

NOTICE OF A MEETING FOR CITY OF CHICKASHA BOARD OF ADJUSTMENT

In compliance with Title 25, Oklahoma Statutes, Section 301-314, the Oklahoma Open Meeting Act, including the posting of notices and agenda, be advised that the **City of Chickasha Board of Adjustment** of the City of Chickasha, Oklahoma, meeting on **Tuesday, January 12, 2021, at 3:00 PM.**

Said meeting will be held at City Hall, 2nd Floor City Council Chambers, 117 N. 4th Street, Chickasha, Oklahoma.

The City of Chickasha encourages participation from all its citizens. If special accommodations are needed, please notify the City Clerk at least 48 hours prior to the scheduled meeting. The City may waive the 48-hour rule if the necessary accommodations can be easily made.

1 Call to Order / Roll Call.

2 Meeting Items

- a. Consider approving the minutes from the October 13, 2020 meeting.
- b. Public Hearing to discuss a request for variance to the City of Chickasha's Setback requirements to Ordinance section 54-33(e)(1) for applicant JYM Investment, LLC.
- c. Discussion, consideration and possible action to approved a request for a variance to the City of Chickasha's Setback requirements to Ordinance section 54-33(e)(1) for applicant JYM Investment, LLC.

3 Motion to Adjourn.

Rachel Bernish, Director of Community Development

This Agenda was posted on the official City of Chickasha bulletin board in the Municipal Building, 117 North 4th Street Chickasha, OK, 73018, which is accessible to the public twenty-four hours each day at ___ a.m./p.m. on _____, 20__.

BOARD OF ADJUSTMENT MEETING MINUTES

10-13-200 3:00 p.m.

Item No. 1- Call meeting to order 3:10 p.m.

Roll Call

Present: Joe Hutmacher, Jeff McClure, John Grote

Absent: John Allen, Tom Woodward

Staff Members Present – Rachel Bernish, Community Development Director, Tracey Austin, Executive Administrative Assistant

Citizens Present –Paul Knight 110 Arlington

Item No. 2a- Consider Approving minutes of September 1, 2020 Meeting.

***Motion by John Grote and second by Joe Hutmacher to approve minutes of September 1, 2020 meeting.**

Roll Call Vote:

Ayes: Joe Hutmacher, John Grote, Jeff McClure

Nays: None

Motion carries.

Item No. 2b- Public Hearing to discuss request for variance to City of Chickasha's carport setback Ordinance Sec. 54-103(2) for applicant Paul Knight located at 110 Arlington Road.

Public Hearing opened at 3:12 p.m.

Applicant Paul Knight was present to speak about application for variance and answer questions.

Public Hearing closed at 3:16 p.m.

Item No. 2c- Discussion, consideration and possible action for variance to City of Chickasha's carport setback Ordinance Section 54-103(2) for applicant Paul Knight located at 110 Arlington Road.

***Motion by Jeff McClure and second by John Grote to approve request for variance to City of Chickasha's carport setback Ordinance Sec. 54-103(2) for applicant Paul Knight located at 110 Arlington Road.**

Roll Call Vote:

Ayes: Jeff McClure, John Grote, Joe Hutmacher

Nays: None

Motion carries

Item No. 3- Adjournment

*Motion by John Grote and second by Jeff McClure to adjourn meeting

Motion to adjourn.

Roll Call Vote:

Ayes: Jeff McClure, John Grote, Joe Hutmacher

Nays: None

Adjourned at 3:17 p.m.

Approved this _____ day of _____ 2020

Chairman, Board of Adjustment



City of
Chickasha
117 North 4th Street
Chickasha, Oklahoma 73018

Due On: _____

Meeting Date: _____

APPLICATION FOR BOARD OF ADJUSTMENT

Request: ☒ Variance ☐ Special Exception ☐ Appeal

Applicant(s) Name: JYM Investments, LLC

Address: 2252 N. Broadway St., Moore, OK, 73160

Legal Description: Sleepy Hollow 3rd Addition Phase 1

Address of subject property: Lots 1,2,3,4 Block 11 & Lots 1,2,3,4 Block 15

Phone #: 405-476-9133

Present zoning classification of subject property: R-1

Type of Variance/Special Exception being sought: change the 20' building line to 15'

