

NOTICE AND AGENDA

TULSA CITY COUNCIL - Urban & Economic Development Committee Meeting

**Office of the
City Clerk**

10:30 AM, Wednesday, September 25, 2024

One Technology Center, 4th Floor, Room 411 - 175 E. 2nd St., Tulsa, OK 74103

Persons who require a special accommodation to participate in this meeting should contact Secretary to the Tulsa City Council Lori Doring, 175 East Second Street, Fourth Floor, Tulsa, Oklahoma, 918-596-1990 or via Email: lorigoring@tulsacouncil.org, as far in advance as possible and preferably at least 48-hours before the date of the meeting. Persons using a TDD 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.

1. Call to Order.
2. Sara Phoenix – Appointment to the Arts Commission of City of Tulsa replacing Rebecca Jimerson; term expires December 1, 2027. (CD-4) [UED 9/25/24; CC 10/16/24] 24-927-1
3. Brandon Rule – Reappointment to the Arts Commission of City of Tulsa; term expires December 14, 2026. (Attended 6/7 meetings.) (CD-4) [UED 9/25/24; CC 10/16/24] 24-926-1
4. Ordinance amending the fiscal year 2024-2025 budget to make supplemental appropriations of five hundred thirty-eight thousand, eight dollars and sixty-four cents (\$538,008.64) recognized from unappropriated fund balance within the Public Works Non-Federal Grants SubFund. (TU - Gilcrease Donation Interest) [UED 9/25/24; CC 9/25/24; CC 10/16/24] 24-916-1
[Supporting Documentation](#)
5. Ordinance amending the fiscal year 2024-2025 budget to make supplemental appropriations of fifty thousand, nine hundred sixty dollars (\$50,960.00) from grant revenues to be received from the District Attorney's Council within Victims of Crime Act SubFund. (Victims of Crime Act Grant Award) [UED 9/25/24; CC 9/25/24; CC 10/16/24] 24-917-1
[Supporting Documentation](#)
6. Ordinance amending the fiscal year 2024-2025 budget to reduce unencumbered and unexpended appropriation balance of two hundred sixty-six thousand, seven hundred forty-one dollars and eighty-one cents (\$266,741.81) within the OWRB 2011A Promissory Note SubFund; to reduce unencumbered and unexpended appropriation balance of twenty-four thousand, three hundred forty-six dollars and seventy-three cents (\$24,346.73) within the OWRB 2014A Promissory Note SubFund; to reduce unencumbered and unexpended appropriation balance of one hundred thirty-eight dollars and ninety-eight cents (\$138.98) within the OWRB 2010A Promissory Note SubFund. (Projects are complete and funds are closed.) [UED 9/25/24; CC 9/25/24; CC 10/16/24] 24-918-1
[Supporting Documentation](#)

