



February 15, 2008

From: Frazier Henke - Chairman of the City of Tulsa Board of Adjustment

To: Office of the Mayor and Tulsa City Council

RE: 2007 Year End Report of the City of Tulsa Board of Adjustment

In 2007, the Board of Adjustment conducted 23 meetings in which 214 applications were reviewed and acted upon. Out of 214 applications, the Board deliberated through 162 Variances, 124 Special Exceptions, 29 Spacing Verifications, and 8 Appeals from an Administrative Official.

Of those 214 applications, the Board approved 179 (83.6%) and denied 35 (16.4%). Of those approved, 141 (78.8%) were approved with conditions. If accounting for the approved applications which were Spacing Verifications only, the Board actually provided conditions on 94 %.

The Board experienced public protest to 52 applications. Of those, 24 (46.1%) were denied. Of the remaining 28 applications with protest 25 (89.2%) were approved with safeguards or conditions addressing the public concerns. The remaining (3) approved without conditions were appeals of an administrative official.

Every City Council district experienced applications to the Board of Adjustment; however the great majority of the applications occurred in older and more developed areas of the City. The following is a breakdown of the applications by Council District from greatest to least:

District 9:	48 applications (22.4%)	District 2:	19 applications (8.8%)
District 4:	34 applications (15.8%)	District 1:	19 applications (8.8%)
District 6:	30 applications (14%)	District 7:	19 applications (8.8%)
District 3:	23 applications (10.7%)	District 5:	17 applications (7.9%)
		District 8:	5 applications (2.3%)

Attached is a complete summary of all Board of Adjustment activity in 2007. Questions regarding any application found on the summary or the information provided above can be directed to Duane Cuthbertson, staff for the Board of Adjustment (584.7526).

Best regards,

Frazier Henke
Chairman,
City of Tulsa Board of Adjustment