

**Planning Commission Meeting  
December 15, 2015**

**Members Present: Lacey Rowell, Brian Leck, Arren Muskett, Mickey Stratton, and Steve Snow, John Morris-Mayor and Town Engineer, Jeff Cowan.**

**Staff Present: April Stephens, Joe Weaver- Town Attorney**

**Others Present: Bob Cancemi, Roger Rinehart, Dawn Morgan, Benjamin Morgan, David Johnson, Chris Firestone, and Justin Evans.**

- 1. Meeting called to order and roll call. Steve Snow-Chairman called the Board of Adjustment to order. April Stephens called roll and declared a quorum. Agenda was posted at the Calumet Town Hall on December 11, 2015 at 8:30 a.m....**
- 2. Consider approval or amendment of minutes for planning commission meeting held, November 18, 2015, with action necessary. Mickey Stratton made motion to amend minutes from November 18, 2015. #'s 1 & 7. Change #1 to "Steve Snow-Vice Chairman" and #7 to "Lots 1,2,3,&4" Seconded by Brian Leck. Vote was: Aye: Lacey Rowell, Brian Leck, Arren Muskett, Mickey Stratton, and Steve Snow. Nay: None: Abstain: John Morris, Jeff Cowan. Motion carried.**
- 3. Consideration of request by Firestone Trucking, Inc. to change zoning from AG-General Agriculture to IH-Heavy Industrial for property located at 13900 West 122<sup>nd</sup> Street, Calumet, Oklahoma 73014, more particularly described as follows: Part of the Southwest Quarter (SW/4) of section Thirteen (13), Township (13) North Range Nine (9) West of the Indian Meridian, Canadian County, Oklahoma, more particularly described as follows: Beginning at the SE corner of said SW/4; Thence North a distance of 685 feet; Thence West a distance of 284 feet; Thence South a distance of 685 feet; Thence East a distance of 284 feet to the Point of Beginning,  
AND  
Part of the Southwest Quarter (SW/4) of Section (13), Township Thirteen (13) North Range 9 (9) West of the Indian Meridian, Canadian County, Oklahoma, more particularly described as follows: Beginning at a point 428 feet West and 430 feet North of the Southeast Corner of said SW/4; Thence containing North 255 feet; Thence East 144 feet; Thence South 255 ft; Thence West 144 feet to the point of beginning.**

**Mr. Rinehart requested Limit of operations 7 a.m. to 9 p.m., limitation on decibels, shaded light not pointing to the Morgan's, get rid of obnoxious odors, buffer, 50 ft 6-8 ft tall sight proof fencing, no dust, chemicals, vibration noise etc.**

**Firestone response- Building as far East as possible from drive, No lights facing property, building will only be used for oil changes, etc. No trucks come in with water**

**(H2S) 2ft berm with 6 ft stockade fence, possible asphalt drive with water sprinkler for dust.**

**Mr. Weaver made the suggestion that both parties need to get together and maybe agree on something, and then bring it to the Board for consideration.**

**Brian Leck made a suggestion that Firestone make an offer for the Morgan's property.**

**Recommendations to rezone to IH with these items:**

**2 ft Berm 6 ft Solid Fence**

**25 ft set back**

**Repair N. Ditch Line, add Tin Horns all 3 drives, culverts- Morgan's too**

**Lights facing away from the Morgan's**

**Dust Control- Asphalt high traffic areas**

**Lacey Rowell made motion to approve zoning application with recommendations to be presented to the Board of Trustees January 5, 2015 at 6:30 p.m. Seconded by Mickey Stratton. Vote was: Aye: Lacey Rowell, Brian Leck, Arren Muskett, Mickey Stratton, and Steve Snow. Nay: None: Abstain: John Morris, Jeff Cowan. Motion carried.**

- 4. Discussion, Consideration of possible action concerning the issuance of building permits and procedures related thereto. Tabled from Planning Commission Meeting held November 18, 2015. Brian Leck made motion. Seconded by Mickey Stratton. Vote was: Aye: Lacey Rowell, Brian Leck, Arren Muskett, Mickey Stratton and Steve Snow. Nay: None: Abstain: John Morris, Jeff Cowan. Motion carried.**
- 5. Discussion, Consideration and recommendations concerning implementation and addition of cost fees to permits to pay for inspector. Tabled from Planning Commission Meeting held November 18, 2015. Lacey Rowell made motion to Table. Seconded by Brian Leck. Vote was: Aye: Lacey Rowell, Brian Leck, Arren Muskett, Mickey Stratton, and Steve Snow. Nay: None: Abstain: John Morris, Jeff Cowan. Motion Carried.**
- 6. Remarks and Inquiries, including questions from the public, of the Planning Commission members. Comments and inquiries from the public are limited to 3 minutes with no action taken. Zoning Issues, 2<sup>nd</sup> Street- Chambless' needs to be zoned Single Residence or Dual Residence, 122<sup>nd</sup> Street East of 270, Thermo Fluids to Calumet Steele needs to be changed to IH, putting in Sewer Lines and Fire Hydrants down 122<sup>nd</sup> Street, Todd and Garfield Sewer Lines, General Drainage- 5<sup>th</sup> Street, Walking Park.**

- 7. Consider new business of an emergency nature that had not been contemplated at the time of agenda preparation, with action necessary. When Zoning Permit, and Permits come into office, email or text every Planning Commission member same day. Mickey Stratton made motion. Seconded by Arren Muskett. Vote was: Aye: Lacey Rowell, Brian Leck, Arren Muskett, Mickey Stratton, and Steve Snow. Nay:None: Abstain: John Morris, Jeff Cowan. Motion Carried.**
  
- 8. Adjournment: Brian Leck made motion to Adjourn the Planning Commission Meeting. Seconded by Lacey Rowell. Vote was: Aye: Lacey Rowell, Brian Leck, Arren Muskett, Mickey Stratton, and Steve Snow. Nay: None: Abstain: John Morris, Jeff Cowan. Motion carried.**

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**Steve Snow- Chairman**

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**April Stephens- Secretary**