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(Published in The Journal Record September 30, 2026.)

BOARD OF ADJUSTMENT NOTICE

CASE NO. 16381
ADDRESS: 4500 SE 154th Street

This notice is to inform you that **Todd A. Wilcoxson and Tara A. Wilcoxson**, has filed an application with the Oklahoma City Board of Adjustment for a Special Exception to allow a mobile home to serve as a temporary second dwelling to relieve a medical hardship. A variance to the conditions (D) of a mobile home to serve as a temporary second dwelling concerning the manufactured (mobile) home shall be located only behind the front wall of the principal dwelling. The Board of Adjustment will hold a public hearing on October 15, 2026, to consider the request. The City Board of Adjustment meets in the Council Chamber, Third Floor, Municipal Building, 200 North Walker Avenue, Oklahoma City, Oklahoma, at 1:30 p.m.

LEGAL DESCRIPTION:

Part of the Northeast Quarter (NW-4) of Section Twenty-nine (29), Township Ten (10) North, Range Two (2) West of the Indian Meridian, Cleveland County, Oklahoma, more particularly described as follows: Commencing at the Southwest Corner of the Northeast Quarter (NW-4) of said Section 29, thence North 89°59'42" East a distance of 876.66 feet, thence North 0°00'00" East a distance of 722.94 feet to the true point or place of beginning, thence North 0°00'00" East a distance of 722.06 feet, thence South 89°59'42" West a distance of 85.04 feet, thence North 0°25'03" East a distance of 191.25 feet, thence North 89°59'42" East a distance of 656.61 feet, thence South 0°01'51" West a distance of 413.31 feet, thence South 89°59'42" West a distance of 562.74 feet to the point of beginning.

- The agenda and staff report will be posted at the following link: <https://city.okcopenings.com/public/16381>

As provided by Chapter 59, Section 9250-43.A of the Oklahoma City Municipal Code, 2020, as amended, a mobile home can serve as a temporary second dwelling to relieve a medical hardship upon the grant of a Special Exception.

A. A Special Exception may be granted for a period of one, two or three years depending on the situation. When the time period expires, the applicant shall file a new application for a special exception and have the case reviewed. At that time, the Board of Adjustment shall determine if the need that led to the granting of the original special exception is still present, and if there has been any material change of conditions relevant to the granting of the special exception.

B. Conditions for Approval (1) The principal for whom the special exception is requested shall be a relative by blood or marriage, and the extenuating conditions shall not be caused by the applicant. (2) The special exception shall not be granted unless medical hardship exists caused by physical conditions, such as age or infirmity, or by mental condition of the principal.

C. Only one manufactured (mobile) home shall be allowed accessory to a permanent single-family detached residential structure.

D. The location of each manufactured (mobile) home shall conform to all lot area, setback, height and off-street parking requirements of the district in which it is located, and the manufactured (mobile) home shall be located only behind the front wall of the principal dwelling.

E. The proposed manufactured (mobile) home installation shall meet all City and State Department of Environmental Quality standards and regulations.

F. The Board of Adjustment may include additional conditions as it considers necessary including, but not limited to, conveyance setbacks, landscaping and installation of utilities.

G. The use of the manufactured (mobile) home shall terminate at any time when the hardship that led to the granting of the original special exception ceases.

This notice is being provided to you because you own property nearby.

- If you are not the applicant, you are not required to attend the hearing, but if you wish to you may. You can also have someone appear on your behalf.

Should you wish to provide the Board with information supporting or opposing the request, please consider the following:

- Lengthy written materials should not be presented to the Board during the hearing. Lengthy written materials in support or opposition of the application should be emailed or submitted to City staff at the address below by **noon October 9, 2026**, in order to be copied and delivered to the Board members.

Should you have any questions or concerns regarding this application please contact:

Cynthia Lakin, Clerk
Board of Adjustment
cynthia.lakin@okc.gov
(405) 297-2289

City of Oklahoma City
Planning Department
420 West Main Street, Suite 910
(405) 297-2623

Para asistencia en Español, favor de llamar al 800-527-3333.

Case No: BOA-16381	
Applicant: Todd A. Wilcoxson and Tara A. Wilcoxson	
Location of case: 4500 SE 154th St	Present Zoning: AA
Present Use of Land: Residence	
Nature of Request: Special Exception for Medical Hardship and a Variance to Medical Hardship conditions.	

**Application for
Board of Adjustment**