7. Ordinance amending the fiscal year 2024-2025 budget to make supplemental appropriations of four million, six hundred thousand dollars (\$4,600,000.00) from grant revenues received from the United States Treasury American Rescue Plan Act SubFund. (Residential Care Center) [UED 9/25/24; CC 9/25/24; CC 10/16/24] 24-919-1
[Supporting Documentation](#)
8. Ordinance amending the fiscal year 2024-2025 budget to make supplemental appropriations of two million, eight hundred twenty-six thousand, seven hundred dollars (\$2,826,700.00) from revenues received within the Walmart Opioid Settlement SubFund. (Residential Care Center) [UED 9/25/24; CC 9/25/24; CC 10/16/24] 24-920-1
[Supporting Documentation](#)
9. Ordinance ZCA-25 amending the City of Tulsa Zoning Code, Title 42, Tulsa Revised Ordinances, Housing Feasibility Zoning Code amendments to the City of Tulsa Zoning Code in the following chapters: Chapter 5 - Residential Districts; Chapter 15- Office, Commercial and Industrial Districts; Chapter 20 - Overlay Districts; Chapter 25- Special Districts; Chapter 40 - Supplemental Use and Building Regulations; Chapter 45 -Accessory Uses and Structures; Chapter 55 - Parking; and Chapter 90 - Measurements. Key concepts contained in the proposed amendments are Housing types in Office and Commercial districts; Hotel/Office-to-residential conversions; removing the time limit on special exception approvals of manufactured housing; Cottage House developments; Accessory Dwelling Units; and reducing and simplifying mandatory parking requirements. [UED 9/25/24; CC 10/16/24; CC 10/30/24] 24-935-1
[Supporting Documentation](#)
10. Rezoning Application Z-7571-A from MX1-U-45 with an Optional Development Plan to MX1-U-45 with an amended Optional Development Plan for property located east of the NE/c of E. 36th St. S. and S. Peoria Ave. requested by Lou Reynolds. (Property owner: CBC Builds, LLC) (CD-9) (TMAPC voted 8-1-0 to recommend **APPROVAL** of MX1-U-45 zoning with an amended Optional Development Plan.) [UED 9/25/24; CC 10/16/24; CC 10/30/24] 24-936-1
[Supporting Documentation](#)
11. Rezoning Application Z-7784 from RS-2 to CG for property located north of the NE/c of E. Easton St. and N. Memorial Dr. requested by Walters Way - Regaining Your Life Foundation. (Property owner: Walter Block) (CD-3) (TMAPC voted 9-0-0 to recommend **APPROVAL** of CG zoning.) [UED 9/25/24; CC 10/16/24; CC 10/30/24] 24-937-1
[Supporting Documentation](#)
12. Rezoning Application Z-7785 from RM-2 to AG for property located south of the SE/c of W. 10th St. S. and S. 61st W. Ave. requested by Bell Land Use, LLC, Robert Bell. (Property owner: Eden Village of Tulsa, Inc.) (CD-4) (TMAPC voted 9-0-0 to recommend **APPROVAL** of AG zoning.) [UED 9/25/24; CC 10/16/24; CC 10/30/24] 24-938-1
[Supporting Documentation](#)

13. Resolution No. 2920:1058 of the Tulsa Metropolitan Area Planning Commission, pursuant to Title 19, Oklahoma Statutes, Section 863.7; amending the Tulsa Comprehensive Plan by adopting an amendment (CPA-112) changing the land use designation from "Neighborhood" to "Local Center" on approximately ±10.00 acres located north of the NW/c of E. 91st St. S. and S. Mingo Rd. requested by Nathan Cross. (Property owner: Curlee-Case, LLC) (CD-7) (TMAPC voted 9-0-0 to adopt the "Local Center" land use designation and recommend City Council **APPROVE** Resolution No. 2920:1058.) (*NOTE: In accordance with Title 19 Oklahoma Statutes, Section 863.7, the City Council must act on this item within 45 days of receipt. If no action is taken, the amendment will be officially approved.*) [UED 9/25/24; CC 10/16/24] 24-939-1
[Supporting Documentation](#)
14. Rezoning Application CO-19 for property located north of the NW/c of E. 91st St. S. and S. Mingo Rd. to rezone subject properties from AG to CO with an Optional Development Plan requested by Nathan Cross. (Property owner: Curlee-Case, LLC) (CD-7) (TMAPC voted 9-0-0 to recommend **APPROVAL** of CO-19 zoning with an Optional Development Plan.) [UED 9/25/24; CC 10/16/24; CC 10/30/24] 24-940-1
[Supporting Documentation](#)
15. Proposed District 2 – 2021 Capital Improvements Sales Tax Community Development Priority Project, Concept Plan No. 3, Historic Route 66 Village Bells Station, continuing the Route 66 Village Master Plan and building on the success of the previous work done, creating a more cohesive and engaging environment for visitors, in the amount of one hundred thousand dollars (\$100,000.00). (Cue) [UED 9/25/24; CC 9/25/24] 24-949-1
[Supporting Documentation](#)
16. Proposed District 2 – 2021 Capital Improvements Sales Tax Community Development Priority Project, Concept Plan No. 4, Historic Route 66 Village Improvements, including a replica Bell Station Neon sign, upgrades and improvements within the Red Fork Train Depot and Phillips Cottage Gas Station, landscaping, and streetscaping, in the amount of five hundred fifty thousand dollars (\$550,000.00). (Cue) [UED 9/25/24; CC 9/25/24] 24-948-1
[Supporting Documentation](#)
17. Adjournment.