

FILE COPY

April 13, 2021

Mr. Michael Covey, Chairperson
Tulsa Metropolitan Area Planning Commission
c/o Tulsa Planning Office
2 West 2nd Street, Suite 800
Tulsa, OK 74101

Re: CO-10 Crown Plaza Hotel

Dear Commission Members:

The Tulsa Planning Commission has on its Agenda proposed changes to the current uses prescribed in the existing Corridor Site Plan. As a personal property owner within less than one mile of the Crown Plaza Hotel I am **opposed** to the changes requested by VSUSA Veteran Services USA for the Redevelopment of Crown Plaza.

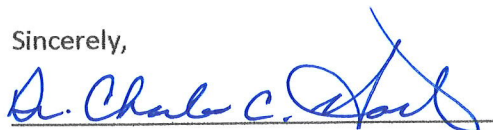
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Thank you for your consideration and assistance!

Sincerely,


D. Charles C. Davis

FILE COPY

March 25, 2021

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c/o Tulsa Planning Office
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Sincerely,

Mary Morris, Brian Morris 2812 E 85th Street
Tulsa, OK 74137

FILE COPY

April 13, 2021

Amanda Bennett
2809 E. 84th St.
Tulsa, Ok 74137

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A handwritten signature in black ink, appearing to read "Amanda Bennett". The signature is fluid and cursive, with a long horizontal stroke at the end.

Amanda Bennett

FILE COPY

Sawyer, Kim

From: Deb Everett <jc25debbie@yahoo.com>
Sent: Saturday, April 17, 2021 10:45 AM
To: esubmit
Subject: Crown Plaza building rezoning of property CO 10

My name is Deb Everett, my husband Allen and I live in the Timbers Condo neighborhood of south Tulsa area. We have been informed about this request to change the status of the former Crown Plaza Hotel on S Lewis Ave. After reading the information put out by our homeowners association, we both found that the rezoning of building would be a positive change. I hope that the new owners of the space would be able to create source of housing for those who have served our country. Just wanted to let folks who have to make this decision know that there are people who are for this change in their neighborhood.

Deb Everett

Sent from my iPad

FILE COPY



Robert J. Getchell
Direct Line: (918) 595-4822
rgetchell@gablelaw.com

1100 ONEOK Plaza
100 West Fifth Street
Tulsa, Oklahoma 74103-4217
Telephone (918) 595-4800
Fax (918) 595-4990
www.gablelaw.com

April 16, 2021

VIA EMAIL AND HAND-DELIVERY

Mr. Michael Covey, Chairperson
Tulsa Metropolitan Area Planning Commission
c/o Tulsa Planning Office
2 West 2nd Street, Suite 800
Tulsa, Oklahoma

FILE COPY

Re: CO-10, Agenda Item 11, TMPAC Agenda for December 16, 2020

Dear Commission Members:

Enclosed please find the formal protest petition of Oral Roberts University to the above-referenced application.

Yours very truly,

A handwritten signature in blue ink, appearing to read 'Robert J. Getchell'.

Robert J. Getchell
For the Firm

RJG:me
enclosure

cc: Mr. Stephen A. Schuller
Mr. Terry Kollmorgen
Ms. Susan Miller @ smiller@incog.org
Mr. Dwayne Wilkerson @ dwilkerson@incog.org
Ms. Kim Sawyer @ ksawyer@incog.org

TULSA METROPOLITAN AREA PLANNING COMMISSION

CASE NO. CO-10

APPLICANT – VETERANS SERVICES USA

PETITION PROTESTING APPLICATION

Oral Roberts University (“ORU”) pursuant to 19 Okla. Stat. §863.17 and City of Tulsa Zoning Ordinance §70.030-G, hereby submits this Petition formally protesting the proposed change in zoning as requested in Veterans Services USA’s Application, Case No. CO-10. In support of its protest, ORU states as follows:

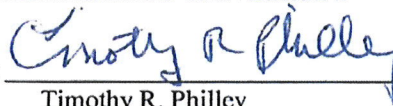
1. Oral Roberts University is a private college located at 7777 S. Lewis Avenue, Tulsa, Oklahoma. ORU’s campus is directly across Lewis Avenue from the property for which the zoning change is sought.

