

The agenda was posted at 4:00 pm on September 24, 2024, at 300 West Evergreen Durant, OK .

Melody Mealor

Melody Mealor, City of Durant

**MINUTES OF THE MEETING OF DURANT BOARD OF ADJUSTMENT
September 26, 2024 AT 5:30 PM, Roscoe J. Hatfield
Council Chambers,
300 West Evergreen,
Durant, Oklahoma**

CALL TO ORDER

Chairman Rhynes called the meeting to order at

INVOCATION/FLAG SALUTE

Board Member Alford provided the invocation. Board Member Rhynes led the flag salute.

ROLL CALL

Present:

Board of Adjustment Chairman David Rhynes
Board of Adjustment Vice Chairman Mike Davis
Board Member Mike Allen
Board Member Wayne Jones
Board Member Conner Alford

Absent:

None

ORDER OF BUSINESS

1. Consent Items

To help streamline meetings and allow the focus to be on other items requiring strategic thought, the "Consent Items" portion of the agenda groups the routine, procedural, and self-explanatory non-controversial items together. These items are voted on in a single motion (one vote). However, any Council member requesting further information on a specific item thus removes it from the "Consent Items" section for individual attention and separate vote.

a. Consideration and Approval for January 26, 2023, Meeting Minutes

A motion was made by Board Member Davis and seconded by Board Member Alford to approve the January 26, 2023, meeting minutes.

Motion Passed with the following vote:

Ayes: Rhynes, Davis, Allen, Alford

Nays: None

Abstain: None

- b. Consideration and Approval for September 18, 2024, Special Called Meeting Minutes

A motion was made by Board Member Davis and seconded by Board Member Alford to approve the September 18th special called meeting minutes.

Motion Passed with the following vote:

Ayes: Rhynes, Davis, Allen, Alford

Nays: None

Abstain: None

2. Consider Items Removed from Consent

3. Information Items

4. Administration

5. Public Hearings

- a. Consideration and Possible Approval for a variance from the Durant Municipal Code §158.08 Monument sign larger than Maximum area and height. The sign shall have a maximum area of 32 square feet. The property is located at/or near 810 Waldron Road and is legally described as follows:

A PART OF THE S/2 S/2 OF LOT 2 AND A PART OF THE N/2 OF LOT 3 IN SECTION 18, TOWNSHIP 7 SOUTH, RANGE 9 EAST, BEGINNING AT THE NORTHWEST CORNER OF SW/4 OF SAID SECTION 18; THENCE SOUTH 660.00 FEET; THENCE SOUTH 89°58'15" EAST A DISTANCE OF 1300.65 FEET; THENCE NORTH 00°06'46" WEST A DISTANCE OF 990.00 FEET; THENCE NORTH 89°59'10" WEST A DISTANCE OF 1298.55 FEET; THENCE SOUTH 330.00 FEET TO THE POINT OF BEGINNING IN SECTION 18, TOWNSHIP 7 SOUTH, RANGE 9 EAST OF THE INDIAN BASE AND MERIDIAN, IN BRYAN COUNTY, OKLAHOMA, ACCORDING TO THE GOVERNMENT SURVEY THEREOF.

The motion was made by Board Member Davis and seconded by Board Member Allen to approve a 134 sq ft variance above the 100 ft total in the ordinance and 13 vertical

feet above the allowed 6 ft in the ordinance.

Motion Passed with the following vote:

Ayes: Rhynes, Davis, Allen

Nays: Alford

Abstain: None

- b. Consideration and Possible Approval for requesting a variance from the Durant Municipal Code §156.035 District Regulations R-2 Two Family Residential District lot area minimum of 80' for a duplex. The property is legally described as follows:

The West 70 feet of Lot 3 and all Lots 9, 10, and 11 in Block 286 in the City of Durant, Bryan County, Oklahoma, according to the official plat and survey thereof.

The motion was made by Board Member Davis and seconded by Board Member Alford to the approval or non-approval of a variance of 10 feet. Variance Approved

Motion Passed with the following vote:

Ayes: Rhynes, Davis, Allen, Alford

Nays: None

Abstain: None

ADJOURNMENT

A motion was made by Board Member Davis and seconded by Board Member Alford to adjourn the meeting at 6:15 pm.

Motion Passed with the following vote:

Ayes: Rhynes, Davis, Allen, Alford

Nays: None

Abstain: None