

**RECEIVED**

By The City of Oklahoma City Office of the City Clerk at 9:16 am, Nov 12, 2024

**From:** Brent Barnes <[bbarnes380@aol.com](mailto:bbarnes380@aol.com)>

**Sent:** Monday, November 11, 2024 9:03 PM

**To:** PL, Subdivision and Zoning <[Subdivisionandzoning@okc.gov](mailto:Subdivisionandzoning@okc.gov)>; Martin, Debi A <[Debi.Martin@okc.gov](mailto:Debi.Martin@okc.gov)>

**Subject:** PUD2026

You don't often get email from [bbarnes380@aol.com](mailto:bbarnes380@aol.com). [Learn why this is important](#)

Dear Subdivision Zoning Staff

I hope you are doing well and appreciate your work for the city. I am writing to express my opposition to PUD 2026, proposed for the property located at 2124 NW 192nd St.

I believe it is crucial that land use decisions in our city reflect the needs and character of that area. The proposed development is NOT compatible with the existing nearby neighborhoods related to the heights of the proposed buildings and population and building density. If this property development is done as proposed, it will cause significant disruption of the balance and harmony of the area. Please consider the long-term negative implications of the proposal and the concerns and voices of the nearby residents who love the current qualities that define our local neighborhood. I respectfully ask that you oppose PUD 2026 and actively advocate for land use that does align with the community's needs and values.

Thanks for your time and attention to this important matter.

Steven Brent Barnes  
18708 Wolf Creek Drive  
Edmond, OK 73012  
405-205-0113  
Mulholland Division

**RECEIVED**

By The City of Oklahoma City Office of the City Clerk at 9:16 am, Nov 12, 2024

**From:** Shelby Weston <[sweston@thewestonteam.com](mailto:sweston@thewestonteam.com)>

**Sent:** Monday, November 11, 2024 11:12 AM

**To:** PL, Subdivision and Zoning <[Subdivisionandzoning@okc.gov](mailto:Subdivisionandzoning@okc.gov)>; Martin, Debi A <[Debi.Martin@okc.gov](mailto:Debi.Martin@okc.gov)>

**Subject:** PUD 2026 - Protest - 2124 NW 192nd Street

You don't often get email from [sweston@thewestonteam.com](mailto:sweston@thewestonteam.com). [Learn why this is important](#)

Dear Staff,

I hope this message finds you well. I am writing to formally express my protest and opposition to PUD 2026, proposed for the property located at 2124 NW 192nd Street.

As a concerned resident of our community, I believe it is crucial that land use decisions reflect the character and needs of our area. The proposed development is not compatible with the existing neighborhood with regard to the density and the height of proposed buildings. This development threatens to disrupt the balance and harmony of our community.

I urge you to consider the long-term implications of this proposal and the voices of residents who cherish the qualities that define our neighborhood. I respectfully ask that you oppose PUD 2026 and advocate for land use that aligns with the community's needs and values.

Thank you for your attention to this important matter.

Sincerely,

Shelby Weston  
18701 Hunter Creek Drive  
Edmond, OK 73012  
Mulholland - Resident  
405-820-7063





**Shelby Weston**  
Vice President  
Branch Manager  
NMLS #226832

**Mobile: (405) 820-7063**

[sweston@thewestonteam.com](mailto:sweston@thewestonteam.com)

[www.TheWestonTeam.com](http://www.TheWestonTeam.com)

Branch NMLS #2528235

14816 Serenita Avenue Suite 100

Oklahoma City, OK 73134

**APPLY NOW**



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**RECEIVED**

By The City of Oklahoma City Office of the City Clerk at 9:17 am, Nov 12, 2024

----- Forwarded Message -----

**From:** Steve Atwood <[steveatwood@ymail.com](mailto:steveatwood@ymail.com)>

**To:** [subdivisionandzoning@okc.gov](mailto:subdivisionandzoning@okc.gov) <[subdivisionandzoning@okc.gov](mailto:subdivisionandzoning@okc.gov)>

**Cc:** Kelly Work <[jkwork225@gmail.com](mailto:jkwork225@gmail.com)>; Katrina Coshow <[katrinapetschel@yahoo.com](mailto:katrinapetschel@yahoo.com)>

