

The City of Durant encourages participation from all its citizens. If participation at any public meeting is not possible due to a disability, notification to the City Clerk at least 48 hours prior to the scheduled meeting is encouraged in order to make the necessary accommodations. The City of Durant may waive the 48-hour rule if interpreters for the deaf (signing) or translation services for limited English proficient (LEP) individuals are not the necessary accommodation.

DURANT PLANNING COMMISSION

5:30 PM

Roscoe J. Hatfield
Council Chambers,
300 West Evergreen,
Durant, Oklahoma

October 7, 2025

AGENDA

CALL TO ORDER

INVOCATION/FLAG SALUTE

ROLL CALL

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 of Minutes of September 02, 2025, Meeting as Presented

2. Consider Items Removed from Consent

3. Public Hearings

- a. Consideration and Possible Approval of a Final Plat for property located near Lindenwood Drive. *A tract of land located in the North Half of the Southwest Quarter (N/2 SW/4) of Section Twenty-one (21), Township Six (6) South, Range Nine (9) East of the Indian Meridian, Bryan County, Oklahoma, being more particularly described as follows:
COMMENCING at the Southwest Corner of the Northwest Quarter of the Southwest Quarter (NW/4 SW/4) of said Section 21; THENCE North 00°19'48" East along the west line of said NW/4 SW/4, a distance of 969.00 feet; THENCE North 89°49'57" East, parallel with the south line of the North Half of the Southwest Quarter (N/2 SW /4) of said Section 21, a distance of 485.55 feet to the most westerly Southwest corner of LINDEN WOOD - PHASE 5, recorded in Book 1639 Page 545 at the Office of the Bryan County Clerk; THENCE North 00°19'48" East along the west line of said LINDEN WOOD - PHASE 5, over and across LINDENWOODS DRIVE, a 60 foot right-of-way, dedicated in part by said LINDEN WOOD -PHASE 5, a distance of 60.00 feet to the Northwest corner of said LINDEN WOOD - PHASE 5, for the POINT OF BEGINNING; THENCE continuing North 00°19'48" East parallel with the west line of the Northwest Quarter of the Southwest Quarter (NW /4 SW /4) of said Section, a distance of 11.18 feet; THENCE North 89°50'02" East, a distance of 157.13 feet; THENCE North 00°19'48" East, parallel with the west line of the NW/4 SW/4 of said Section, a distance of 277.23 feet to the north line of the Southwest Quarter (SW/4) of said Section; THENCE North 89°49'49" East along said north line of the Southwest Quarter (SW/4) a distance of 557.12 feet to the northwest corner of Lot 1, Block 1, of said LINDEN WOOD -PHASE 5, being a northerly corner of said LINDEN WOOD-PHASE 5; THENCE South 00°19'48 West along the west line of said Lot 1, Block 1, being in the West line of said LINDEN WOOD - PHASE 5, a distance 288.43 feet to the north right-of-way line of said LINDENWOODS DRIVE (a 60' right-of-way) for the southwest corner of said Lot 1, Block 1, and a northerly ell corner of said LINDEN WOOD - PHASE 5; THENCE South 89°49'57" West along said north right-of-way line of said*

LINDENWOODS DRIVE (a 60' right-of-way), being in the north line of said LINDEN WOOD - PHASE 5, a distance of 714.25 feet to the POINT OF BEGINNING.

- b. Consideration and Possible Approval of a Conditional Use Permit for property located at Lost Street and South 1st Ave. and more particularly described as:

Lots 1 and 2 and the East 40 feet of Lot 3 and Lot 11 less the West 3 feet thereof, in Block 196B, City of Durant, Bryan County, Oklahoma, according to the Official Plat thereof.

- c. Consideration and Possible Approval of a Rezone for property near Sunnyside Road and more particularly described as:

A part of Lot 2 of Section 1, Township 7 South, Range 8 East of the Indian Base and Meridian, in Bryan County, Oklahoma, described as follows: Beginning at a point 50 feet South and 175.00 feet East of the Northwest corner of Lot 2 of said Section 1 on Highway right-of-way; Thence East 395.10 feet along Highway right-of-way; Thence Southwesterly on a curve to the left having a radius of 5879.60 feet a distance of 1340.50 feet along fence to a fence corner; Thence West 64.00 feet along fence to a fence corner; Thence North 990.50 feet along West Lot line of Lot 2; Thence East 175.00 feet; Thence North 250.00 feet to the Point of Beginning.

- d. Consideration and Possible Approval of a Conditional Use Permit CUP for property located near Shady Creek Road and more particularly described as:

All that part of the W/2 NW/4 lying West of right-of-way of the K. O. & G. Railway in Section 16, Township 6 South, Range 9 East of the Indian Base and Meridian, Bryan County, State of Oklahoma, according to the official plat and survey thereof.

4. New Business

ADJOURNMENT

CERTIFICATE:

The Agenda was posted at 300 W. Evergreen Street at 4:00 p.m. on the 3rd day of October, 2025

Brandy Stachowski

Brandy Stachowski, City of Durant