (SW/4) OF SECTION 29, TOWNSHIP 12 NORTH, RANGE 5 WEST, I.M., CANADIAN COUNTY, OKLAHOMA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS; COMMENCING FROM THE SOUTHWEST CORNER OF SAID SOUTHWEST QUARTER (SW/4); THENCE NORTH 00°15'13"WEST, ALONG THE WEST LINE OF SAID SOUTHWEST

QUARTER (SW/4), A DISTANCE OF 1596.52 FEET; THENCE NORTH 89°44'47" EAST A DISTANCE OF 60.00 FEET; THENCE NORTH 10°48'10" EAST A DISTANCE OF 100.11 FEET; THENCE SOUTH 76°29'39" EAST A DISTANCE OF 231.00 FEET; THENCE SOUTH 02°56'17" WEST A DISTANCE OF 101.73 FEET; THENCE NORTH 76°29'39" WEST A DISTANCE OF 244.94 FEET TO THE POINT OF BEGINNING. BETTER KNOWN AS 1551 GARTH BROOKS BLVD., YUKON, OK.

7. ITEM: TO HEAR A REQUEST BY GRUBBS CONSULTING LLC ON BEHALF OF SALAZAR HOMES INC. FOR A PRELIMINARY PLAT; A PART OF THE SOUTHWEST QUARTER (SW/4) OF SECTION SIXTEEN (16), TOWNSHIP TWELVE (12) NORTH, RANGE FIVE (5) WEST OF THE INDIAN MERIDIAN, YUKON, CANADIAN COUNTY, OKLAHOMA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS;
BEGINNING AT A POINT ON THE WEST LINE SAID SOUTHWEST QUARTER (SW/4) A DISTANCE OF 1580.99 FEET NORTH OF THE SOUTHWEST CORNER OF THE SAID SOUTHWEST QUARTER (SW/4); THENCE CONTINUING NORTH 00°00'15" EAST ON THE WEST LINE OF SAID SOUTHWEST QUARTER (SW/4) FOR A DISTANCE OF 460.66 FEET; THENCE NORTH 89°59'25" EAST FOR A DISTANCE OF 310.00 FEET; THENCE SOUTH 00°00'15" WEST FOR A DISTANCE OF 460.66 FEET; THENCE SOUTH 89°59'25" WEST FOR A DISTANCE OF 310.00 FEET TO THE POINT OR PLACE OF BEGINNING, CONTAINING 3.27 ACRES MORE OR LESS.

8. ITEM: NEW BUSINESS

9. ITEM: OPEN DISCUSSION

10. ITEM: ADJOURNMENT – NEXT MEETING AUGUST 8, 2016