

MEMORANDUM

TO: THE HONORABLE MAYOR AND CITY COUNCIL
CITY OF OWASSO

FROM: RODNEY J. RAY
CITY MANAGER

SUBJECT: CITY MANAGER'S REPORT

DATE: February 3, 2012

"Men, I want you thinking of just one word all season.
One word and One word only: Super Bowl!"

~ Bill Peterson, Football Coach

GENERAL GOVERNMENT:

CHARACTER INITIATIVE - The character trait of the month for February is Deference, defined as limiting my freedom so I do not offend the tastes of those around me. Deference allows us to honor others and communicate genuine goodwill because its essence is valuing others' wishes as we would our own. Deference means developing alertness to the ways others communicate their wishes. We show honor to others not by automatically understanding but by caring enough to recognize when we do not understand and then learning from the people around us. A person of deference cares about others because caring is the right thing to do. We can build deference and caring into our lives by finding ways to honor each person's talents, tastes, and interests in our community.

COMMUNITY DEVELOPMENT:

US-169 NORTH OVERLAY DISTRICT – PUBLIC MEETING - The Community Development staff continues their work towards finalizing language for the creation of a proposed development district along the US Highway 169 corridor from E. 86th Street North to E. 126th Street North. The purpose of the proposed development district is to promote high quality development and enhance property values within the area. The proposed language for the development district is now available on the city's website at www.cityofowasso.com.

Social media is becoming an important tool in the planning process and staff has created a Facebook page (Owasso Us 169) in order to provide information to the public and create a place for public dialogue on the upcoming changes associated with the proposed overlay district. Staff will be able to answer questions, inform the public about upcoming meetings, and read comments to gain valuable input. In addition, a notice is being sent to all property owners within or adjacent to the proposed overlay district. This notice advises property owners of the proposal, where they can find related information and provides the dates and times of several public meetings where the proposal will be presented and discussed. A listing of those public meetings is as follows:

- Public Meeting - Monday, March 5, 2012 at 6:00pm. Northeast Elementary, 13650 E. 103rd Street North

- Owasso Planning Commission – Monday, March 12, 2012 at 6:00pm. Old Central, 109 N. Birch
- Owasso City Council – Monday, March 20, 2012 at 6:30pm. Old Central, 109 N. Birch

Following the public comment period, staff will prepare final documents for consideration and appropriate action by the Owasso Planning Commission and Owasso City Council.

AMENDMENTS TO THE ZONING CODE - CHAPTER 9, OFF STREET PARKING – For the past several months, the Community Development staff has discussed proposed amendments to the Parking Chapter of the Owasso Zoning Code with the Owasso Planning Commission and the Owasso Economic Development Authority. As a result of those discussions, proposed amendments to the Parking Chapter have been drafted and made available for viewing on the city's website; public comment is being requested. Public comments can be directed to Bronce Stephenson, City Planner, by telephone at (918) 376-1545 or via e-mail to bstephenson@cityofowasso.com.

The Community Development will review all public comment received and incorporate comments and suggestions into the proposed language, as needed. The final draft of the proposed amendments will be presented to the Owasso City Council during the February 14, 2012 worksession. Additional opportunities for public comment will occur during a Public Hearing before Owasso City Council in March; followed by a request for City Council consideration and appropriate action at a subsequent Council meeting.

COMMUNITY DEVELOPMENT BLOCK GRANT – As a member of the Tulsa Urban County Community Development Block Grant (CDBG) program, the City of Owasso is eligible to apply for CDBG funds for 2012. A public meeting will be held Wednesday, February 23, 2012 from 6:30pm to 7:30pm at the Owasso Community Center located at 301 S. Cedar. At the public meeting, members of the Community Development staff will provide an overview of the grant program, review previous years programs and projects, and solicit citizen comments concerning future projects and how the grant funds should be utilized.

