

**MINUTES**  
**CITY OF BETHANY**  
**PLANNING AND ZONING COMMISSION**  
**MARCH 7, 2024**

MEMBERS PRESENT: Charles Snyder, Chair  
Justin Peck, Vice-Chair  
Kent Lynn  
Robert Helton  
Steve Marx  
Ron Crouch  
James Clemmer  
Trent Reid

MEMBERS ABSENT: None

STAFF PRESENT: Ray Jones, City Attorney (arrived 7:30 pm)  
Amanda McCellon, Comm. Dev. Director  
Brendan Summerville, Comm. Dev. Associate  
Linda Hlinicky, Adm. Assistant

NOTICE: Agenda posted in the lobby and on the front door of Bethany City Hall, 6700 NW 36<sup>th</sup> St., Bethany, OK 73008 on February 29, 2024 at 11:00 a.m.

Charles Snyder, Chair called the meeting to order. Ron Crouch gave the invocation. Motion was made by Robert Helton to approve February 15, 2024 Planning and Zoning Commission minutes, but strike paragraph 2 on page 2. Motion died for a lack of a second. Motion was made by Justin Peck, seconded by James Clemmer to approve the February 15, 2024 Planning and Zoning Commission minutes as mailed. The votes are as follows: AYE- Justin Peck, James Clemmer, Kent Lynn, Steve Marx, Trent Reid. NAY- Robert Helton. ABSTAIN- Charles Snyder, Ron Crouch. The motion has carried 5-1-2.

**ITEM 1:**     **PC 24-02**  
Consider a request by Christian Hagen, applicant, and Council Road Baptist Church, property owner, to rezone the Southwest corner of NW 30th Street & N Council Road from Single-Family Residential (R-1) to Commercial General (C-G). *Item to be heard by the Bethany City Council on the 19th of March 2024 at 6:30 p.m. in City Hall.*

**LEGAL DESCRIPTION:** A part of the North Half (N/2) of the SE Quarter of Sec. 19 T12N-R4W, I.M., Oklahoma County, Oklahoma, more particularly described as follows: Beginning at the Northeast corner of the Southeast Quarter (SE/4) of said Section 19, Township Twelve (12) North, Range Four (4) West; Thence along the North line of said Se/4 389.00 feet; Thence South and parallel with the East line of said SE/4 330.00 feet; Thence East and parallel to the North line of said SE/4 389.00 feet to a point on the East line of said SE/4; Thence North 330.00 feet to the Point of Beginning. Less and except the North 35.00 feet and the East 33.00 feet thereof set aside for roadway easements.

**ACTION:** Brendan Summerville, Comm. Dev. Associated announced the applicant called and rescinded his rezoning application.

**ITEM 2:** PC 24-03

Review and possible modification of ordinance §153.19 regarding prohibited signs and any other ordinances regarding wind signs.

**ACTION:** Brendan Summerville, Comm. Dev. Associate presented the staff report and opened the item up for discussion.

Commissioner Crouch asked why we are hearing this item tonight.

Amanda McCellon, Comm. Dev. Director said Councilmember Palmer asked for Planning and Zoning Commission to look at this ordinance to see if any changes need to be made to wind signs.

Lee Acosta, owner of a sign company said he attended this meeting to learn more about our sign requirements. He said some of the wind signs he has seen have been there more than 60 days and are faded. He was given a copy of our sign ordinance.

(Ray Jones, City Attorney arrived 7:30 p.m.)

After some discussion, motion was made by Ron Crouch, seconded by Justin Peck to recommend keeping Ordinance 153.19 as currently written. The votes are as follows: AYE- Charles Snyder, Justin Peck, Kent Lynn, Robert Helton, Steve Marx, Ron Crouch, James Clemmer, Trent Reid. NAY- None. ABSTAIN - None. The motion carried unanimously 8 - 0.

**NEW BUSINESS**

Ray Jones, City Attorney said the rezoning case for 2601 N. Rockwell will be coming back to the Planning and Zoning Commission for review. There was a 3-3-0 vote at the February 16, 2024 meeting, and that is not a recommendation to the City Council.

Brendan Summerville, Comm. Dev. Associate informed the Planning and Zoning Commission that Commissioner Helton has requested a review of the missing middle housing ordinance, and we will be hearing item in the near future.

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Motion was made by Steve Marx, seconded by Kent Lynn to adjourn. The motion carried unanimously 8 - 0.