Reason for requesting variance/special exception: Due to the 25' utility and drainage easement on the back of the lots we do not have adequate buildable area for our floor plan

Owner of Record: JYM Investments, LLC

The following is a checklist of all other requirements of the application:

- ☐ A letter requesting the variance/special exception and reasons why the variance/special exception is being sought.
- ☐ A plot plan showing the dimensions of the property and the location and dimensions of ALL structures located on the property in relation to the property lines. (The plan should be specific enough to represent the type of variance/special exception requested)
- ☐ An Abstractor's Certified Property Owners list of property owners within 300' of subject property.
- ☐ Application Fee, receipt number _____
- ☐ **All Materials are due no later than the date set by the Community Development Director, as noted on this Application.**

ALL INFORMATION ON THIS FORM MUST BE COMPLETED IN ORDER TO PROCESS YOUR REQUEST

Applicant(s) Signature: Mo Sharifi Date: October 26, 2020



City of

Chickasha

117 North 4th Street
Chickasha, Oklahoma 73018

Community Development

BOA 12-8-2020

STAFF REPORT

Applicants: JYM Investments, LLC

Requested Action: The applicant is requesting a variance from the City of Chickasha's setback requirements.

Legal Description: Lots 1,2,3,4 in Block 11, and Lots 1,2,3,4 in Block 15 the Sleepy Hollow 3rd Addition, Phase 1, to the City of Chickasha, Grady County, Oklahoma according to the recorded plat thereof.

Analysis of the Application: The applicant is requesting a variance to setback requirements.

Staff Recommendation: Staff recommends approving the variance for the lots stated above. They are needing more space due to a utility easement that runs along the back of the property.



City of

Chickasha

Community Development

117 North 4th Street

Chickasha, Oklahoma 73018

405 222-6010 fax: 405 574-1015

rachel.bernish@chickasha.org

To: Property Owners within 300 feet Sleepy Hollow 3rd Addition, Phase 1

Applicant: JYM Investments, LLC

Legal: Lots 1,2,3,4 in Block 11, and Lots 1,2,3,4 in Block 15 the Sleepy Hollow 3rd Addition, Phase 1, to the City of Chickasha, Grady County, Oklahoma according to the recorded plat thereof.

From: Community Development

Date: November 3, 2020

Re: An application for a variance from the City of Chickasha's setback requirements.

A public hearing has been scheduled regarding the request for a variance of the City of Chickasha's setback requirements.

If you wish to voice your support or protest regarding the above applications you should attend the Board of Adjustment meeting on **December 8, 2020 at 3:00 P.M.** in the City Council Chambers Rm. 210 at City Hall, 117 North 4th Street, Chickasha, Oklahoma. Written comments, if received prior to the meeting, may be entered into the record.

If you have any questions regarding this matter, please contact me at 405-222-6012 or email me at rachel.bernish@chickasha.org

Sincerely

Rachel Bernish
Community Development Director

Legal Publication
(Published in The
Express-Star on November
12th, 2020)

Applicant: JYM Invest-
ments, LLC

Legal: Lots 1,2,3,4 in
Block 11, and Lots 1,2,3,4
in Block 15 the Sleepy Hol-
low 3rd Addition, Phase 1,
to the City of Chickasha,
Grady County, Oklahoma
according to the recorded
plat thereof.

From: Community Develop-
ment

Re: An application for a
variance from the City of
Chickasha's setback re-
quirements.

A public hearing has been
scheduled regarding the re-
quest for a variance of the
City of Chickasha's setback
requirements.

When: December 8th, 2020
City of Chickasha City
Council Chambers

Please contact Community
Development with ques-
tions or concerns
405-222-6010.

Proof of Publication

In the District Court of Grady County, State of Oklahoma

Legal Publication

(Published in The Express-Star on November 12th, 2020)

Applicant: JYM Investments, LLC

Legal: Lots 1,2,3,4 in Block 11, and Lots 1,2,3,4 in Block 15 the Sleepy Hollow 3rd Addition, Phase 1, to the City of Chickasha, Grady County, Oklahoma according to the recorded plat thereof.

From: Community Development

Re: An application for a variance from the City of Chickasha's setback requirements.