In the past, Owasso has utilized CDBG monies for making sidewalk, sanitary sewer, and park improvements. The most recent project using the 2011 funds is a major upgrade to the Owasso Skate Park, which is currently in the design and bidding process. All Owasso residents are invited to attend the public meeting and participate in the discussion. If you have additional questions regarding the CDBG public meeting, please contact Karl Fritschen at (918) 376-1545.

TECHNICAL ADVISORY COMMITTEE (TAC) - On Wednesday, January 25, 2012 the following items were discussed at the TAC meeting:

Final Plat – Lake Valley V, Phase I – A final plat consisting of 78 lots on 20.1632 acres within the Lake Valley OPUD 08-01. The general location of the subject property is East 112th Street North and North 145th East Avenue.

Site Plan – The Greens @ Owasso, Phase III – A site plan proposing 11 multi-family buildings on approximately 11.7 acres. The general location of the subject property is the southwest corner of the intersection of East 86th Street North and North 145th East Avenue (final phase of The Greens @ Owasso).

Site Plan – La Quinta Inn & Suites - A site plan proposing one building on Lot 1 of Block 1 of The Sevens OPUD 08-02. The proposed building is four stories with approximately 12,262 square feet on 1.86 acres. The general location of the subject property is East 19th Street and North Garnett Road.

Site Plan - CNG Station - A site plan proposing one building on one lot. The location of the property is East 1st Avenue and Main Street.

ECONOMIC DEVELOPMENT:

2012 ECONOMIC SUMMIT – Ms. Harkins has distributed the "Save the Date" notification for the annual Economic Summit. The fourth annual Owasso Economic Summit will be held Friday, March 2, 2012 at the Bailey Education Foundation located in the Bailey Medical Center. The program will begin at 10:00 AM with lunch being served at Noon. The cost is \$25 per person.

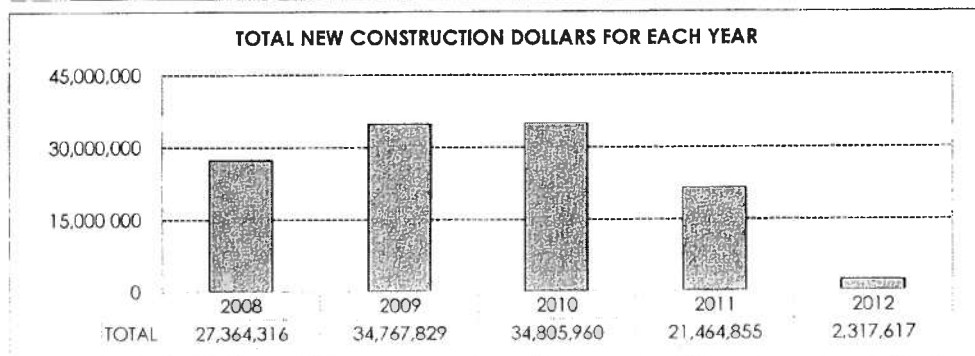
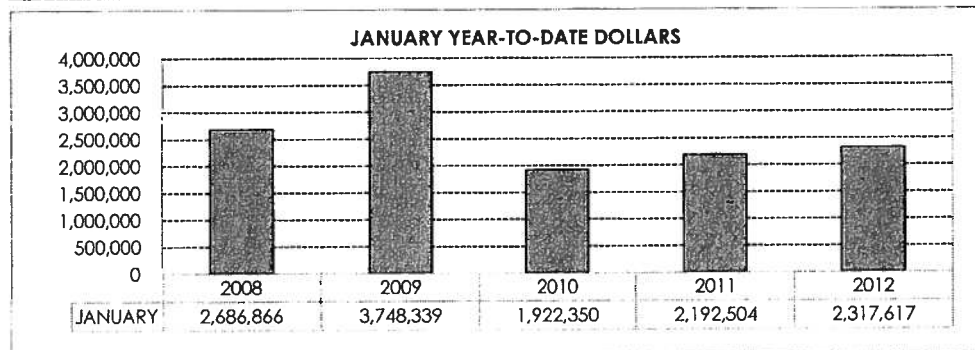
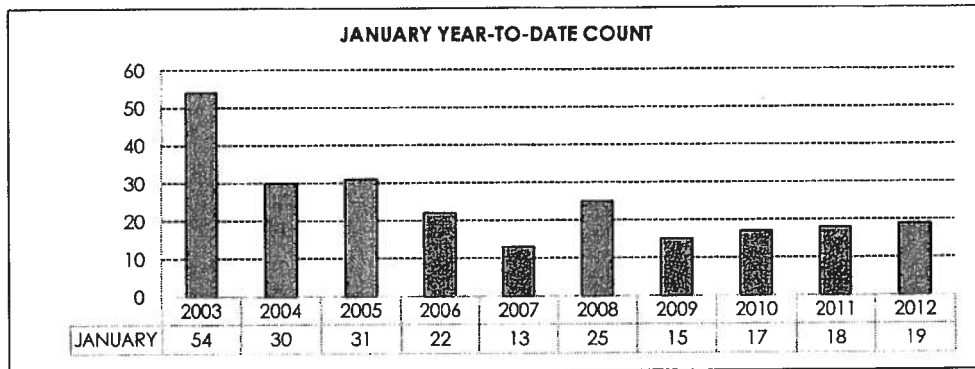
The annual Owasso Economic Forecast will be presented by Mouhcine Guettabi, representing the Oklahoma State University Spears School of Business. The research is provided as a tool to enhance business and economic development in the region. The Summit will also feature speakers forecasting banking and finance; Tulsa Tech Owasso Campus; area building; and business growth. Speakers are from local, regional and state business sectors. Persons interested in attending this annual event should contact Chelsea Harkins, Director of Economic Development at (918) 376-1518 or charkins@cityofowasso.com.

