

McAlester Planning Commission Minutes
Tuesday, March 17, 2026, Regular Meeting
City Council Chambers
6:30 PM

Call to Order

Chairman Emmons called the meeting to order at 6:30 p.m.

Roll Call

Patti Hobbs called the roll and a quorum was present.

Commissioners Present: 10

Mark Emmons

Dewayne Hampton

Levenia Carey

Stephanie Giacomo

Michael Hull

Lyn Roberts

Jeremy Spiegel

Karen Stobaugh

Chris Taylor

Merrie Brenner@1835

Commissioners Absent: 1

Robby Van Vekoven

Recognition

None

Consent Agenda

Approval of minutes for the Regular Meeting on February 17, 2026.

A motion made by Commissioner Roberts was seconded by Commissioner Hampton to approve all items on the Consent Agenda.

The vote was: 9 – 0

AYE: Emmons, Hampton, Carey, Giacomo, Hull, Roberts, Spiegel, Stobaugh, Taylor

NAY: None

The motion carried.

SCHEDULED BUSINESS:

**1. Public Hearing: Discussion and action on Ordinance Amendments of Chapter 62 Article II
Division 3 Board of Appeals**

Community Development Director Jayme Clifton explained the staff report and the intention and purpose of the amendments. She stated that she was ambitious to have the ordinance prepared for this meeting, however there were more factors that needed to be considered before it would be ready. Ms. Clifton described what was still lacking and the need for the City Attorney to review the language prior to approvals. She mentioned Glenpool, OK as an example and reiterated the need for the public appeal process for building permits and stop work orders; more specifically need for fire review appeals and the need for experience on the Board of Adjustments. Ms. Clifton stated it will be brought back to the Commissioners by the next meeting, hopefully. No action required.

Public Hearing began at 6:31 p.m. and commenced at 6:36 p.m. No one from the public made any comments.

**2. Discuss and take action to recommend a consulting firm for the Land Development, Planning,
Zoning and Subdivision Code Update**

Ms. Clifton explained the selection committee items in the packet, including the consultants listed and their proposed costs. It was discussed on the reasons for the selection committee's scores and mentioned why the other two consultants were slightly scored less. She mentioned the additional costs for GIS mapping and reasons to why or why not necessary because her department is actively seeking quotes for zoning map

corrections and the selected consultant proposed to use the City's current zoning. Ms. Clifton stated that Freese & Nichols was still working on a draft contract based on the recommendation from the Planning Commission for the City Council to approve. Questions and discussion about public engagement and public meetings mentioned in the proposals and timeline differences specifically about the difference in costs.

A motion made by Commissioner Hull was seconded by Commissioner Giacomo to approve the Accelerated Timeline option of the Freese & Nichols proposal.

The vote was: 10 – 0

AYE: Emmons, Hampton, Carey, Giacomo, Hull, Roberts, Spiegel, Stobaugh, Taylor, Brenner

NAY: None

The motion carried.

NEW BUSINESS

None.

STAFF REPORT

Director Clifton did not have an official staff report to present but wanted to get a head count for Commissioners interested in attending the OML workshop mentioned at the February meeting. Ms. Hobbs stated she would reach out to anyone not at meeting to confirm attendance. No other discussion commenced. No action required.

REMARKS & INQUIRIES BY THE COMMISSION

Discussion referencing a demolished property, noting it was not by the City but a private demo, however the code enforcement officers, Tabetha Howell, was specifically mentioned in the efforts to demolish properties throughout town on a limited budget. No action required.

Adjournment

Commissioner Hampton made the motion to adjourn. The motion was seconded by Commissioner Carey. Meeting adjourned at 6:48 p.m. Roll was taken.

The vote was: 10 – 0

AYE: Emmons, Hampton, Carey, Giacomo, Hull, Roberts, Spiegel, Stobaugh, Taylor, Brenner

NAY: None

The motion carried.

Approved:

 6-16-26

Planning Commission Chairman

Date