A public hearing has been scheduled regarding the request for a variance of the City of Chickasha's setback requirements.

When: December 8th, 2020 City of Chickasha City Council Chambers

Please contact Community Development with questions or concerns 405-222-6010.

Case No: Public Notice

Affidavit of Publication

State of Oklahoma, County of Grady, ss:

I, the undersigned publisher, editor or Authorized Agent of the Express-Star, do solemnly swear that the attached advertisement was published in said paper as follows:

1st Publication

November 12, 2020

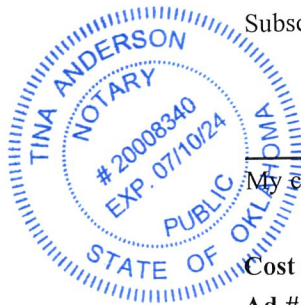
That said newspaper is Weekly, in the city of Chickasha, Grady County, Oklahoma, a Weekly newspaper qualified to publish legal notices, advertisements and publications as provided in Section 106 of Title 25, Oklahoma Statutes 1971, as amended, and complies with all other requirements of the laws of Oklahoma with reference to legal publications.

That said Notice, a true copy of which is attached hereto, was published in the regular edition of said newspaper during the period and time of publications and not in a supplement, on the above noted dates.



Signature

Subscribed and sworn before me on this 16th day of November 2020.



My commission expires .

7-10-24

Cost of Publication \$16.60

Ad # 00497786

Acct # 23151928

Copies: 1

PAY TO

The Express-Star
PO Drawer E
Chickasha, OK 73023

Notary Public
Commission #

20008340



2252 N. Broadway St.
Moore, Ok, 73160

October 26, 2020

Board of Adjustment
The City of Chickasha

Re: Sleepy Hollow, Section 3

Dear Sir or Madam,

Home Creations Inc. is the land developer and only home builder for the final plat of Sleepy Hollow, Section 3. After review of the final plat we are now requesting a variance on block 11, lots 1-4 and block 15, lots 1-4. Due to the 25' utility and drainage easement on the back of these lots we have determined that we do not have an adequate buildable area for our floor plans. The common length of floor plans we will build on these lots is 62' but we will only have 60' of length with the present building line. Our solution is to change the 20' build line at the front of these lots to 15' to allow adequate space for the floor plans.

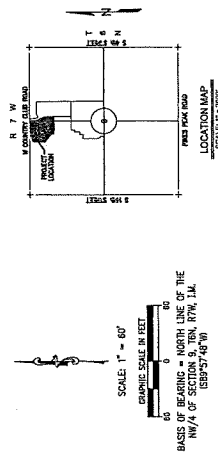
Sincerely,

Mo Sharifi
Land Development Manager

PREPARED BY: CRAFTON TULL
 4000 N. CENTRAL AVENUE, SUITE 200
 OKLAHOMA CITY, OKLAHOMA 73105
 PHONE: (405) 233-1100
 FAX: (405) 233-1101
 WWW.CRAFTONTULL.COM

FINAL PLAT

OF SLEEPY HOLLOW 3RD ADDITION, PHASE 1 A PART OF THE N/2 OF SECTION 9, T6N, R7W, 11M. CHICKASHA, GRADY COUNTY, OKLAHOMA



CURVE #	LENGTH	RADIUS	DELTA	CHORD DIRECTION	CHORD LENGTH
C1	72.35	225.00	08°47'40"	N27°02'00"W	71.85
C2	148.34	175.00	04°25'48"	N62°17'40"W	142.02
C3	14.82	225.00	00°04'00"	N87°15'00"W	14.67
C4	24.04	100.00	00°35'24"	S85°19'37"W	23.84
C5	38.30	125.00	00°35'24"	S85°19'37"W	38.00
C6	21.78	75.00	00°35'24"	S85°19'37"W	21.71
C7	41.35	200.00	00°42'33"	S50°12'54"E	38.60
C8	24.81	50.00	04°42'33"	S33°46'04"W	23.37