ATTACHMENT:

January 2012 Building Permit Report

RESIDENTIAL SINGLE FAMILY NEW CONSTRUCTION MONTH END REPORT JANUARY

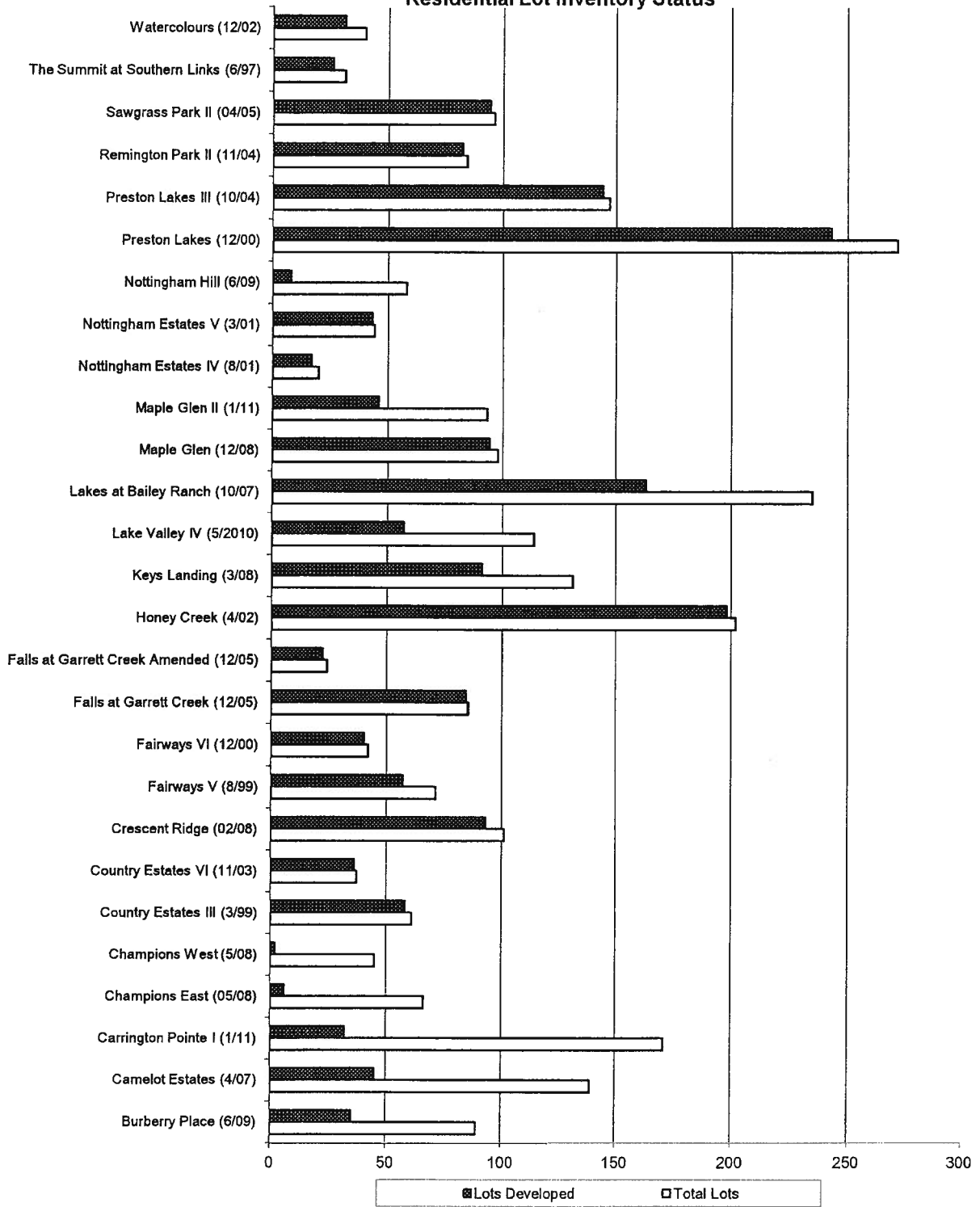
Month	2003	2004	2005	2006	2007	2008	2009	2010	2011	2012
1 January	54	30	31	22	13	25	15	17	18	19
2 February	41	50	52	41	14	19	23	29	17	
3 March	38	75	65	50	25	35	30	46	14	
4 April	35	47	63	52	30	31	36	31	19	
5 May	29	31	43	36	60	23	27	30	20	
6 June	33	53	42	29	27	21	34	23	19	
7 July	32	34	27	12	23	24	28	17	20	
8 August	31	36	45	28	27	18	28	19	12	
9 September	52	64	35	12	17	40	20	11	12	
10 October	48	42	30	25	31	15	36	13	10	
11 November	35	31	32	13	26	10	13	1	8	
12 December	51	35	53	16	8	6	13	9	10	
Totals	479	528	518	336	301	267	303	246	179	19
YTD	54	30	31	22	13	25	15	17	18	19



