

APPROVAL SUBJECT TO SUMMARY
OF TECHNICAL EVALUATION



MEMORANDUM

Council Agenda
Item No. XI. F
8/13/2024

The City of OKLAHOMA CITY

TO: Mayor and City Council

FROM: Craig Freeman, City Manager

1. Amendment to Section 9.18 of the Master Design Statement to allow drive-through order speakers, which shall be no less than 150 feet away from residential zoning or use.
2. Ordinance on final hearing (emergency) recommended for approval (five affirmative votes required for approval) (PUD-2018) rezoning 3016 East Memorial Road from C-3 Community Commercial and O-2 General Office Districts to PUD-2018 Planned Unit Development District. Ward 7.

Planning Commission recommended approval subject to the Summary of Technical Evaluation.

Applicant:

David M. Box, Williams, Box, Forshee & Bullard P.C.
Randall B. Allen, Eagle Crest Center, LLC

Purpose:

The purpose of this application is to allow commercial uses with outdoor sales display and storage.

Background:

On June 27, 2024, the Planning Commission recommended approval of the application subject to the amended Summary Technical Evaluation. The applicant has agreed with these conditions and the PUD document has been amended accordingly.

Amended Technical Evaluation:

1. Add to Section 9.13 Height Regulations that the addition of architectural elements does not constitute a new structure within the PUD.
2. Exterior amplified sound shall not be permitted.
3. Modify Section 9.4 to require a new opaque, eight-foot fence along the south property line of the PUD where adjacent to residential zoning, east of the existing six-foot fence, as presented to the Planning Commission and to be shown on an amended exhibit to be submitted prior to City Council.

Protests:

3 Protests, 1 Legal, 1.54%

Previous Action:

The Ordinance was introduced July 16, 2024 and set for final hearing August 13, 2024. Appropriate notice was published and mailed.

Review:

Planning Department

Recommendation: Ordinance be adopted.