CURVE #	LENGTH	RADIUS	DELTA	CHORD DIRECTION	CHORD LENGTH
C1	260.37	612.50	00°04'50"	S37°26'47"E	270.38
C2	248.30	543.50	00°03'00"	S37°26'47"E	248.30
C3	118.88	100.00	00°06'00"	S85°41'48"W	109.82
C4	145.47	75.00	00°06'00"	S85°41'48"W	127.48
C5	87.28	75.00	00°06'00"	S85°41'48"W	82.48
C6	22.25	35.00	03°25'00"	S41°34'18"E	21.85
C7	146.28	52.00	00°22'44"	N67°54'14"E	102.91
C8	19.85	35.00	03°25'00"	S87°18'21"W	19.81
C9	40.70	100.00	03°25'00"	N06°18'12"E	40.47
C10	30.07	75.00	03°25'00"	N06°18'12"E	30.37
C11	41.65	75.00	00°04'40"	N60°30'20"E	41.07
C12	168.24	200.00	04°01'33"	S24°08'00"E	163.30
C13	110.27	125.00	04°01'33"	S24°08'00"E	104.81
C14	188.27	225.00	04°01'33"	S24°08'00"E	183.74
C15	107.13	200.00	04°01'33"	N24°17'41"W	102.31

ADDRESSES

ANY ADDRESSES SHOWN ON THIS PLAT ARE FOR INFORMATION ONLY. THE PLAT IS NOT A GUARANTEE OF ADDRESS. ADDRESSES SHOULD BE OBTAINED FROM THE LOCAL POST OFFICE IN PLACE OF LEGAL DESCRIPTION.

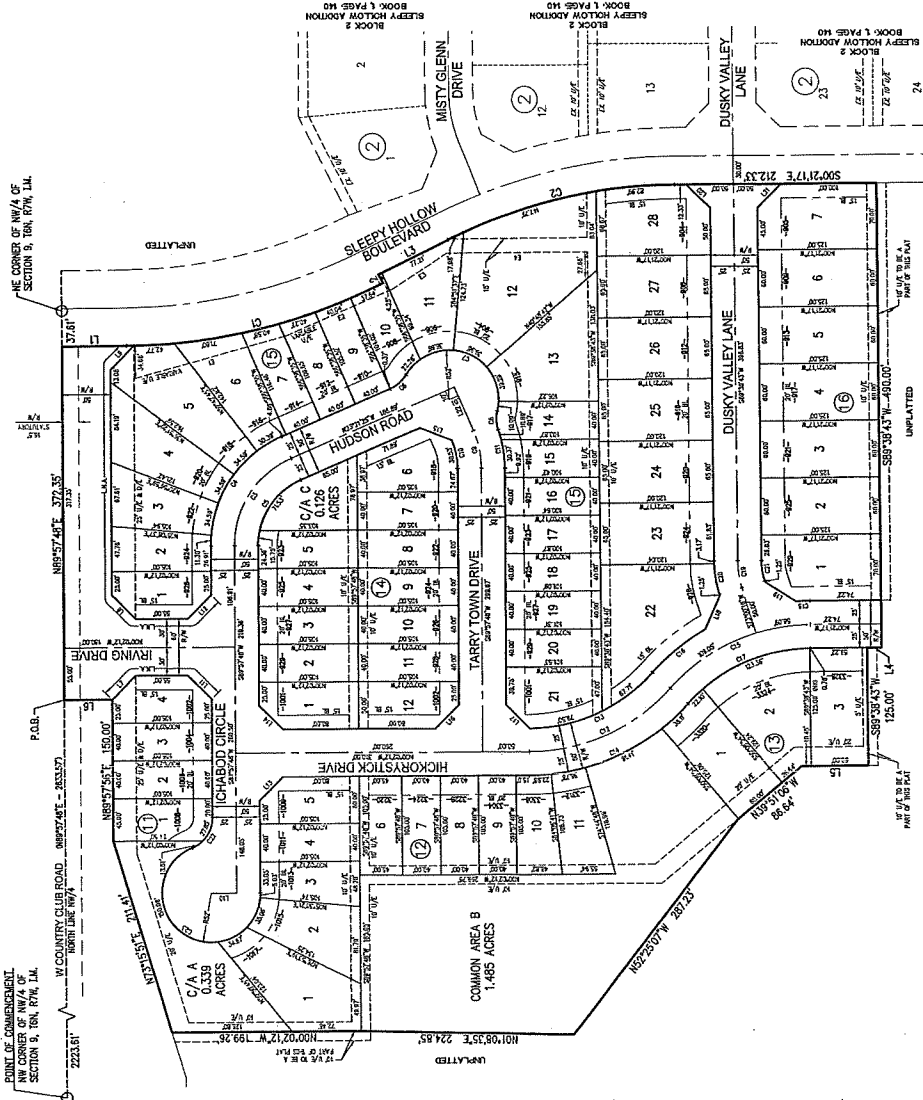
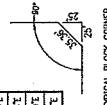
NOTES