**CITY OF OWASSO
RESIDENTIAL LOT INVENTORY STATUS
January 31, 2012**

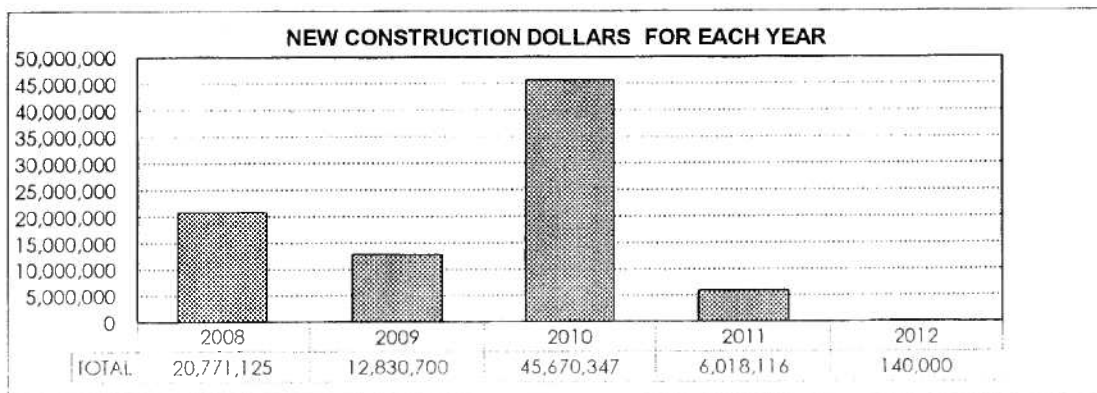
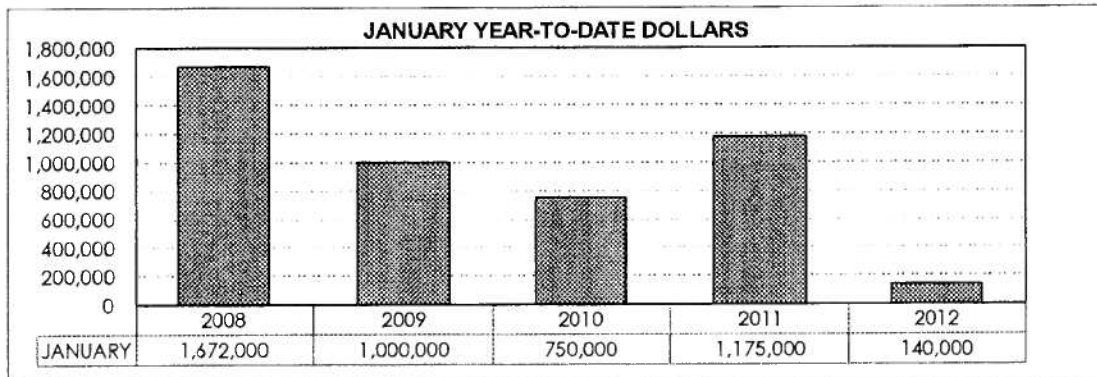
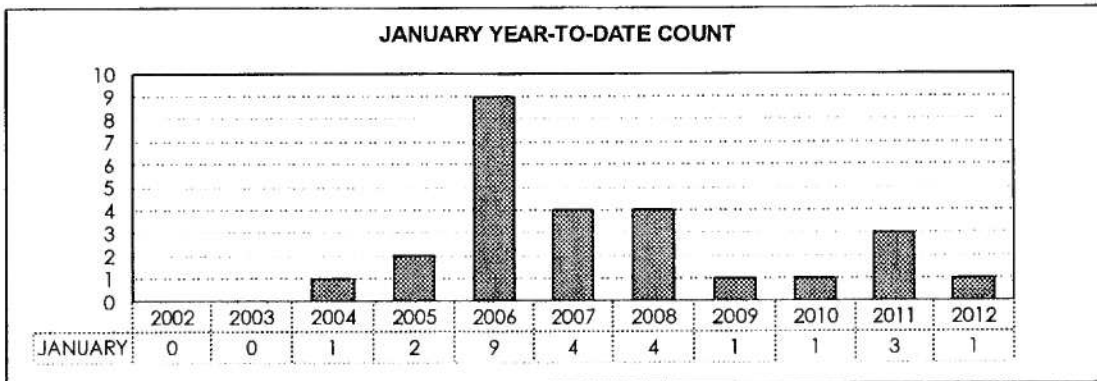
<u>SUBDIVISION</u>	<u># OF LOTS</u>	<u># DEVELOPED</u>	<u># AVAILABLE</u>
Burberry Place (6/09)	89	35	54
Camelot Estates (4/07)	139	45	94
Carrington Pointe I (1/11)	171	32	139
Champions East (05/08)	66	6	60
Champions West (5/08)	45	2	43
Country Estates III (3/99)	61	58	3
Country Estates VI (11/03)	37	36	1
Crescent Ridge (02/08)	101	93	8
Fairways V (8/99)	71	57	14
Fairways VI (12/00)	42	40	2
Falls at Garrett Creek (12/05)	85	84	1
Falls at Garrett Creek Amended (12/05)	24	22	2
Honey Creek (4/02)	202	198	4
Keys Landing (3/08)	131	91	40
Lake Valley IV (5/2010)	114	57	57
Lakes at Bailey Ranch (10/07)	235	163	72
Maple Glen (12/08)	98	94	4
Maple Glen II (1/11)	93	46	47
Nottingham Estates IV (8/01)	20	17	3
Nottingham Estates V (3/01)	44	43	1
Nottingham Hill (6/09)	58	8	50
Preston Lakes (12/00)	272	243	29
Preston Lakes III (10/04)	147	144	3
Remington Park II (11/04)	84	82	2
Sawgrass Park II (04/05)	96	94	2
The Summit at Southern Links (6/97)	31	26	5
Watercolours (12/02)	40	31	9
TOTALS	2596	1847	749

