



# A G E N D A

## Sapulpa Board of Adjustment

Tuesday – May 19, 2020 – 11:00 a.m. – Regular Meeting

City Hall – 2<sup>nd</sup> Floor – Council Chambers

425 East Dewey Avenue Sapulpa, Oklahoma 74066

1. Call to Order
2. Roll Call
3. Approval of the **January 28, 2020 Minutes**
4. Public Hearing:
  - A. **SBOA-641** – Sam Stokely – 8881 State Highway 66, more specifically known as: A tract of land located in the Southeast Quarter (SE/4) of Section 13, Township 18 North, Range 11 East of the Indian Base and Meridian, Creek County, State of Oklahoma, according to the U.S. Government Survey thereof, being more particularly described follows, to-wit: Commencing at the Northeast Corner of said SE/4 in Section 13; Thence S 1<sup>0</sup>15'55" E a distance of 1585.60 feet to the true Point of Beginning; Thence S 1<sup>0</sup>15'55" E a distance of 300.16 feet; Thence N 65<sup>0</sup>51'49" W a distance on 505.26 feet to the Southeasterly right of way of Highway #66; Thence Northeasterly along a curve to the left having a radius of 11589.16 feet a distance of 51 feet; Thence N 24<sup>0</sup>08'11" E along said right of way a distance of 196.65 feet; Thence S 69<sup>0</sup>25'58" E a distance of 377.22 feet to the true Point of Beginning; Applicant requests a VARIANCE, as is allowed by the Sapulpa Zoning Code, to Section 921.3.H to reduce the setback distance of an outdoor advertising sign from an existing ground sign; Variance of Section 921.7.A.1 to increase the height from 30 feet to 70 feet; Variance of Section 921.7.B.1 to increase the display surface area from 300 feet to 480 feet.
  - B. **SBOA-644** – Eldred Ware – 1304 North Main Street, Sapulpa, OK 74066, More particularly described as: South 1/2 of Lot 6 All Lot 7, and all Lot 8 LESS South 45', Block 6, HILLCREST, an addition to the City of Sapulpa, Creek County, State of Oklahoma, according to the recorded plat thereof; applicant requests a VARIANCE, as allowed by the Sapulpa Zoning Code, to Section 240.2.E to allow the size of a detached accessory building to be larger than 600 square feet.
  - C. **SBOA-645** – Hersh Properties – 104 East Davis Avenue, Sapulpa, OK 74066, More particularly described as: Lot Thirty (30) and Lot Thirty-one (31), Block Twelve (12), SOUTHERN HEIGHTS ADDITION, to the City of Sapulpa, Creek

County, State of Oklahoma, according to the recorded plat thereof; applicant requests a SPECIAL EXCEPTION, as allowed by the Sapulpa Zoning Code, to Section 410 Table 1, to allow a duplex use in a RS-3 (Residential Single-Family High Density) zoning district.

- D. **SBOA-646** – Earthly Mist – 5632 West Skelly Drive, Tulsa, OK 74107, More particularly described as: A tract of land lying in the North Half of the Southeast Quarter (n/2 SE/4) of Section Thirty-two (32), Township (19) North, Range Twelve (12) East of the Indian Base and Meridian, Tulsa County, State of Oklahoma, according to the U.S. Government Survey thereof, lying between the Southerly Right-of-Way line of Old Sapulpa Road (U.S Highway 66), the Westerly Right-of-Way line of Interstate 44 and Southerly Right-of-Way line of relocated South 49th West Avenue, being more particularly described as follows, to-wit: BEGINNING at the Northeast Corner of said North Half of the Southeast Quarter (N/2 SE/4); THENCE South 00°54'51" East along the East line thereof, a distance of 365.92 feet to a point on the Northerly Right-of-Way line of relocated South 49th West Avenue; THENCE South 89°05'09" West a distance of 25.00 feet to a point; THENCE South 20°22'50" West along said Right-of-Way line a distance of 219.74 feet to a point on the Northerly Right-of-Way line of relocated South 49th West Avenue; THENCE South 65°41'05" West along said Right-of-Way line a distance of 335.00 feet to a point; THENCE North 24°18'55" West a distance of 100.00 feet to a point; THENCE South 24°18'55" East a distance of 100.00 feet to a point on said Northerly Right-of-Way line of relocated South 49th West Avenue; THENCE South 65°41'05" West along said Right-of-Way line a distance of 85.00 feet to a point of curvature; THENCE along a curve to the left, along said Right-of-Way line, having a radius of 547.47 feet and a ventral angle of 25°09'10" distance of 240.34 feet to a point; THENCE North 44°25'06" West a distance of 100.00 feet to a point; THENCE South 45°25'54" West a distance of 115.00 feet to a point on the northerly Right-of-Way line of relocated South 49th West Avenue; THENCE along a curve to the right along said Right-of-Way line, having a radius of 1,075.92 feet and a central angle of 5°47'40" a distance of 108.81 feet to a point of tangency; THENCE North 44°25'06" West along said Right-of-Way line a distance of 11.14 feet to a point; THENCE North 45°25'54" East a distance of 120.00 feet to a point; THENCE North 44°25'06" West a distance of 220.00 feet to a point on the Southerly Right-of-Way line of Old Sapulpa Road (U.S. Highway No. 66) THENCE North 45°25'54" East along said Right-of-Way line a distance of 867.18 feet to a point on the North line of said North Half of the Southeast Quarter (n/2 SE/4); THENCE North 89°05'14" East along said North line a distance of 450.64 feet to the POINT OF BEGINNING; applicant requests a SPECIAL EXCEPTION, as allowed by the Sapulpa Zoning Code, to Section 610 Table 1, to allow a warehousing use in a CG (Commercial General) zoning district.

5. Adjournment:

*Posted By: Brittany Billingsly  
On: 05/12/2020*