**Sent:** Tuesday, October 15, 2024 at 04:28:25 PM CDT

**Subject:** Protest and Opposition to PUD-2026

Dear Debi Martin, my name is Steve Atwood. On behalf of Mulholland Homeowners Association, Inc., 2067 Mulholland Drive, I am writing to protest and oppose PUD-2026, 2124 NW 192nd. St. Our protest and opposition to PUD-2026 is based on the following concerns: 1) The proposed PUD-2026 negates everything agreed upon regarding PUD-1205 that was approved July 17, 2007. PUD-1205 established structure heights, buffer zones, greenbelt areas and widths, architectural requirements, preservation of landscaping including two streams that run through the subject property and pond/wetland areas in bordering neighborhoods. In addition, the proposed PUD-2026 not only changes the language of the previously agreed upon PUD-1205 but also deviates the requirements under the R-4 Multi-Family Residential District regulations. 2) The proposed PUD-2026 is inappropriate and incompatible with the surrounding areas and existing neighborhoods. It breaks R-4 zoning codes for height which is not to scale with adjacent residences and businesses. 3) There is not enough infrastructure to support this development. There is no commercial zoning to attract business development to support area residents and employment opportunities. There are no police substations to support increased populations. There is no public transportation available in this area. And the school systems are already at capacity. 4) The proposed PUD-2026 does not specify appropriate building structure materials, landscaping materials, and preservation of creeks, ponds, and mature trees. 5) We are very concerned with the natural topography and the environmental sensitivity of the area. Our neighborhood has and is responsible for maintaining a beautiful lake. We believe that this type of re-zoning and future development of the subject area will negatively affect our lake and bordering wetland areas. For these reasons, we request denial of the proposed PUD-2026. Sincerely, Steve L. Atwood, President of Mulholland Homeowners Association, Inc.

**From:** Paul Bicket <[paul.bicket@gmail.com](mailto:paul.bicket@gmail.com)>  
**Sent:** Monday, November 11, 2024 11:45 AM  
**To:** Martin, Debi A <[Debi.Martin@okc.gov](mailto:Debi.Martin@okc.gov)>  
**Subject:** 2124 NW 192nd Street - Opposition to PUD 2026

**RECEIVED**

By The City of Oklahoma City Office of the City Clerk at 9:17 am, Nov 12, 2024

You don't often get email from [paul.bicket@gmail.com](mailto:paul.bicket@gmail.com). [Learn why this is important](#)

Dear Ms. Martin -

I hope this message finds you well. I am writing to formally express my protest and opposition to PUD 2026, proposed for the property located at 2124 NW 192nd Street.

As a concerned resident of our community, I believe it is crucial that land use decisions reflect the character and needs of our area. The proposed development is not compatible with the existing neighborhood with regard to the density and the height of proposed buildings. This development threatens to disrupt the balance and harmony of our community.

I urge you to consider the long-term implications of this proposal and the voices of residents who cherish the qualities that define our neighborhood. I respectfully ask that you oppose PUD 2026 and advocate for land use that aligns with the community's needs and values.

Thank you for your attention to this important matter.

Sincerely,  
Paul Bicket  
18625 Wolf Creek Drive, Edmond, OK 73012  
Mulholland

--

Paul Bicket, M.D.  
[paul.bicket@gmail.com](mailto:paul.bicket@gmail.com)  
405.627.8338

**RECEIVED**

By The City of Oklahoma City Office of the City Clerk at 9:17 am, Nov 12, 2024

**From:** Todd Wallace <[twallace@farmersagent.com](mailto:twallace@farmersagent.com)>

**Sent:** Monday, November 11, 2024 11:22 AM

**To:** Martin, Debi A <[Debi.Martin@okc.gov](mailto:Debi.Martin@okc.gov)>

**Subject:** Mulholland residents in protest to PUD 2026

You don't often get email from [twallace@farmersagent.com](mailto:twallace@farmersagent.com). [Learn why this is important](#)

Dear Debi Martin,

I hope this message finds you well. I am writing to formally express my protest and opposition to PUD 2026, proposed for the property located at 2124 NW 192nd Street.

As a resident of our community, I believe it is crucial that land use decisions reflect the character and needs of our area and we are very concerned!! The proposed development is not compatible with the existing neighborhood with regard to the density and the height of proposed buildings. This development threatens to disrupt the balance and harmony of our community.

I strongly urge you to consider the long-term implications of this proposal and the voices of residents who cherish the qualities that define our neighborhood. I respectfully ask that you **OPPOSE** PUD 2026 and advocate for land use that aligns with the community's needs and values.