CITY OF OWASSO Residential Lot Inventory Status



COMMERCIAL NEW CONSTRUCTION MONTH END REPORT JANUARY 2012

Month	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011	2012
1 January	0	0	1	2	9	4	4	1	1	3	1
2 February	1	1	5	5	0	3	2	0	1	1	
3 March	3	1	2	1	14	2	0	1	3	0	
4 April	1	1	3	4	1	0	4	1	1	1	
5 May	4	1	1	3	2	1	1	2	1	2	
6 June	0	2	4	3	4	1	1	2	0	0	
7 July	1	0	0	0	0	0	1	0	0	0	
8 August	2	3	3	1	7	3	1	0	0	2	
9 September	2	2	1	2	1	28	3	0	0	0	
10 October	8	0	0	1	3	4	1	0	0	1	
11 November	1	1	3	0	1	1	1	2	2	1	
12 December	0	0	0	1	1	1	1	0	1	0	
Totals	23	12	23	23	43	48	20	9	10	11	1
YTD	0	0	1	2	9	4	4	1	1	3	1



PERMITS APPLIED FOR IN JANUARY 2012

ADDRESS	BUILDER	ADD/ZONE	VALUE	A.S.F.	PERMIT #	DATE
9410 N 95 E Pl	Terry Davis	LBR/RS-3	\$ 175,000	3522	12-0101-X	1/3/2012
9203 E 94 St N	Old School	LBR/RS-3	\$ 149,215	2713	12-0102-X	1/3/2012
9301 N 96 E Ave	Old School	LBR/RS-3	\$ 150,000	2713	12-0103-X	1/3/2012
12400 E 86 St N	Global Sign	ECC/CG	\$ 9,900	76	12-0104-S	1/3/2012
202 S Cedar Ave	Global Sign	OT/CH	\$ 4,000	42	12-0105-S	1/3/2012
9455 N Owasso Exp #E	Sign World	TP/CS	\$ 4,000	72	12-0106-S	1/3/2012
10908 N 117 E Ave	Capital Homes	MGII/RS-3	\$ 75,139	1658	12-0107-X	1/4/2012
13807 E 96 St N	Claude Neon	Christ Chrch/RE	\$ 22,000	89	12-0108-S	1/10/2012
7608 E 84 St S	Denham Homes	CARPI/RS-3	\$ 110,000	2300	12-0109-X	1/10/2012
7512 E 84 St S	Denham Homes	CARPI/RS-3	\$ 110,000	2400	12-0110-X	1/10/2012
10713 E 101 St N	Darrell Hobby	EL RIO/RS-3	\$ 10,000	600	12-0111-X	1/13/2012
11610 E 86th St N	Global Sign	Elm Creek/CS	\$ 4,000	60	12-01112-S	1/13/2012
7414 E 84 St N	Winkley Homes	CARPI/RS-3	\$ 125,000	2582	12-0113-X	1/18/2012
7403 E 84 St N	Kolt Systems	CARPI/RS-3	\$ 145,000	2553	12-0114-X	1/18/2012
7407 E 84 St N	Kolt Systems	CARPI/RS-3	\$ 140,000	2502	12-0115-X	1/18/2012
7504 E 84 St N	Kolt Systems	CARPI/RS-3	\$ 145,000	2492	12-0116-X	1/18/2012
8513 N 77 E Ave	Kolt Systems	CARPI/RS-3	\$ 145,000	2492	12-0117-X	1/18/2012
8517 N 77 E Ave	Kolt Systems	CARPI/RS-3	\$ 145,000	2492	12-0118-X	1/18/2012
101 S Main St	Blue Energy Fuels	OT/CH	\$ 140,000	1200	12-0119-C	1/22/2012
9717 N 100 E Ave	A-Superior	CG/RS-3	\$ 15,000	750	12-0120-X	1/22/2012
