



Municipal-Regional Planning Commission

Monday, April 20, 2026, 6:00p.m.

Meeting – Minutes

The **Atoka Municipal/Regional Planning Commission** met with the following members present:

Barry Akin
Paul Martin

Stephen Shopher
Tyra Faircloth

Matthew Peters
Don Schwartz

John Harber

Absent:

Also attending: Carla Grisham, Planning Clerk, Jim Atkinson, Planning Coordinator, Tom Langford, Building Official, Marc Woerner, Town Administrator, Wesley Yarbrough, Public Works Director *Attached Sign in Sheet.

Chair Stephen Shopher called the meeting to order at 6:00 p.m. and established a quorum.

Approval of Minutes - Approval of the March 16, 2026, Minutes –Commissioner John Harber made a motion to approve the minutes. Commissioner Tyra Faircloth seconded the motion. All approved. Motion carried.

Public Comment - None

Reports – Code Enforcement Monthly Report – The report was reviewed by the Planning Commission with no questions from the board.

Old Business – None

New Business –

- **Site Plan: Atoka Railroad** – Jim Atkinson presented the staff report and addressed questions from the Board. Amanda Faurbo, representing Atoka Railroad, was present to address questions. Mayor Barry Akin made a motion to approve the application for a commercial accessory structure for Comfort Component Sales. Commissioner Tyra Faircloth seconded the motion. The motion passed with six votes in favor and one opposed. Commissioner Harber opposed. Motion carried.



Town of **ATOKA**

- **Sign Permit: Atoka Railroad** – Tom Langford presented the staff report regarding the sign permit application. Amanda Faurbo, representing Atoka Railroad, was present to address questions from the Board. Commissioner Matt Peters made a motion to approve the Atoka Railroad sign permit. Mayor Barry Akin seconded the motion. The motion passed with six votes in favor and one abstained. John Harber abstained, citing not enough information for him to vote.
- **Site Plan: Elite Dental / Green Frog Café** – Jim Atkinson presented the staff report regarding the site plan for Elite Dental / Green Frog Café. The applicants were present to answer questions and presented revised design plans demonstrating compliance with the 75 percent brick requirement and architectural feature standards. Commissioner Paul Martin made a motion to recommend approval with recommendations that town staff provided in the enclosed document. Commissioner John Harber seconded the motion.

Commissioner Paul Martin amended the motion to recommend approval with the recommendations that staff provided, and the building shall meet the 75 percent brick requirement as presented and may use secondary alternative material like EIFS that meet the town's requirements. John Harber seconded the motion. All in favor. Motion carried.

- **Site Plan: Ace Hardware** – Jim Atkinson presented the staff report for Ace Hardware regarding the site plan and answered questions from the board. The applicant was present to address questions. Commissioner Paul Martin made a motion to approve the recommendations as presented by Town staff and check with Fire Chief regarding the single entrance. Commissioner Matt Peters seconded the motion. All in favor. Motion carried.
- **Sign Permit: Drizzle' N Dough** – Tom Langford presented the staff report for Drizzle' N Dough regarding the sign permit. Tom noted that the original application listed the name "Dirty Soda", but the applicant was informed that name was already in use. The applicant subsequently expanded the business concept and changed the name to Drizzle' N Dough. Commissioner John Harber made a motion to approve the sign permit for Drizzle' N Dough. Commissioner Tyra Faircloth seconded the motion. All in favor. Motion carried.
- **Sign Permit: Dot n Dash** – Tom Langford presented the staff report regarding the sign permit for Dot n Dash. The applicants were present and addressed questions from the board. Commissioner Tyra Faircloth made a motion to approve the sign permit for Dot n Dash. Commissioner Paul Martin seconded the motion. All approved. Motion carried.



Town of **ATOKA**

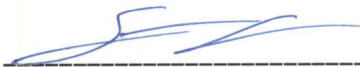
- **Sign Permit: Fairway Home Mortgage** – Tom Langford presented the staff report regarding the sign permit for Fairway Mortgage. Mayor Barry Akin made a motion to approve the sign permit for Fairway Home Mortgage. Commissioner Paul Martin seconded the motion. All in favor. Motion carried.
- **Sign Permit: Treasure Hunt** – Tom Langford presented the staff report regarding sign permit for Treasure Hunt. Tom addressed questions from the board. Commissioner Paul Martin made a motion to approve the sign permit for Treasure Hunt. Commissioner Don Schwartz seconded the motion. All in favor. Motion carried.
- **Sign Permit: Law Office of Paola Palazzolo** – Tom Langford presented the staff report regarding the sign permit for Law Office of Paola Palazzolo. Commissioner Tyra Faircloth made a motion to approve the sign permit for Law Office of Paola Palazzolo. Commissioner Matt Peters seconded the motion. All in favor. Motion carried.

Miscellaneous Items from the Planning Commission – Chair Stephen Shopher inquired about the status of adding a streetlight on Walker Parkway East by Southwest. Jim Atkinson responded that the matter is still being worked on.

Commissioner Matt Peters discussed future design considerations following conversations with Southwest Electric regarding the possibility of running utility lines underground.

Commissioner John Harber discussed regulations related to farm stands, including items sold and structural considerations.

Mayor Barry Akin made a motion to adjourn. Commissioner Tyra Faircloth second the motion. Without any objections Commissioner Shopher adjourned the meeting at 7:27 p.m.



Stephen Shopher, Chair

Carla Grisham, Clerk



Municipal-Regional Planning Commission MEETING

April 20, 2026, 6:00pm

PLEASE SIGN IN

Name	Address	Phone #
Paul Martin		359 4962
Bary L. Aki	T.O.A	
Pam Givens	TOA	
W.C.G	TOA	
Tom Lannan		
Roy LAMICA		901-355-1347
Shelly		
Amanda Faurbo	ARRA + 2C marine	605-6872



