



# City of Norman, OK

Municipal Building  
Council Chambers  
201 West Gray  
Norman, OK 73069

## Master

**File Number: FP-1617-6**

**File ID:** FP-1617-6

**Type:** Final Plat

**Status:** Consent Item

**Version:** 1

**Reference:** Item 14

**In Control:** City Council

**Department:** Public Works  
Department

**Cost:**

**File Created:** 10/17/2016

**File Name:** Final Plat for Carroll Farm Addition

**Final Action:**

**Title:** CONSIDERATION OF A FINAL SITE DEVELOPMENT PLAN AND FINAL PLAT FOR CARROLL FARM ADDITION, SECTION 1, A PLANNED UNIT DEVELOPMENT, AND THE ACCEPTANCE OF PUBLIC DEDICATIONS CONTAINED THEREIN. (GENERALLY LOCATED AT NORTHWEST CORNER OF WEST TECUMSEH ROAD AND JOURNEY PARKWAY)

**Notes:** ACTION NEEDED: Motion to approve or reject the final site development plan and final plat for Carroll Farm Addition, Section 1, a Planned Unit Development; and, if approved, accept the public dedications contained within the plat, authorize the Mayor to sign the final plat and subdivision and maintenance bonds subject to the City Development Committee's acceptance of all required public improvements, and direct the filing of the final site development plan and final plat.

ACTION TAKEN: \_\_\_\_\_

**Agenda Date:** 11/08/2016

**Agenda Number:** 14

**Attachments:** Location map, Final Plat, Final site Development Plan, Preliminary Plat, Staff Report, Development App

**Project Manager:** Ken Danner, Subdivision Development Manager

**Entered by:** rachel.warila@normanok.gov

**Effective Date:**

### History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
---------------	--------------	-------	---------	----------	-----------	-----------------	---------

### Text of Legislative File FP-1617-6

body

**BACKGROUND:** This item is a final plat for Carroll Farm Addition, Section 1, a Planned Unit Development (PUD), and is located at the northwest corner of the intersection of Tecumseh Road and Journey Parkway. This proposal consists of 1.22 acres and one commercial lot for a bank. City Council, at its meeting of July 28, 2015 adopted Ordinance O-1415-39 amending the PUD adopted with Ordinance O-9900-2 and amended by Ordinance O-0506-58. Also, at its same meeting of July 28, 2015, City Council approved the preliminary plat for Carroll Farm Addition, (PUD). The City Development Committee, at its meeting on October 25, 2016, reviewed and approved the program of public improvements, final site development plan and final plat for Carroll Farm

Addition, Section 1, (PUD) and submitted it to City Council for consideration.

**DISCUSSION:** The public improvements required of this plat consist of water mains with fire hydrants, sidewalks adjacent to Tecumseh Road and Journey Parkway, and a sanitary sewer main including off-plat sanitary sewer systems to serve the property. Also, storm water will be conveyed to an existing off plat privately maintained detention facility, which was constructed as part of the Covenant Development Addition in 2006 and Jonathan Fowler Addition in 2007. The stormwater detention facility was over-sized at that time in anticipation of this development and future developments.

**RECOMMENDATION:** Based upon the above information, staff recommends acceptance of the public dedications, approval of the final site development plan and final plat and the filing of the final plat, subject to completion of public improvements or bonding. The City Development Committee will ensure completion of all required public improvements or bonds and will recommend that the Mayor sign the final plat and bond.