



# City of Norman, OK

Municipal Building  
Council Chambers  
201 West Gray  
Norman, OK 73069

## Master

**File Number: FP-1415-4**

**File ID:** FP-1415-4

**Type:** Final Plat

**Status:** Consent Item

**Version:** 1

**Reference:** Item No. 21

**In Control:** City Council

**Department:** Public Works  
Department

**Cost:**

**File Created:** 08/20/2014

**File Name:** Final Plat for Sycamore Acres Addition.

**Final Action:**

**Title:** CONSIDERATION OF A FINAL PLAT FOR SYCAMORE ACRES ADDITION AND ACCEPTANCE OF PUBLIC DEDICATIONS CONTAINED THEREIN. (GENERALLY LOCATED ONE-HALF MILE SOUTH OF INDIAN HILLS ROAD ON THE EAST SIDE OF BROADWAY AVENUE)

**Notes:** ACTION NEEDED: Motion to approve or reject the final plat for Sycamore Acres Addition; and, if approved, accept the public dedications contained therein, 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 plat.

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

**Agenda Date:** 09/09/2014

**Agenda Number:** 21

**Attachments:** Location Map, Final Plat 8-21-14 (2), Preliminary Plat, Staff Report, Dev Comm App

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

**Entered by:** mallory.scott@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-1415-4

Body

**BACKGROUND:** This item is a final plat for Sycamore Acres Addition and is generally located one-half mile south of Indian Hills Road on the east side of Broadway. City Council, at its meeting of July 8, 2014, adopted Ordinance No. O-1314-42 placing this property in the A-1, General Agricultural District and removing it from A-2, Rural Agricultural District and approved the preliminary plat for Sycamore Acres Addition. The Norman Development Committee, on August 22, 2014, reviewed the final plat for Sycamore Acres and recommends approval.

**DISCUSSION:** This property consists of 9.86 acres and two (2) lots. Lot 1 contains 3.45 acres and Lot 2 contains 6.41 acres. There is a single family home on Lot 1 and a proposed single family home for Lot 2.

Public improvements for this property consist of the following:

Public Dedications. All rights-of-way and easements are dedicated to the City with the final plat.

Limits of No Access. A note has been placed on the final plat that there will be no access on Broadway except for the existing drive approach serving both lots. A cross access agreement will be filed at the same time the final plat is filed of record.

Private improvements for this property consist of the following:

Sanitary Sewers. Individual sanitary sewer systems will be installed in accordance with the City and State Department of Environmental Quality standards. Lot 1, Block 1 has an existing sanitary sewer system.

Water Mains. Individual water wells will be installed in accordance with City and State Department of Environmental Quality standards. Lot 1, Block 1 has an existing water well.

Fire Protection. Fire protection will be provided by the Norman Fire Department with the use of tanker trucks. Public water is not available.

**STAFF RECOMMENDATIONS:** The final plat is consistent with the preliminary plat. Based upon the above information, Staff recommends approval of the final plat, acceptance of the public dedication contained therein and authorize the Mayor sign the final plat.