2. ORU owns more than 20% of the frontage directly opposite the frontage proposed to be changed by the application in Case No. CO-10, and more than 50% of the area of lots within 300 feet of the area included in the proposed zoning map amendment.

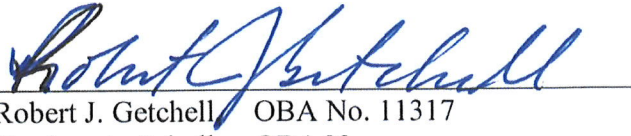
3. ORU protests the proposed zoning change for numerous reasons which shall be more fully delineated at the hearing on the application.

Upon consideration of the statements made in support of its Petition at the hearing, ORU respectfully requests that the Tulsa Metropolitan Area Planning Commission deny the relief requested in the application.

ORAL ROBERTS UNIVERSITY

By: 
Timothy R. Philley
Chief Operating Officer
7777 S. Lewis Avenue
Tulsa, Oklahoma 74171

FILE COPY



Robert J. Getchell, OBA No. 11317

Stephen A. Schuller, OBA No.

GABLEGOTWALS

100 North Elgin Avenue, Suite 200

Tulsa, Oklahoma 74120-1495

Telephone (918) 595-4800

Facsimile (918) 595-4990

rgetchell@gablelaw.com

Attorneys for the Protestant

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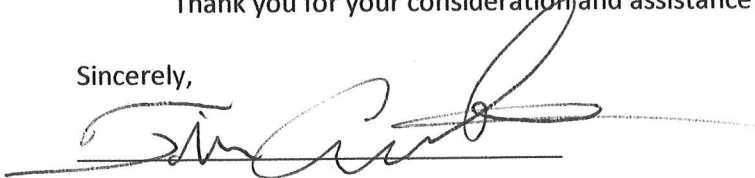
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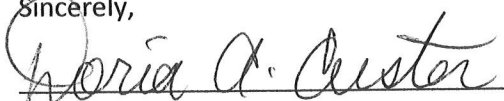
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Sincerely,

A handwritten signature in cursive script, reading "Doris A. Custer". The signature is written in dark ink and is positioned below the word "Sincerely,".

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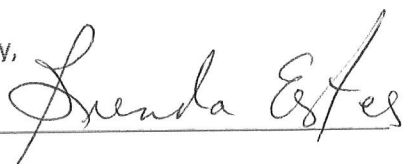
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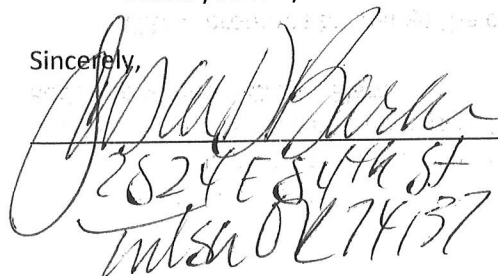
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2824 E 84th St
Tulsa OK 74137

Susan D. BARNES

April 13, 2021

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Sincerely,

Janet M. Ward JANET M. WARD
2824 E. 84th ST
Tulsa OK. 74137.1458

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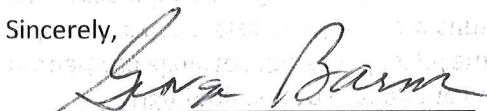
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GEORGE BARNES
2824 E. 84TH ST
TULSA, OK 74137

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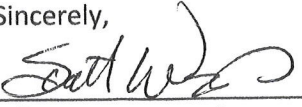
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 SCOTT WION
2941 E. 84TH ST.