1. THIS PLAT OF SURVEY MEETS THE OKLAHOMA MINIMUM STANDARDS FOR THE PREPARATION OF SURVEY PLATS AND THE REQUIREMENTS OF TITLE 11, SECTION 4-108 OF THE OKLAHOMA STATUTES.
2. CONTAINING OF RIGHT-OF-WAY MONUMENTS SHALL BE AS FOLLOWS:
 MAGNETIC NAIL WITH WOODEN STAMPED "TIA 0037"
 3/8" IRON ROD WITH A PLASTIC CAP STAMPED "TIA 0037"
3. PROPERTY OWNER MONUMENTS SHALL BE:
 4. THE "TIA 0037" OR "TIA 0037" AND "TIA 0037" AS NOTED HEREIN AND AS IT RELATES TO LAND SURVEYING SERVICES AS SHOWN ON THIS DOCUMENT. THE SURVEYOR'S RESPONSIBILITY IS TO OBTAIN THE NECESSARY INFORMATION ON THE FACTS AND KNOWLEDGE KNOWN TO THE PROFESSIONAL LAND SURVEYOR AT THE TIME OF THE SURVEY AND IS NOT A GUARANTEE OR WARRANTY, EITHER IMPLIED OR EXPRESSED, THAT THE SURVEY IS CORRECT OR THAT THE INFORMATION IS COMPLETE, ACCURATE, OR THAT THE SURVEY WILL BE CONDUCTED BY A CERTIFIED TITLE COMPANY. ALL DOCUMENTS HEREIN PROVIDED BY THE CLIENT/OWNER AND/OR RECORDED BY THE SURVEYOR, AND MAY BE SUBJECT TO RECORDATION, EASEMENTS, RIGHTS OF WAY, AND LAND REGULATIONS WITH AN ACCURATE TIME SCHEDULE MAY REVEAL.

LINE #	LENGTH	DIRECTION
L17	33.30	N44°27'46"E
L18	33.37	N60°30'24"W
L19	33.37	N24°38'11"E
L20	33.37	N44°38'31"E
L21	33.37	S40°31'17"E
L22	33.37	N60°30'24"W

LINE #	LENGTH	DIRECTION
L1	67.42	S60°21'17"E
L2	10.00	N67°22'46"E
L3	81.40	S24°38'11"E
L4	15.00	N60°30'24"W
L5	70.45	N60°30'24"W
L6	50.00	S40°31'17"E
L7	33.37	S40°31'17"E
L8	33.37	S44°59'48"W
L9	33.37	S44°59'48"W
L10	22.00	S60°21'17"E
L11	33.37	S40°31'17"E
L12	33.37	S44°59'48"W
L13	33.37	S44°59'48"W
L14	33.37	S44°59'48"W
L15	33.37	N60°30'24"W
L16	33.37	S44°59'48"W

LINE #	LENGTH	DIRECTION
E1	180.15	S37°26'47"E
E2	122.07	S27°21'21"E
E3	87.86	S37°26'47"E
E4	144.34	S60°21'17"E



LEGEND
BL BUILDING LINE
D/E DRAINAGE EASEMENT
EX EXISTING
L.N.A. LIMITS OF NO ACCESS
P.O.B. POINT OF BEGINNING
R/W RIGHT-OF-WAY
U/E UTILITY EASEMENT
C/A COMMON AREA

OWNER'S CERTIFICATE AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS, that JON INVESTMENTS, LLC, does hereby certify that they are the owners of and do hereby convey, grant or corporation having any right, title, or interest in and to the land shown on the attached plat and that they have caused this plat, title, or interest to be duly recorded in the public records of the County of San Diego, California, for the purpose of establishing the same as the basis for the purposes of the California law of partition, and that the said plat, title, or interest is hereby granted, conveyed, and assigned to the said John Conway, his heirs, assigns, beneficiaries, successors, and assigns forever, and have caused the same to be released from all encumbrances as to that title is clear, except as shown in the attached certificate.