8704 N 140 E Terrace	Aqua Pools	SC/RS-3	\$ 40,000	400	12-0121-P	1/22/2012
9408 N 104 E Ave	Premier Homes	FWIII/RS-3	\$ 165,000	2800	12-0122-X	1/22/2012
9540 N Garnett #102	Commercial Installation	CC/CS	\$ 22,053	1000	12-0123-C	1/22/2012
11012 N 117 E Pl	Capital Homes	MG/RS-3	\$ 78,886	1458	12-0124-X	1/24/2012
11706 E 109 St N	Capital Homes	MGII/RS-3	\$ 78,886	1458	12-0125-X	1/24/2012
15009 E 110 Pl N	Capital Homes	LVIV/RS-3	\$ 78,886	1458	12-0126-X	1/24/2012
15101 E 110 Pl N	Simmons Homes	LVIV/RS-3	\$ 85,980	1833	12-0127-X	1/25/2012
11712 E 109 St N	Simmons Homes	MGII/RS-3	\$ 72,900	1615	12-0128-X	1/25/2012
8309 N 144 E Ave #56	Lindsey Construction	TGREENS/MF	\$ 380,000	9292	12-0129-X	1/29/2012
8309 N 144 E Ave #57	Lindsey Construction	TGREENS/MF	\$ 380,000	9292	12-0130-X	1/29/2012
8309 N 144 E Ave #58	Lindsey Construction	TGREENS/MF	\$ 380,000	9292	12-0131-X	1/29/2012
8309 N 144 E Ave #59	Lindsey Construction	TGREENS/MF	\$ 475,000	11426	12-0132-X	1/29/2012
8309 N 144 E Ave #60	Lindsey Construction	TGREENS/MF	\$ 380,000	9292	12-0133-X	1/29/2012
8309 N 144 E Ave #61	Lindsey Construction	TGREENS/MF	\$ 380,000	9292	12-0134-X	1/29/2012
8309 N 144 E Ave #62	Lindsey Construction	TGREENS/MF	\$ 380,000	9292	12-0135-X	1/29/2012
8309 N 144 E Ave #63	Lindsey Construction	TGREENS/MF	\$ 380,000	9292	12-0136-X	1/29/2012
8309 N 144 E Ave #64	Lindsey Construction	TGREENS/MF	\$ 380,000	9292	12-0137-X	1/29/2012
8309 N 144 E Ave #65	Lindsey Construction	TGREENS/MF	\$ 475,000	11426	12-0138-X	1/29/2012
8309 N 144 E Ave #66	Lindsey Construction	TGREENS/MF	\$ 475,000	11426	12-0139-X	1/29/2012
11585 N Garnett Rd	Crown Neon	GC/CG	\$ 1,500	130	12-0140-S	1/30/2012
10304 E 91 Cir N	Dave Trebilcock	FWBR/RS-3	\$ 20,000	360	12-0141-X	1/30/2012
10573 N 121 E Ave	Simmons Homes	BBP/RS-3	\$ 142,725	2595	12-0142-X	1/30/2012

19 Single Family	\$ 2,317,617	43,636 SqFt
11 Multi Family	\$ 4,465,000	108,614 SqFt
3 Accessory	\$ 45,000	1,710 SqFt
1 New Commercial	\$ 140,000	1,200 SqFt
1 Commercial Remodel	\$ 22,053	1,000 SqFt
6 Signs	\$ 45,400	469 SqFt
1 Pool	\$ 40,000	400 SqFt
42 Building Permits	\$ 7,075,070	157,029 SqFt