



STAFF REPORT
The City of Oklahoma City
Planning Commission
January 11, 2024

(CPA-2023-5) Consideration of a proposed map amendment to the Comprehensive Plan, changing the Land Use Typology Area (LUTA) from Rural - Low Intensity (RL) base designation with an Agricultural - Preserve (AP) layer to Urban - Low Intensity (UL) base designation on a 62.994 - acre parcel located at the northeast corner of SW 149th St. and S. Portland Ave. Ward 3.

I. GENERAL INFORMATION

A. Petitioner/ Petitioner's Representative

Johnson & Associates (Mark W. Zitzow)
On behalf of Cypress Farm Holdings, Inc
1 E Sheridan Ave., Suite 200
Oklahoma City, OK 73104

B. Case History

- The applicant requests a continuance to the February 22, 2024 Planning Commission Meeting
- The applicant requests a continuance to the November 9, 2023 Planning Commission Meeting
- The applicant requests a continuance to the October 12, 2023 Planning Commission Meeting
- This a new application.

C. Associated Zoning

Case PUD-1967, for single family residential, is associated with this application.

D. Reason for Request

The applicant requests an amendment to the Comprehensive Plan to change the Land Use Typology Area from Rural – Low Intensity (RL) base designation with Agricultural – Preserve (AP) layer to Urban – Low Intensity (UL) base designation on a 52.814-acre parcel. Staff recommends considering expansion to cover a larger 62.994 - acre area described below.

II. AMENDMENT REQUEST

The comprehensive plan requires a completed amendment application that contains information supporting the request for a plan modification. The application should explain how the proposed

amendment achieves the following:

- Supports planokc's initiatives and policies.
- Provides for City service efficiency, including response time for public safety operations, water, sewer, and available capacity for nearby streets.