IN WITNESS WHEREOF, the undersigned have caused this instrument to be executed this 30th day of January, 2014. John Conway, executor, and attestation for the condition considered in a separate instrument.

JMA INVESTMENTS, LLC
JULIA FERNBERG
MANAGER

STATE OF OKLAHOMA)
) ss:
COUNTY OF CLEVELAND)

Before me, the undersigned Notary Public, in and for said County and State on this 20th day of July, 1934, personally appeared JACK FARRBERG, MANAGER OF THE INVESTMENTS, I.C., to me known to be the person whose name is on the within and foregoing instrument, and acknowledged to me that he executed the same as his free and voluntary act and deed and as the free and voluntary act and deed of said corporation, for the uses and purposes herein set forth.

Jane E. Young
NOTARY PUBLIC
#11004011

LEGAL DESCRIPTION

A tract of land situated within portions of the Northwest Quarter NW(4) and Northeast Quarter NE(4) of Section 10, Township 36 North (13N), Range 5 West 1st (R5W) of the Indian Meridian (I.M.) of Section 10, Township 36 North (13N), Range 5 West 1st (R5W) of the Indian Meridian (I.M.) in Chouteau, Greely County, Oklahoma, being more particularly described as follows:

COMMENCING at the Northwest corner of the Northwest Quarter NW(4) of said Section 9, thence N89°57'42" along the North line of said NW(4) a distance of 2223.31' met to the POINT OF BEGINNING, thence continuing

[illegible]

Solid tract contains 623,457 Sq Ft or 14,313 Acres, more or less.

LAND SURVEYOR'S CERTIFICATE

1. DENVER WINCHESTER, do hereby certify that I am a PROFESSIONAL LAND SURVEYOR, and that the enclosed plat represents a survey made under my direction, and that the monuments noted herein actually exist and their positions are correctly shown.


 DENVER WINCHESTER, PLS 1052

STATE OF OKLAHOMA)
COUNTY OF OKLAHOMA)
SS:)
I,)

COUNTY OF OKLAHOMA)
Before me, the undersigned, a Notary Public, in and for said County and State personally appeared
DENVER WINCHESTER, to me known to be the identical person who executed the above instrument
and acknowledged to me that he executed the same as his free and voluntary act and deed.


NOTARY PUBLIC

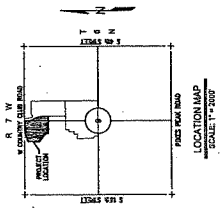
CITY PLANNING COMMISSION APPROVAL

I, James H. McCall, Planning Director of the City of Chicago, do certify that the Chicago Planning Commission duly approved this plot on the 27th day of August, 1967.

PLANNING DIRECTOR

FINAL PLAT

**SLEEPY HOLLOW
OF
3RD ADDITION, PHASE 1
A PART OF THE N/2 OF SECTION 9, T6N, R7W, I.M.
CHICKASHA, GRADY COUNTY, OKLAHOMA**



BONDED ABTRACTOR'S CERTIFICATE

[illegible]

WASHITA VALLEY ABSTRACT COMPANY
Marty Anderson
PRESIDENT

COUNTY TREASURER'S CERTIFICATE

I, Charles E. Davidson, do hereby certify that I am the duly elected, qualified and acting County Treasurer of GRADY COUNTY, STATE OF OKLAHOMA, that the tax records of said County show all taxes are paid for the year 1934 and prior years on the land shown on the annexed plat, that the required fiduciary security has been deposited in the office of the county treasurer, guaranteeing payment of the current years taxes.

IN WITNESS WHEREOF, said County Treasurer has caused this instrument to be executed at the
CITY OF CHICKASAW, OKLAHOMA, this 21st day of May, 2019

ACCEPTANCE OF DEDICATION OF CITY COUNCIL

Be it resolved by the Council of the CITY of CHICKASAW, OKLAHOMA, that the dedications shown on the crossed plat ~~are~~ hereby accepted, adopted by the Council of the CITY of CHICKASAW, OKLAHOMA, this 10th day of July, 2012.