Sawyer, Kim

From: Kathy Davis <Kdavisok@cox.net>
Sent: Thursday, April 15, 2021 6:26 PM
To: esubmit
Cc: Cue, Jeannie
Subject: Case Number CO-10

FILE COPY

April 15, 2021

CASE NUMBER CO-10

I am writing in opposition to the proposed Veterans and Senior services at 79th and Lewis .

I was fortunate to attend a meeting with the developers and other neighborhood leaders to ask questions and hear responses. What I am hearing on the news and reading the paper is much different than what they were proposing to the neighbors. The person financing the project even left the meeting in a huff because he did not like the questions we were asking. I think they are saying one thing to pass and propose another thing that can sneak by.

They said rentals would start at \$650 for an efficiency apartment and \$850 for a one bedroom. There would be no accommodations for income levels. The daycare would be people that were picked up all over Tulsa and brought there for services so they could intermingle with residents and hotel guests. The daycare is not for residents.

The developers said they have never designed a place to meet this specification and it was a trial opportunity they thought would be acceptable and welcoming. This is a test plan.

The apartments would be for anyone 55 and older, they did not need Veteran status.

I am concerned because we do not need any more apartments in this area of town. At \$850.00 a month I think there are sufficient apartments in this area that are nicer than a modified hotel room to meet that need. This area is dangerous in the afternoons. I don't know how often I have been panhandled in Walmart's parking lot and in Walmart itself. It is not safe and when that was addressed they said that was what the local police were for and they could do that job. Walmart is already hiring security for inside the store but cannot police the parking lot. They had no plans to have security for their clients. It would be an open facility. So how is that safe for people in Daycare? We have transients roaming our neighborhood at night, causing vandalism and we have since hired security to patrol our neighborhood 24/7.

The idea that residents would want to intermingle with the daycare and hotel guests is ridiculous. Where is their security for the resident's apartments when they have various individuals coming and going?

We do not need another hotel downtown. The Days Inn should be torn down, the Marriott is often only half full and the River Spirit is just around the corner.

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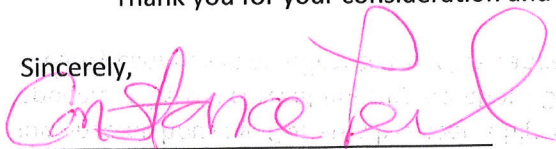
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Thank you for your consideration and assistance!

Sincerely,

A handwritten signature in pink ink, appearing to read "Christine Per", is written over a horizontal line.

April 13, 2021

Mr. Michael Covey, Chairperson
Tulsa Metropolitan Area Planning Commission
c/o Tulsa Planning Office
2 West 2nd Street, Suite 800
Tulsa, OK 74101

FILE COPY

Re: CO-10 Crown Plaza Hotel

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3006 E. 85th St.
Tulsa, Ok 74137

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Bice P. Blodgett, Ph.D.

FILE COPY

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Sincerely,

Anna C. Henmann
7245 S. Birmingham Ave.
Tulsa, OK 74136

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John E. Bee-Bardner
7238 So. Birmingham Ave.

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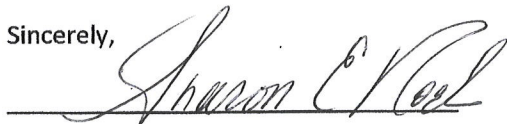
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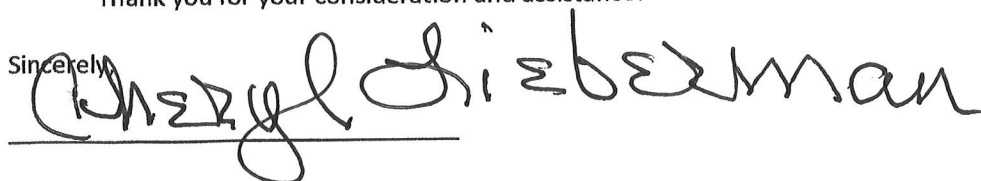
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Cheryl Diezerman

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