

Bixby Planning Commission Agenda

City Hall, Council Chambers | 116 West Needles, Bixby, Oklahoma

Tuesday | January 18, 2022 | 6:00 PM

Call to Order

Roll Call

1. [Approval Of Minutes | Regular Scheduled Planning Commission Mtg. | December 14, 2021](#)
2. Review and forward comments to the Review Committee and City Council on the Project Plan for City of Bixby proposed Tax Increment Financing District No. 3, the “Downtown” District.

Steve Oakley, TIF Legal Counsel
3. Review and forward comments to the Review Committee and City Council on the Project Plan for City of Bixby proposed Tax Increment Financing District No. 4, the “Sitrin Industrial Park”.

Steve Oakley, TIF Legal Counsel
4. Appoint member of Planning Commission to serve as its representative on the Review Committees.

Steve Oakley, TIF Legal Counsel

Public Hearing

Unfinished Business

5. [Neafus – Planned Unit Development BXPUD-21.12 / Rezone BXZO-21.20](#)
 - i. Applicant: Bell Land Use, LLC
 - ii. General Location: 8050 E 131st Street South, Bixby, Oklahoma
 - iii. Continued on December 14, 2021 due to lack of quorum

New Applications

6. [Marlee Office Building – Site Plan BXSP-21.09](#)
 - i. Applicant: W Design
 - ii. General Location: 7647 East 126 Street South, Bixby, Oklahoma
7. [The Flats at 151 - Planned Unit Development BXPUD-21.15 / Rezone BXZO-21.23](#)
 - i. Applicant: Tanner Consulting, LLC
 - ii. General Location: Northside of East 151 Street South between North Montgomery Street and North Riverview Road, Bixby, Oklahoma

8. Posey Creek 151 - Planned Unit Development BXPUD-21.14 / Rezone BXZO-21.22 / Preliminary Plat BXPT-21.20
 - i. Applicant: Tanner Consulting, LLC
 - ii. General Location: Northwest of the northwest corner (NW/c) of East 151 Street South & South Harvard Avenue, Bixby, Oklahoma

9. The Bungalows III at Willow Creek – Preliminary and Final Plats BXPT-21.19
 - i. Applicant: Select Design
 - ii. General Location: South of the southwest corner (SW/c) of East 131 Street South and South Mingo Road, Bixby, Oklahoma

10. White Hawk Conference Center and Clubhouse – Preliminary and Final Plats BXPT-21.18
 - i. Applicant: Select Design
 - ii. General Location: North of the northeast corner (NE/c) of East 151 Street South and South Yale Avenue, Bixby, Oklahoma

11. Rowan Grove Blocks 1-3 – Final Plat BXPT-21.06
 - i. Applicant: AAB Engineering
 - ii. General Location: Southeast corner (SE/c) of East 131 Street South & South Mingo Road, Bixby, Oklahoma

Old Business

New Business

Commissioner Comments

Adjournment

Carolyn Back

Posted January 14, 2021, on or before 5pm

Persons who require a special accommodation to participate in this meeting should contact Development Services, 116 West Needles Avenue, Bixby, Oklahoma, 918-366-4430, or email [Donna Crawford](mailto:Donna.Crawford@bixbyok.gov) (dcrawford@bixbyok.gov) and Carolyn Back (cback@bixbyok.gov) as far in advance as possible and preferably at least 48-hours before the date of the meeting. Persons using telecommunication devices for deaf (T.D.D.) may contact Oklahoma Relay at 1-800-722-0353 and voice calls should be made to 1-800-522-8506 to communicate via telephone with hearing telephone users and vice versa.