ATTEST: Ann M. McDaniel CITY CLERK

CERTIFICATE OF CITY CLERK

I, Shirley R. Pines, City Clerk of the CITY of CHICAGO, STATE of ILLINOIS, hereby certify that I have examined the records of said City and find that all deferred payments or installments upon special assessment have been paid in full and that there is no special assessment procedure now pending against the land shown on the annexed plat on this 20 day of July, 1967.

John A. McDonald
CITY CLERK

NOTES

- [illegible]

CERTIFICATE OF DEPARTMENT OF ENVIRONMENTAL QUALITY

The _____ Office of the Department of Environmental Quality has approved this plan for the use of public water systems and individual on-site sewer systems on the _____ day of _____ 20____.

Water supply will be provided by The City of Chicago.

~~RESTRICTIONS TO APPROVAL:~~

N/A

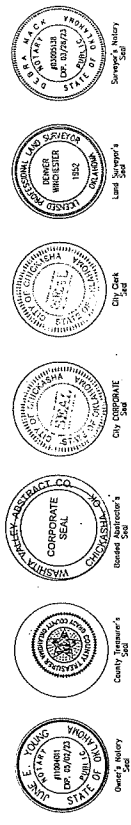
~~DATE: _____~~

~~APPROVED BY: _____~~

~~REVIEWED BY: _____~~

~~DATE: _____~~

DEPARTMENT OF ENVIRONMENTAL QUALITY



CITY PLANNING COMMISSION APPROVAL

I, James H. H. H. H., Planning Director of the City of Chikasha, do certify that the Chikasha Planning Commission duly approved this plot on the 17th day of August, 1957.

PLANNING DIRECTOR

FINAL PLAT TO SERVE
SLEEPY HOLLOW 3RD ADDITION



Crafton Tull
architecture | engineering | surveying

PROJECT NO. 16610400

SPECIAL CERTIFICATE

STATE OF OKLAHOMA }
 }
COUNTY OF GRADY } SS:

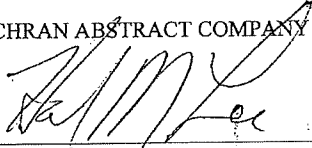
The Undersigned, lawfully bonded abstracters in and for said County and State, hereby certify that the foregoing attached sheets contain a true and complete list of all property owners owning property with in a 300 foot radius of the following described premises, to wit:

Lots 1, 2, 3 and 4 in Block 11, and Lots 1, 2, 3, and 4 in Block 15, the SLEEPY HOLLOW 3RD ADDITION, PHASE I, to the City of Chickasha, Grady County, Oklahoma, according to the recorded plat thereof;

as such list appears in the records of the County Treasurer of Grady County, Oklahoma.

Dated at Chickasha, Oklahoma, this 19th day of October, A.D. 2020
at 7:59 A.M.

COCHRAN ABSTRACT COMPANY

By  :
Asst. Mgr.

