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| Applicant | 823 Properties |
| Location | Generally located at the northwest corner of Elm Avenue and Hoover Street |
| Case Number | PD 12-14 |
| Time | 6:30-7:00 PM |

| Attendee | Stakeholder | Address | Phone |
|---------------------|--|------------------------------|--------------|
| Rick McKinney | Applicant Architect | | |
| Curtis McCarty | Interested Party | 4748 Ridgeline Dr. | 310-3210 |
| Mr. & Mrs. KT Meade | Neighbor | 1816 Drury Lane OKC 73116 | 842-2217 |
| Blaine Nice | Neighbor Representative | 100 N. Broadway | 366-5422 |
| Drew Norlin | City Staff Public Works Department | | 366-5459 |
| Leah Messner | City Staff – Legal | | 217-7748 |
| Ken Danner | City Staff – Public Works Department | | 366-5458 |
| Jane Hudson | City Staff – Planning Department | | 366-5344 |

Application Summary. The applicant has brought this proposal forward to request a change to the current zoning from R-2 to RM-6 to allow for the redevelopment of the property into a six unit apartment building. The Norman 2025 Plan already proposes this site for high density residential; the zoning change request is in line with the 2025 Plan.

Applicant's Opportunity The proposal before you is for a new apartment building at the corner of Elm Avenue and Hoover Street. A sorority is located directly south of the subject site, Stubbeman Place Shopping Center directly southeast, Adams dormitory tower is one block away to the east, United Ministry Center directly east, addition church facilities to the north east and north, a two story duplex apartment unit directly west and

a single story residential property to the north. The apartment shall contain six two-bedroom units of approximately 1,035 square feet each within a single three-story structure. Twelve on-site and screened parking spaces shall be provided on the west half of the site while the building shall front on Elm Avenue and align with the adjacent structures to the north. Access to the units shall be directly off of the west parking area or pedestrian access via the east front walk on Elm. Both entries shall lead directly to a controlled access exterior foyer to offer additional security for the tenants. The site and building shall be lit with sharp cut-off type light fixtures that will comply fully with the current City of Norman lighting ordinance. The north and west boundaries will receive a stained six foot tall cedar fence with cap trim and the site shall be fully landscaped in excess of City of Norma landscape ordinance per the site development plant.

Neighbors Comment: The neighbor is concerned with the building looking over into their backyard. The neighbor is concerned with additional traffic and the property value deteriorating.