



# City of Norman, OK

Municipal Building Council  
Chambers  
201 West Gray Street  
Norman, OK 73069

## Master

**File Number: O-1213-53**

**File ID:** O-1213-53

**Type:** Ordinance

**Status:** Non-Consent Items

**Version:** 1

**Reference:** Item No. 44

**In Control:** City Council

**Department:** Public Works  
Department

**Cost:**

**File Created:** 05/07/2013

**File Name:** First Baptist Church ROW Closure

**Final Action:**

**Title:** CONSIDERATION OF ORDINANCE NO. O-1213-53 UPON SECOND AND FINAL  
**READING:** AN ORDINANCE OF THE COUNCIL OF THE CITY OF NORMAN,  
OKLAHOMA, CLOSING THE NORTH TWENTY (20) FEET OF THE EIGHTY (80) FOOT  
RIGHT-OF-WAY IN THE 200 BLOCK OF WEST COMANCHE STREET LOCATED IN  
NORMAN ORIGINAL TOWN, CLEVELAND COUNTY, OKLAHOMA; AND PROVIDING  
FOR THE SEVERABILITY THEREOF.

**Notes:** ACTION NEEDED: Motion to adopt or reject Ordinance No. O-1213-53 upon Second Reading  
section by section.

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

ACTION NEEDED: Motion to adopt or reject Ordinance No. O-1213-53 upon Final Reading as  
a whole.

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

**Agenda Date:** 07/23/2013

**Agenda Number:** 44

**Attachments:** O-1213-53 First Baptist Church ROW Closure,  
Location Map, Clerk Memo FBC, Petition to close  
with radius map, Staff Report - First Baptist ROW  
Closing, Comanche\_ROW\_Photo, 6-13-13 PC  
Minutes - O-1213-53

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

**Entered by:** rone.tromble@normanok.gov

**Effective Date:**

### History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
1	Planning Commission	06/13/2013	Recommended for Adoption at a subsequent City Council Meeting	City Council	07/09/2013		Pass
<b>Action Text:</b>		A motion was made by Commissioner McCarty, seconded by Commissioner Boeck, that this Zoning Ordinance be Recommended for Adoption at a subsequent City Council Meeting to the City Council , due back on 7/9/2013. The motion carried by the following vote:					

1	City Council	07/09/2013	Introduced and adopted on First Reading by title only	Pass
	<b>Action Text:</b>	That this Zoning Ordinance be Introduced and adopted on First Reading by title only. by consent roll call		
1	City Council	07/23/2013		

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### Text of Legislative File O-1213-53

Body

**BACKGROUND:** Norman Original Town plat was filed of record on December 8, 1890, with twenty-feet (20') of right-of-way for the alley northwesterly of the church facility and eighty-feet (80') of right-of-way for Comanche Street located southeasterly of the church facility. The First Baptist Church is interested in closing and vacating the north twenty feet (20') of the Comanche Street right-of-way to improve the entrance to their existing building. Upon researching this area, most of the utilities are in the rear alley right-of-way north of the church structure. A City owned water main is located south of Comanche Street.

If this property were platted under the current Subdivision Regulations and Engineering Design Criteria, the required right-of-way for Comanche Street would be fifty-feet (50') wide. Comanche Street will remain open and will continue to function under this proposal. Other considerations related to the public pedestrian sidewalk located on the north side of Comanche Street. A portion of the sidewalk will be realigned by the church, but will still allow pedestrians to walk east-west on the north side of Comanche Street.

**DISCUSSION:** City Council, at its meeting of April 23, 2013, approved a revocable license for First Baptist Church to occupy street right-of-way for placement of a new staircase and entrance along Comanche Street to serve the First Baptist Church. The revocable license allowed the church to begin construction of their project this summer. For the long term, the church would rather close and vacate that portion of the right-of-way so that they will not need to keep up with the revocable license. The utility companies and City staff are not opposed to the closure of a portion of the street right-of-way. The church has agreed to grant a pedestrian sidewalk easement as a condition on the vacation of the right-of-way. Also, the church will be responsible for realigning a portion of the sidewalk in the area of the proposed expansion for the church.

**RECOMMENDATION:** Staff recommends approval of the request to close the north twenty feet (20') of an eighty foot (80') right-of-way adjacent to Lots 1 through 16, Block 71, Norman Original Town with the submittal of a sidewalk easement during the vacation of the right-of-way.