Thank you for your attention to this important matter.

Sincerely,

Our Address:

18817 Otter Creek Dr  
Edmond, OK 73012

**RECEIVED**

By The City of Oklahoma City Office of the City Clerk at 9:17 am, Nov 12, 2024

**From:** Shasta Manuel <[shastamanue@gmail.com](mailto:shastamanue@gmail.com)>

**Sent:** Sunday, November 10, 2024 12:23 PM

**To:** PL, Subdivision and Zoning <[Subdivisionandzoning@okc.gov](mailto:Subdivisionandzoning@okc.gov)>; Martin, Debi A <[Debi.Martin@okc.gov](mailto:Debi.Martin@okc.gov)>

**Subject:** PUD 2026 Application to Rezone

Some people who received this message don't often get email from [shastamanue@gmail.com](mailto:shastamanue@gmail.com). [Learn why this is important](#)

Shasta Manuel  
18800 Saddle River Dr  
Edmond OK 73012

11/10/2024

Councilman Mark Stonecipher  
200 N Walker Ave  
Oklahoma City, OK 73012  
[Ward8@okc.gov](mailto:Ward8@okc.gov)

Dear Councilman Stonecipher,

I hope this message finds you well. I am writing to formally express my protest and opposition to PUD 2026, proposed for the property located at 2124 NW 192nd Street.

As a concerned resident of our community, I believe it is crucial that land use decisions reflect the character and needs of our area. The proposed development is not compatible with the existing neighborhood with regard to the density and the height of proposed buildings. This development threatens to disrupt the balance and harmony of our community.

I urge you to consider the long-term implications of this proposal and the voices of residents who cherish the qualities that define our neighborhood. I respectfully ask that you oppose PUD 2026 and advocate for land use that aligns with the community's needs and values.

Thank you for your attention to this important matter.

Sincerely,

Shasta Manuel  
18800 Saddle River Dr  
Edmond OK 73012  
Subdivision: Mulholland  
405-640-6045  
[Shastamanue@gmail.com](mailto:Shastamanue@gmail.com)

Cc: [subdivisionandzoning@okc.gov](mailto:subdivisionandzoning@okc.gov)  
[debi.martin@okc.gov](mailto:debi.martin@okc.gov)

**RECEIVED**

By The City of Oklahoma City Office of the City Clerk at 8:40 am, Nov 12, 2024

Bruce Lawrence  
18809 Hunter Creek Drive  
Edmond, OK 73012

November 10, 2024

Mayor David Holt,  
200 N Walker Ave  
Oklahoma City, OK 73012  
mayor@okc.gov

Dear Mayor Holt,

I hope this message finds you well. I am writing to formally express my protest and opposition to PUD 2026, proposed for the property located at 2124 NW 192nd Street.

As a concerned resident of our community, I believe it is crucial that land use decisions reflect the character and needs of our area. The proposed development is not compatible with the existing neighborhood with regard to the density and the height of proposed buildings. This development threatens to disrupt the balance and harmony of our community.

I urge you to consider the long-term implications of this proposal and the voices of residents who cherish the qualities that define our neighborhood. I respectfully ask that you oppose PUD 2026 and advocate for land use that aligns with the community's needs and values.

Thank you for your attention to this important matter.

Sincerely,

  
Bruce Lawrence  
405-250-8665  
Bruce\_Lawrence@outlook.com

Cc: [subdivisionandzoning@okc.gov](mailto:subdivisionandzoning@okc.gov)  
[debi.martin@okc.gov](mailto:debi.martin@okc.gov)

**RECEIVED**

By The City of Oklahoma City Office of the City Clerk at 9:06 am, Nov 12, 2024

Paul Bicket  
18625 Wolf Creek Drive  
Edmond, OK 73012

11/8/2024  
Councilman Mark Stonecipher  
200 N Walker Ave  
Oklahoma City, OK 73012  
Ward8@okc.gov

Dear Councilman Stonecipher,

I hope this message finds you well. I am writing to formally express my protest and opposition to PUD 2026, proposed for the property located at 2124 NW 192nd Street.

As a concerned resident of our community, I believe it is crucial that land use decisions reflect the character and needs of our area. The proposed development is not compatible with the existing neighborhood with regard to the density and the height of proposed buildings. This development threatens to disrupt the balance and harmony of our community.

