



Tulsa Metropolitan Area
Planning Commission

Case : South Tulsa County Maintenance
Center

Hearing Date: March 7, 2018

Case Report Prepared by:

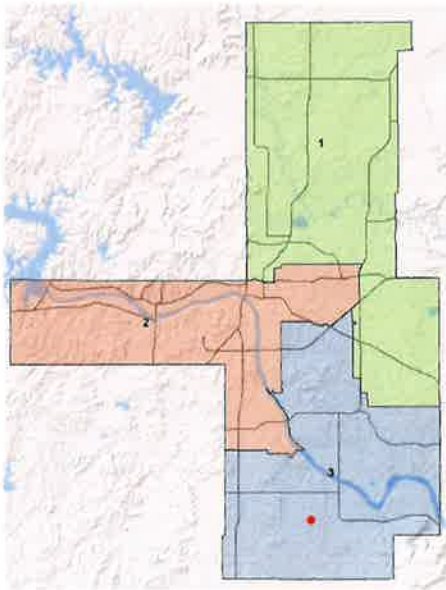
Nathan Foster

Owner and Applicant Information:

Applicant: Sack & Associates, INC

Owner: BOCC of Tulsa County

Location Map:
(shown with County Commission
districts)



Applicant Proposal:

Minor Subdivision Plat

1 lot, 1 block, 10.02 ± acres

Location: Northeast corner of East 171st
Street South and South Yale Avenue

Zoning: AG

Staff Recommendation:

Staff recommends **approval** of the minor
subdivision plat

County Commission District: 1

Commissioner Name: John Smaligo

EXHIBITS: Site Map, Aerial, Minor Subdivision Plat

MINOR SUBDIVISION PLAT

South Tulsa County Maintenance Center - (County)

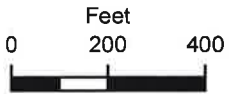
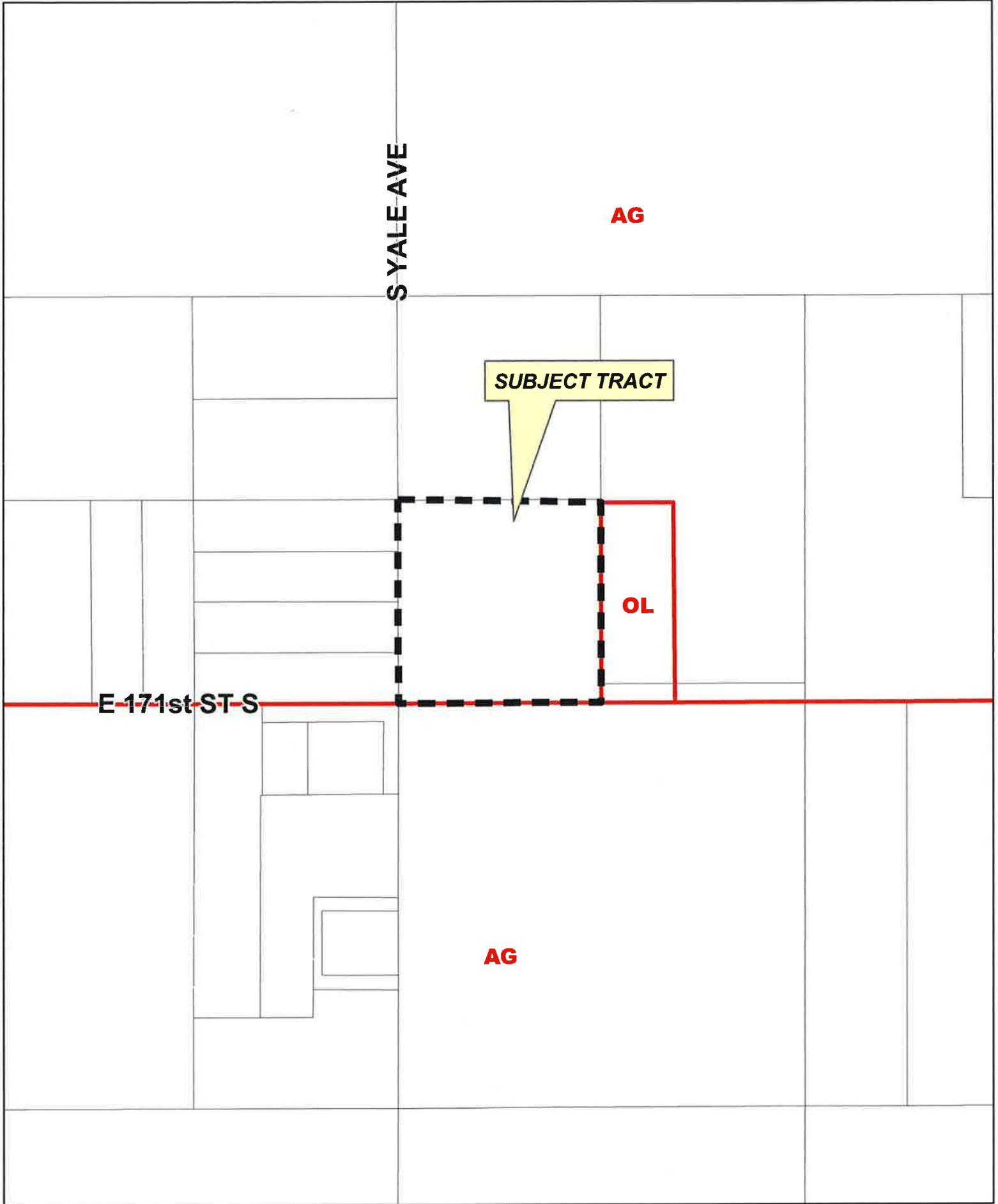
Northeast corner of East 171st Street South and South Yale Avenue

