

MINUTES
CITY PLANNING COMMISSION

Minutes of the City Planning Commission meeting held March 25, 2021 in the City Council Auditorium, City Hall, 212 SW 9th Street, Lawton, Oklahoma.

The agenda for the meeting was posted on the bulletin board in City Hall in compliance with the Oklahoma Open Meeting Act.

The meeting was called to order at 1:30 p.m. by Chairman David Denham.

MEMBERS PRESENT: David Denham
 Ron Jarvis
 Neil Springborn
 Darren Medders
 Shelli Fox
 Deborah Jones
 John Jones
 Paula Bowen
 Dave Davison

MEMBERS ABSENT: None

ALSO PRESENT: Richard Rogalski, Deputy City Manager
 Charlotte Brown, Planning and Subdivision Administrator
 Christine James, Deputy Community Services Director
 Greg Gibson, Assistant City Attorney
 Tammy Anderson, Recording Secretary

CONSIDER APPROVING THE MINUTES OF THE FEBRUARY 25, 2021, MEETING.

MOTION by Springborn, SECOND by Medders, to approve the minutes of the February 25, 2021 meeting. AYES: Jarvis, Denham, Fox, D. Jones, J. Jones, Bowen, Davison, Medders, Springborn. NAYS: None. MOTION CARRIED 9 - 0.

CONSIDER RECEIVING A PRESENTATION ON THE ANNUAL ACTION PLAN FOR FFY 2020 SECOND AMENDMENT, HOLDING A PUBLIC HEARING TO RECEIVE CITIZEN COMMENTS AND PROVIDING A RECOMMENDATION TO THE CITY COUNCIL.

The Citizen Participation Plan requires a public hearing before the City Planning Commission (CPC) and City Council to consider major amendments to any plan. The

hearing is to obtain input from Lawton citizens and the members of the CPC on the amendment. The Annual Action Plan for FFY 2020 was approved on June 23, 2020 and included the Veterans Resource Center Project. The Veterans Resource Center will be located at the old Armed Services YMCA downtown and will have the ability to house up to ten homeless veterans. Along with the temporary shelter, the center will provide valuable resources, including finding permanent housing for the homeless veterans. In June, the City of Lawton was unable to allocate funds to the project since Lawton Support Services was still in the process of obtaining title to the property. Lawton Support Services obtained title in January of this year and the project can now be funded. The Annual Action Plan for FFY 2020 Second Amendment is to allocate \$550,000 in Federal funds to the Veterans Resource Center; \$400,000 in HOME funds toward the shelter and \$150,000 in CDBG funds towards infrastructure. The goal of this project is to find permanent housing for our local veterans.

Commissioner Davison asked if the Veteran's Resource Center is located on 2nd Street.

James said no. She said the Veteran's Resource Center will be in the old Armed Forces YMCA building, which is just south of the old Wayne Gilley City Hall.

Chairman Denham declared the public hearing open.

Chairman Denham declared the public hearing closed.

MOTION by D. Jones, SECOND by Medders, to recommend to the City Council approval of the Annual Action Plan for FFY 2020 Second Amendment. AYES: Jarvis, J. Jones, Davison, Bowen, Medders, Springborn, Denham, Fox, D. Jones. NAYS: None.
MOTION CARRIED 9 – 0.

COMMISSIONERS' REPORTS OR COMMENTS

None

SECRETARY'S REPORT

Rogalski said at the last CPC meeting a question was raised regarding how staff should handle subdivisions without sewer systems available. He said typically staff would not recommend approval, but there are some exceptions. When faced with these situations, Rogalski said staff must determine if there's enough development potential that would lead someone to build a sewer system in the area. He said the Skyline subdivision is substantially developed, so staff felt that adding another septic system seemed reasonable.

Rogalski said Doug Wellhouse has retired, and Charlotte Brown will be taking over his position as Code Plans Supervisor with License and Permits. Rogalski said Charlotte's former Planning position will be refilled.

Commissioner D. Jones asked Rogalski if he is in budget development.

Rogalski said yes.

Commissioner D. Jones said she recommends management consider hiring a consultant to do a new Comprehensive Plan because the Land Use Plan is extremely outdated.

Rogalski said the Comprehensive Plan consists of the Strategic Plan, the Land Use Plan and the Transportation Plan. He said the Transportation Plan is up to date. Rogalski said staff doesn't generate the Strategic Plan, so he agrees that a consultant needs to be hired for this Plan. Rogalski said the Land Use Plan is out of date. Rogalski said the employee who was working on the Land Use Plan no longer works for the Planning Division. He said he needs to look at the Land Use Plan and see where staff is at with it. Rogalski said if he cannot have current Planning staff complete the Land Use Plan then he will hire a consultant for this Plan.

AUDIENCE PARTICIPATION

Brown said it was asked at the last meeting how many medical marijuana growing facilities, processing facilities and dispensaries are in Lawton. She said there are 54 licensed dispensaries in the Lawton area. Brown said there 17 processing facilities and 47 growing facilities.

Commissioner Davison asked if it's possible there are medical marijuana facilities that are operating without a license.

Brown said there's always a possibility of that occurring. Brown said there are some medical marijuana businesses that have been issued a Certificate of Compliance that haven't made it to obtaining their licenses. Brown said there are also several dispensaries that are currently under construction.

Chairman Denham asked if licenses are renewed annually.

Brown said yes, and staff must sign a Certificate of Compliance upon renewal.

Chairman Denham asked if these businesses are inspected before a Certificate of Compliance is issued.

Brown said yes.

Commissioner D. Jones said there are several bills in the legislature dealing with medical marijuana licensing. One bill states that you can transfer a license to people living outside of the State of Oklahoma. She said there is another bill that addresses cash and how it's allowed to be managed. Commissioner D. Jones said the Federal Government does not

CPC Minutes
March 25, 2021

recognize the sale of medical marijuana as legal. Therefore, any cash involved with a medical marijuana business cannot be placed in a FDIC bank.

Brown said staff will be presenting a rezoning request at the April 15th Planning Commission meeting for a medical marijuana grow facility on NW Cache Road by Sunset Cemetery.

James said staff received 237 responses to the Community Needs Survey.

ADJOURNMENT

Meeting adjourned at 1:53 p.m.

David Denham, Chairman
City Planning Commission