I urge you to consider the long-term implications of this proposal and the voices of residents who cherish the qualities that define our neighborhood. I respectfully ask that you oppose PUD 2026 and advocate for land use that aligns with the community's needs and values.

Thank you for your attention to this important matter.

Sincerely,



Paul Bicket  
18625 Wolf Creek Drive  
Mulholland Development  
405-627-8338  
paul.bicket@gmail.com

Cc: [subdivisionandzoning@okc.gov](mailto:subdivisionandzoning@okc.gov)  
[debi.martin@okc.gov](mailto:debi.martin@okc.gov)

**RECEIVED**

By The City of Oklahoma City Office of the City Clerk at 8:59 am, Nov 13, 2024

**From:** Linda Snyder <[snyderlmb@sbcglobal.net](mailto:snyderlmb@sbcglobal.net)>

**Sent:** Tuesday, November 12, 2024 4:56 PM

**To:** PL, Subdivision and Zoning <[Subdivisionandzoning@okc.gov](mailto:Subdivisionandzoning@okc.gov)>; Martin, Debi A <[Debi.Martin@okc.gov](mailto:Debi.Martin@okc.gov)>

**Subject:** Opposition to PUD 2026 at 2124 NW 192nd Street

**WARNING:** The sender of this email could not be validated and may not match the person in the "From" field..

Dear Staff of Subdivision Zoning:

I hope this message finds you well. I am writing to formally express my protest and opposition to PUD 2026, proposed for the property located at 2124 NW 192nd Street.

As a concerned resident of our community, I believe it is crucial that land use decisions reflect the character and needs of our area. The proposed development is not compatible with the existing neighborhood with regard to the density and the height of proposed buildings. This development threatens to disrupt the balance and harmony of our community.

I urge you to consider the long-term implications of this proposal and the voices of residents who cherish the qualities that define our neighborhood. I respectfully ask that you oppose PUD 2026 and advocate for land use that aligns with the community's needs and values.

Thank you for your attention to this important matter.

Sincerely,

Linda and Andy Snyder

1601 Mulholland Dr.

Edmond, OK 73012

405-520-0680

Mulholland Neighborhood

**RECEIVED**

By The City of Oklahoma City Office of the City Clerk at 11:02 am, Nov 14, 2024

**From:** CT Ireland <[cireland@hotmail.com](mailto:cireland@hotmail.com)>

**Sent:** Wednesday, November 13, 2024 10:28 PM

**To:** Ward8 <[ward8@okc.gov](mailto:ward8@okc.gov)>

**Cc:** PL, Subdivision and Zoning <[Subdivisionandzoning@okc.gov](mailto:Subdivisionandzoning@okc.gov)>; Martin, Debi A <[Debi.Martin@okc.gov](mailto:Debi.Martin@okc.gov)>

**Subject:** Formal Protest of PUD-2026 (2124 NW 192nd Street)

**Importance:** High

Some people who received this message don't often get email from [cireland@hotmail.com](mailto:cireland@hotmail.com). [Learn why this is important](#)

Dear Councilman Stonecipher:

I am writing to protest and oppose PUD-2026 at 2124 NW 192nd St.

My name is Craig Ireland, and I am a local resident living in Mulholland neighborhood.

I am opposed to the PUD-2026 for the following reasons:

- The proposed land use is not appropriate or compatible with the immediate area.
- Height of proposed structures at 3 levels (40ft) is out of scale to neighboring residences and businesses.
- Opportunity for light pollution from security lighting on the 3<sup>rd</sup> level of the proposed structures interfering with our quiet enjoyment of our homes.
- Privacy concerns with balconies and windows on 3<sup>rd</sup> level of proposed structures looking down into our private yards.
- Violation of R-4 zoning based on height of proposed structures.

For these reasons, I request denial of PUD-2026. Thank you.

Sincerely,

Craig Ireland

18632 Wolf Creek Dr (Mulholland)

Craig Ireland  
18632 Wolf Creek Dr  
Edmond, OK 73012

**RECEIVED**

By The City of Oklahoma City Office of the City Clerk at 11:03 am, Nov 14, 2024

November 12, 2024

Councilman Mark Stonecipher  
200 N Walker Ave  
Oklahoma City, OK 73012  
Ward8@okc.gov

Dear Councilman Stonecipher,

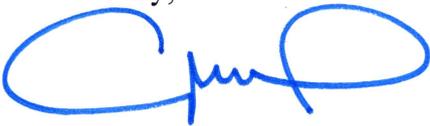
I hope this message finds you well. I am writing to formally express my protest and opposition to PUD 2026, proposed for the property located at 2124 NW 192nd Street.

