

BOARD OF ADJUSTMENT MEETING
George Fina Municipal Building – 314 Edmond Road NW
Wednesday, July 8, 2015 at 6:30 p.m.

MEMBERS PRESENT:

Commissioner Lois Dickerson, Commissioner Don Woodard, Commissioner Brad Neff and Chairman Bill Long,

ABSENT:

None

STAFF PRESENT:

City Building Inspector John Moore, City Attorney Mike Segler

1. **CALL TO ORDER** – Chairman Bill Long called the meeting to order.
2. **ROLL CALL** – Chairman Bill Long called roll. A quorum was present.
3. **CONSENT AGENDA** – All items on the consent agenda are non-controversial and may be approved by one motion.

- a. **Approval of Minutes of the Piedmont Board of Adjustment meeting held April 14, 2015.**

Commissioner Lois Dickerson made a motion to approve the April 14, 2015 Minutes of the Board of Adjustment meeting. Motion was **seconded** by Commissioner Don Woodward.

The Vote was:

AYE: Commissioner Lois Dickerson, Commissioner Don Woodward, Commissioner Brad Neff and Chairman Bill Long.

NAYE: None

4. **CONSIDERATION OF ITEMS REMOVED FROM CONSENT AGENDA**

None

5. **HEARING OF CITIZENS** – Topics to include those items not listed in the agenda.

None

6. **BUSINESS ITEM**

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MOTION TO OPEN PUBLIC HEARING

Citizen Bill Means explained his business has grown and they are in need of a larger space. They would like to enlarge the current building to accommodate their current business needs. This will also allow for the business to remove the storage unit that is currently on the property. This will provide for cleaner more beautified property.

a. PUBLIC HEARING TO DISCUSS AND CONSIDER A FORMAL REQUEST, SUBMITTED BY BILL MEANS AND RB BEARINGER LLC., TO ENLARGE THE BUILDING AT THE REAR OF THEIR PROPERTY, LOCATED IN ZONING DISTRICT C-2 GENERAL COMMERCIAL AND DESCRIBED AS FOLLOW:

A plot of ground in the Southwest Quarter (SW/4) of Section Thirty-three (33), Township Fourteen (14) North, Range Five (5) West of the Indian Meridian, Piedmont, Canadian County, Oklahoma, being a part of the property formerly owned by the St. Louis, El Reno and Western Railway, part of Lot Six (6) and all of lots Seven (7) through Sixteen (16) inclusive of Block Thirty-eight (38) to the Town site of Piedmont, Canadian County, Oklahoma, as shown by the recorded plat thereof, further described by metes and bounds description as follows: Beginning at the Southeast corner of Block 38 to the Town site of Piedmont, Oklahoma; thence N89°57'26" West along the South line of said Block 38 a distance of 290.00 feet to the East R/W line of State Highway Four; thence N0°08'12" West along the East R/W of State Highway Four a distance of 132.00 feet; thence S89°57'26" East and parallel to the South line of said Block 38; a distance of 290.00 feet to the East line of said Block 38; thence S0°08'12" East along the East line of said Block 38 a distance of 132.00 feet to the point or place of beginning.

The property is more commonly known as 320 Piedmont Rd. N., Piedmont, Canadian County, Oklahoma.

MOTION TO CLOSE PUBLIC HEARING

Commissioner Brad Neff made a motion to close the Public Hearing. Motion was **seconded** by Commissioner Don Woodward.

The Vote was:

AYE: Commissioner Lois Dickerson, Commissioner Don Woodward, Commissioner Brad Neff and Chairman Bill Long.

NAYE: None

MOTION TO DISCUSS AND CONSIDER POSSIBLE ACTION

b. DISCUSSION, CONSIDERATION AND POSSIBLE ACTION ON A FORMAL REQUEST, SUBMITTED BY BILL MEANS AND RB BEARINGER LLC., TO ENLARGE THE BUILDING AT THE REAR OF THEIR PROPERTY, LOCATED IN ZONING DISTRICT C-2 GENERAL COMMERCIAL AND DESCRIBED AS FOLLOW:

Commissioner Lois Dickerson made a motion to allow the enlargement of the building located at 320 Piedmont Rd. as city staff recommended. In compliance with ordinance 6.8 and 6 2 2-a4 to allowed the enlargement of a nonconforming building. Motions was **seconded** by Commissioner Brad Neff.

The Vote was:

AYE: Commissioner Lois Dickerson, Commissioner Don Woodward, Commissioner Brad Neff and Chairman Bill Long.

NAYE: **None**

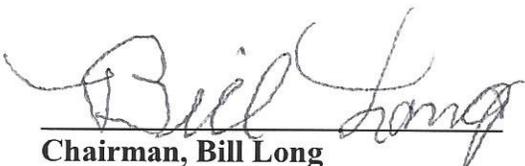
7. ADJOURN - Chairman

Commissioner Don Woodard made a motion to adjourn the meeting. Motion was **seconded** by Commissioner Brad Neff.

The Vote was:

AYE: Commissioner Lois Dickerson, Commissioner Don Woodward, Commissioner Brad Neff and Chairman Bill Long.

NAYE: None


Chairman, Bill Long


Secretary, Mary Ramsey