The plat consists of 1 Lot, 1 Block, 2 reserve areas on 10.02 ± acres.

The property is currently zoned AG with a proposed rezoning to IL. The plat conforms to the lot requirements of both the existing and proposed zoning districts. The plat has been released by the County Engineer and all required documentation has been submitted. If the rezoning request is approved, staff recommends delaying the filing of the plat until such time the new zoning district is in effect.

The Technical Advisory Committee met on February 15, 2018 and all conditions have been met.

Staff recommends **approval** of the minor subdivision plat



17-13 27

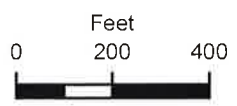
**SOUTH TULSA
COUNTY
MAINTENANCE CENTER**





S YALE AVE

E 171st ST S



 Subject Tract

17-13 27

**SOUTH TULSA
COUNTY
MAINTENANCE CENTER**

Note: Graphic overlays may not precisely align with physical features on the ground.

Aerial Photo Date: February 2016



27.4



Note: Graphic overlays may not precisely align with physical features on the ground.

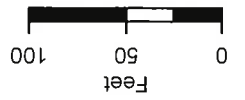
Aerial Photo Date: February 2016

SOUTH TULSA COUNTY MAINTENANCE CENTER

Subject Tract



17-13 27



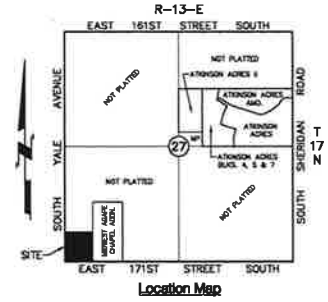
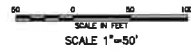
E 171st St S

S YALE AVE

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MINOR SUBDIVISION South Tulsa County Maintenance Center