As a concerned resident of our community, I believe it is crucial that land use decisions reflect the character and needs of our area. The proposed development is not compatible with the existing neighborhood with regard to the density and the height of proposed buildings. This development threatens to disrupt the balance and harmony of our community.

I urge you to consider the long-term implications of this proposal and the voices of residents who cherish the qualities that define our neighborhood. I respectfully ask that you oppose PUD 2026 and advocate for land use that aligns with the community's needs and values.

Thank you for your attention to this important matter.

Sincerely,



Craig Ireland  
18632 Wolf Creek Dr  
Mulholland  
+1 (214) 223-5345  
cireland@hotmail.com

Cc: [subdivisionandzoning@okc.gov](mailto:subdivisionandzoning@okc.gov)  
debi.martin@okc.gov

**RECEIVED**

By The City of Oklahoma City Office of the City Clerk at 11:08 am, Nov 14, 2024

**From:** Mike Gold <[mike@oklahomasleepinstitute.com](mailto:mike@oklahomasleepinstitute.com)>  
**Sent:** Wednesday, November 13, 2024 4:02 PM  
**To:** Ward8 <[ward8@okc.gov](mailto:ward8@okc.gov)>  
**Cc:** PL, Subdivision and Zoning <[Subdivisionandzoning@okc.gov](mailto:Subdivisionandzoning@okc.gov)>; Martin, Debi A <[Debi.Martin@okc.gov](mailto:Debi.Martin@okc.gov)>; Kathy Wilson-Gold <[kathywilsongoldrd@gmail.com](mailto:kathywilsongoldrd@gmail.com)>  
**Subject:** FW: Mike and Kathy Gold Letter: Protest PUD 2026, 2124 NW 192nd Street  
**Importance:** High

You don't often get email from [mike@oklahomasleepinstitute.com](mailto:mike@oklahomasleepinstitute.com). [Learn why this is important](#)

Dear Councilman Stonecipher,

Please accept the attached letter protesting PUD 2026 proposed for the property located at 2124 NW 192<sup>nd</sup> Street.

Sincerely,

Mike and Kathy Gold

Michael C. Gold  
President

C2 Wellness  
Oklahoma Sleep Institute  
Texas Institute of Sleep Partners

13901 Technology Drive  
Suite A & B  
Oklahoma City, Oklahoma 73134

P (405) 606-2727  
F (405) 606-7040  
C (405) 315-5885  
[Mike@oklahomasleepinstitute.com](mailto:Mike@oklahomasleepinstitute.com)

**RECEIVED**

By The City of Oklahoma City Office of the City Clerk at 11:08 am, Nov 14, 2024

Mike and Kathy Gold  
19008 Saddle River Drive  
Edmond, OK 73012

November 11, 2024

Councilman Mark Stonecipher  
200 N Walker Ave  
Oklahoma City, OK 73012  
Ward8@okc.gov

Dear Councilman Stonecipher,

I hope this message finds you well. I am writing to formally express my protest and opposition to PUD 2026, proposed for the property located at 2124 NW 192nd Street.

As a concerned resident of our community, I believe it is crucial that land use decisions reflect the character and needs of our area. The proposed development is not compatible with the existing neighborhood with regard to the density and the height of proposed buildings. This development threatens to disrupt the balance and harmony of our community.

I urge you to consider the long-term implications of this proposal and the voices of residents who cherish the qualities that define our neighborhood. I respectfully ask that you oppose PUD 2026 and advocate for land use that aligns with the community's needs and values.

Thank you for your attention to this important matter.

Sincerely,

Mike and Kathy Gold

(405) 315-5885

[Mike@oklahomasleepinstitute.com](mailto:Mike@oklahomasleepinstitute.com)

[Kathywilsongoldrd@gmail.com](mailto:Kathywilsongoldrd@gmail.com)

Cc: [subdivisionandzoning@okc.gov](mailto:subdivisionandzoning@okc.gov)  
[debi.martin@okc.gov](mailto:debi.martin@okc.gov)