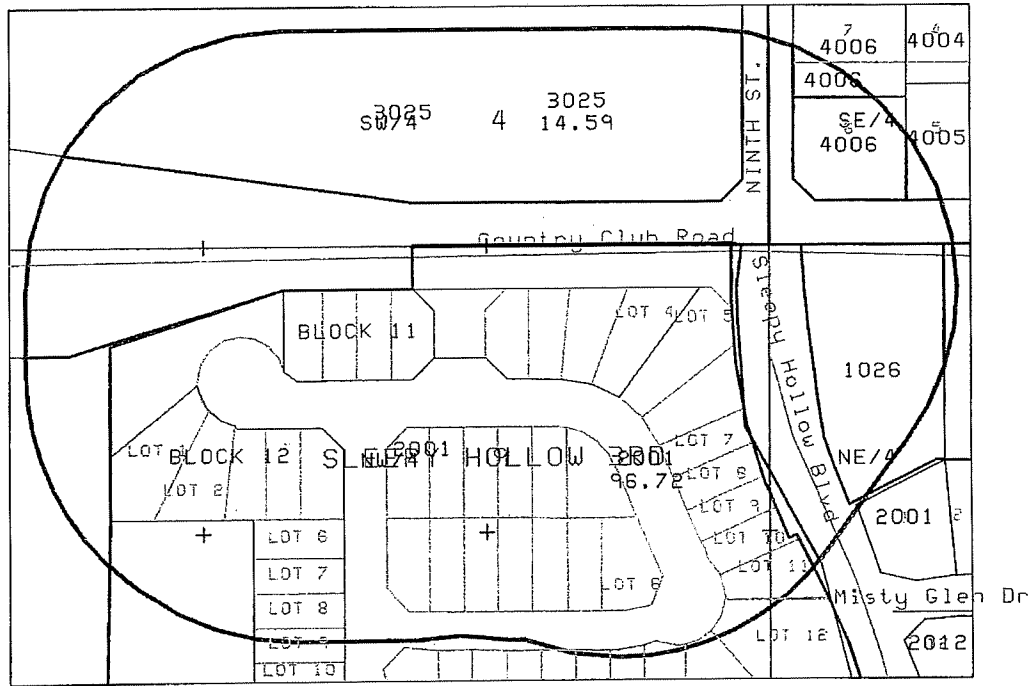
ORDER #62040

Compiled by

COCHRAN ABSTRACT COMPANY
INCORPORATED

BONDED ABSTRACTERS

Keegan V Doke, Manager



0000-09-06N-07W-2-001-00
JYM INVESTMENTS LLC
2252 N BROADWAY
MOORE, OK 731600

C400-00-004-006-0-001-00
THOMAS-WINDOM, ANGELIA L. &
BRUCE CARLTON WINDOM
3123 S 9TH STREET
CHICKASHA, OK 730180000

C620-00-002-001-0-000-00
NANEY, MARY ANNA
1 MISTY GLENN
CHICKASHA, OK 730180000

0000-09-06N-07W-1-025-00
HEALTH CARE REIT, INC.%
ALTERRA HEALTHCARE ATTN:TAX DP
6737 W. WASHINGTON, STE 2300
MILWAUKEE,, WI 532140000

C400-00-004-005-0-000-00
COLLINS, ROBERT J. &
MELISSA S.
101 ARLINGTON ROAD
CHICKASHA, OK 730180

C400-00-004-006-0-000-00
KUNTZ FAMILY TRUST
451 RIDGE ROAD
LEESVILLE, SC 290700

0000-04-06N-07W-3-025-00
CLD, LLC
3210 W IDAHO
CHICKASHA, OK 730180000

0000-09-06N-07W-1-026-00
METTRY, CHARLOTTE LIVING TRUST
3104 COUNTY STREET 2880
NINNEKAH, OK 730670000



City of

Chickasha

Community Development

117 North 4th Street

Chickasha, Oklahoma 73018

405 222-6010 fax: 405 574-1015

rachel.bernish@chickasha.org

To: Property Owners within 300 feet Sleepy Hollow 3rd Addition, Phase 1

Applicant: JYM Investments, LLC

Legal: Lots 1,2,3,4 in Block 11, and Lots 1,2,3,4 in Block 15 the Sleepy Hollow 3rd Addition, Phase 1, to the City of Chickasha, Grady County, Oklahoma according to the recorded plat thereof.

From: Community Development

Date: December 11, 2020

Re: An application for a variance from the City of Chickasha's setback requirements.

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If you have any questions regarding this matter, please contact me at 405-222-6012 or email me at rachel.bernish@chickasha.org

Sincerely

Rachel Bernish
Community Development Director



City of

Chickasha

117 North 4th Street

Chickasha, Oklahoma 73018

Community Development

BOA 1/12/2021

STAFF REPORT

Applicants: JYM Investments, LLC

Requested Action: The applicant is requesting a variance from the City of Chickasha's setback requirements.

Legal Description: Lots 1,2,3,4 in Block 11, and Lots 1,2,3,4 in Block 15 the Sleepy Hollow 3rd Addition, Phase 1, to the City of Chickasha, Grady County, Oklahoma according to the recorded plat thereof.

Analysis of the Application: The applicant is requesting a variance to setback requirements.

Staff Recommendation: Staff recommends approving the variance for the lots stated above. They are needing more space due to a utility easement that runs along the back of the property.