AN ADDITION TO TULSA COUNTY, OKLAHOMA
IN THE
SW/4 OF THE SW/4 OF THE SW/4
OF
SECTION 27, T-17-N, R-13-E

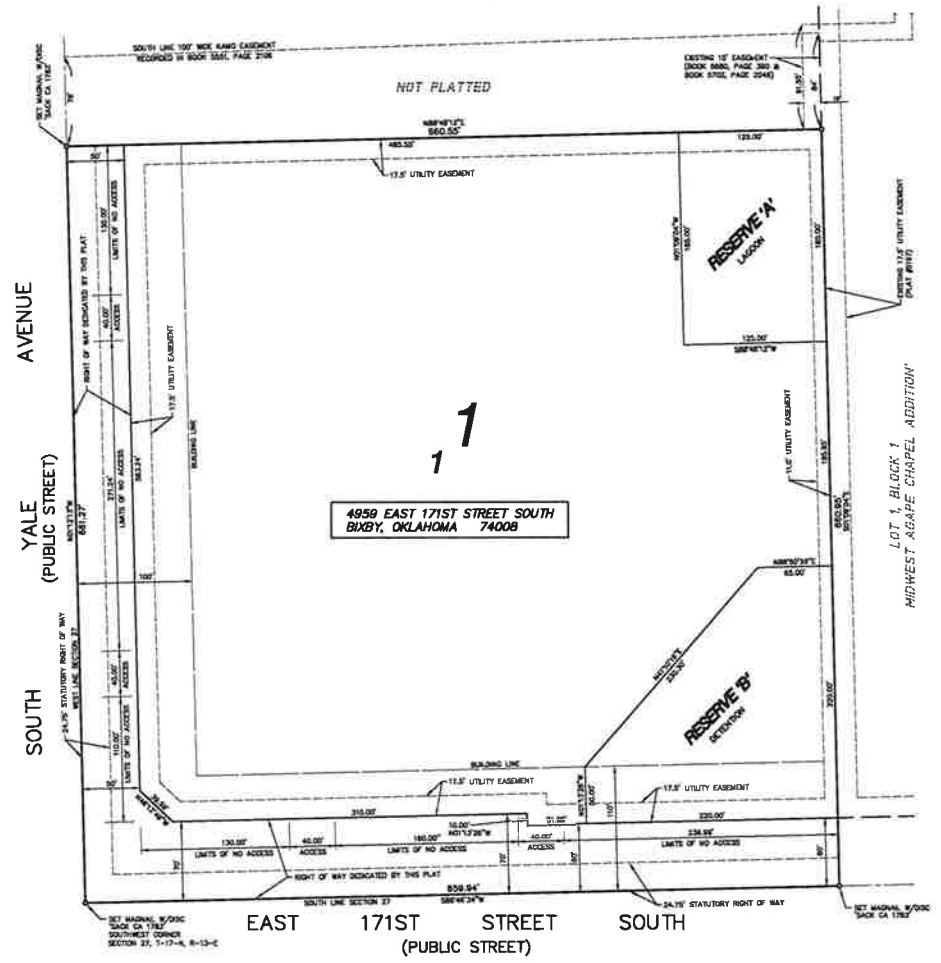


Location Map

TREASURER'S STAMP
DO NOT USE THIS SPACE

COUNTY CLERK STAMP
DO NOT USE THIS SPACE

FINAL PLAT
CERTIFICATE OF APPROVAL
I hereby certify that this plat was approved by the Tulsa Board of Planning and Zoning Commission on _____
TRANSMITTANCE
This approval is void if this plat is not filed in the office of the County Clerk on or before _____
COUNTY ENGINEER



Owner

BOARD OF COUNTY COMMISSIONERS
OF TULSA COUNTY, OKLAHOMA
500 SOUTH DENVER
TULSA, OKLAHOMA 74103-3832
PHONE: (918) 586-5000

Engineer / Surveyor

SACK AND ASSOCIATES, INC.
3530 EAST 31ST STREET SOUTH, SUITE A
TULSA, OKLAHOMA 74135-1519
PHONE: (918) 562-4111
E-MAIL: SACKSACKANDASSOCIATES.COM
C.A. No. 1783 (EXPIRES JUNE 30, 2019)

Beats of Bearings

THE BEARINGS SHOWN HEREON ARE BASED ON THE OKLAHOMA STATE PLANE COORDINATED SYSTEM NORTH ZONE NAD 83, ZONE 3501 WITH THE WEST LINE OF THE SW 1/4 BEING N01°12'13\".

Monumentation

ALL CORNERS TO BE SET USING A 3/8"x18" IRON PIN WITH A YELLOW CAP, STAMPED "SACK CA 1783".

Addition Statistics

ADDITION CONTAINS 1 LOT IN 1 BLOCK
RESERVE "A" AND RESERVE "B"
BLOCK 1 CONTAINS 8.9948 ACRES (304,894 S.F.)
RESERVE "A" CONTAINS 0.5328 ACRES (23,138 S.F.)
RESERVE "B" CONTAINS 0.8090 ACRES (35,241 S.F.)

Surveyor Note

THE LAST SITE VISIT WAS MADE ON MAY 17, 2017.

Addresses

ADDRESS SHOWN ON THIS PLAT IS ACCURATE AT THE TIME THE PLAT WAS FILED. ADDRESSES ARE SUBJECT TO CHANGE AND SHOULD NEVER BE RELIED ON IN PLACE OF THE LEGAL DESCRIPTION.

File



PROPOSED TULSA COUNTY MAINTENANCE FACILITY