

AN ORDINANCE OF THE COUNCIL OF THE CITY OF NORMAN, OKLAHOMA AMENDING CHAPTER 22 OF THE CODE OF THE CITY OF NORMAN TO ADD “MUNICIPAL USE, PUBLIC BUILDINGS AND PUBLIC UTILITY” AS A SPECIAL USE IN THE RE, O-1, CO, C-1, C-2, CR, C-3, I-1 AND M-1 ZONING DISTRICTS; TO REMOVE “MUNICIPAL USE, PUBLIC SERVICE OR UTILITY USE” FROM THE PERMITTED USES IN THE A-1 AND A-2 ZONING DISTRICTS AND ADD “MUNICIPAL USE, PUBLIC BUILDINGS AND PUBLIC UTILITY” AS A SPECIAL USE IN THE A-1 AND A-2 ZONING DISTRICTS; TO REMOVE “MUNICIPAL OR PUBLIC USE” FROM THE PERMITTED USES IN THE MUD ZONING DISTRICT AND ADD “MUNICIPAL USE, PUBLIC BUILDINGS AND PUBLIC UTILITY” AS A SPECIAL USE IN THE MUD ZONING DISTRICT; TO REMOVE “MUNICIPAL USE” FROM THE PERMITTED USES IN THE TC ZONING DISTRICT AND ADD “MUNICIPAL USE, PUBLIC BUILDINGS AND PUBLIC UTILITY” AS A SPECIAL USE IN THE TC ZONING DISTRICT; AND PROVIDING FOR THE SEVERABILITY THEREOF.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF NORMAN, OKLAHOMA:

§ 1. That Section 420.1 of Chapter 22 of the Code of the City of Norman shall be amended to read as follows:

SEC. 420.1 - A-1, GENERAL AGRICULTURAL DISTRICT

* * *

2. Uses permitted. Property and buildings in an A-1, General Agricultural District shall be used only for the following purposes:

- (a) Detached one family dwelling.

* * *

- (f) All of the following uses:
 - Country Club.
 - Family day care home.
 - Golf Course (excluding miniature golf courses).
 - Home occupation.
 - Library.
 - Park or playground.
 - Farm or garden.

* * *

- (h) Accessory buildings including barns, sheds, and other farm buildings which are not part of the main building. One guest house may be utilized provided (a) it is clearly secondary to the larger main dwelling; (b) the structure is not rented or leased, nor used as a permanent dwelling; and (c) is not a mobile home.

3. Special Use. The following uses may be permitted, after review, in accordance with Section 434.1:

- (a) Municipal use, public buildings and public utility.

4. Area regulations.

- (a) Front Yard: All buildings shall be set back from street or section line right-of-way lines to comply with the following front yard requirements.

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§ 2. That Section 420.2 of Chapter 22 shall be amended to read as follows:

SEC. 420.2 - A-2, RURAL AGRICULTURAL DISTRICT

* * *

2. Uses permitted. Property and buildings in an A-2, Rural Agricultural District shall be used only for the following purposes:

* * *

- (f) All of the following uses:
 - Country club.
 - Family day care home.
 - Golf course (excluding miniature golf courses).
 - Home occupation.
 - Library.
 - Park or playground.
 - Plant nursery.

* * *

3. Special Use. The following uses may be permitted, after review, in accordance with Section 434.1:

- (a) Skeet and trap shooting, public or private.

* * *

- (n) Crematorium, subject to all the following conditions and requirements:
 - (1) Crematoriums shall meet the setback requirements of the underlying zoning district, except that they will be located a minimum of 400 feet from any residential building, measured from the closest point of the crematorium building to the nearest residential building.
 - (2) Facilities shall meet all applicable state and federal requirements for incineration equipment and shall be licensed at all times.
 - (3) All storage shall be inside.
 - (4) Incinerator stacks shall not be located on the front side of the roof of any structure facing the street.
 - (5) Crematoriums shall have direct vehicle access to an arterial street.
- (o) Municipal use, public buildings and public utility.

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§ 3. That Section 420.3 of Chapter 22 shall be amended to read as follows:

SEC. 420.3 - RE - RESIDENTIAL ESTATE DWELLING DISTRICT

* * *

3. Special Use. The following uses may be permitted, after review, in accordance with Section 434.1; provided that structures incidental to these uses are located at least fifty (50) feet from any property line.

- (a) Church, temple, or other place of worship.
- (b) School offering general educational courses the same as ordinarily given in public schools and having no rooms regularly used for housing and sleeping.
- (c) Publicly operated recreation or water supply.
- (d) Municipal use, public buildings and public utility.
- (e) Private recreation operated on a non-profit basis for residents of the subdivision or immediate area.
- (f) Type I Bed and Breakfast Establishment. (O-8990-42; O-9293-38)
- (g) One and only one of the specific uses permitted in the M-1, Restricted Industrial District, except Section 428.1(2)(a), for which application is made. (O-9091-9)

* * *

§ 4. That Section 422.9 of Chapter 22 shall be amended to read as follows:

SEC. 422.9 - O-1, OFFICE-INSTITUTIONAL DISTRICT

* * *

3. Special Use: The following uses may be permitted, after review, in accordance with Section 434.1:

* * *

- (g) Child Care Center, as specified in Sec. 438.3.
- (h) Municipal use, public buildings and public utility.

* * *

§ 5. That Section 423.1 of Chapter 22 shall be amended to read as follows:

SEC. 423.1 - CO, SUBURBAN OFFICE COMMERCIAL DISTRICT

* * *

3. Special Use: The following uses may be permitted, after review, in accordance with Section 434.1:

* * *

- (e) Off-street parking lot to be used as open space for vehicular parking, provided that such parking lot is adjacent to the land on which the principal use is located, or separated therefrom only by a street or alley if the principal use is in the CO, C-1, C-2, C-3, I-1, or I-2 District.
- (f) Municipal use, public buildings and public utility.

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§ 6. That Section 423.2 of Chapter 22 shall be amended to read as follows:

SEC. 423.2 - C-1, LOCAL COMMERCIAL DISTRICT

* * *

3. Special Use. The following uses may be permitted, after review, in accordance with Section 434.1:

* * *

- (f) Liquified Petroleum Gas sales and storage, when such use is clearly subordinate and accessory to the primary usage of the property.
- (g) Municipal use, public buildings and public utility.

* * *

§ 7. That Section 424.1 of Chapter 22 shall be amended to read as follows:

SEC. 424.1 - C-2, GENERAL COMMERCIAL DISTRICT

* * *

3. Special Use. The following uses may be permitted, after review, in accordance with Section 434.1:

* * *

- (l) Crematorium, subject to all the following conditions and requirements:
 - (1) Crematoriums shall meet the setback requirements of the underlying zoning district, except that they will be located a minimum of 400 feet from any RE, R-1, R-2, and R-3 zoning districts and 100 feet from all other zoning districts measured from the closest point of the building to the nearest residential district.
 - (2) Facilities shall meet all applicable state and federal requirements for incineration equipment and shall be licensed at all times.
 - (3) All storage shall be inside.
 - (4) Incinerator stacks shall not be located on the front side of the roof of any structure facing the street.
 - (5) Crematoriums shall have direct vehicle access to an arterial street.
- (m) Municipal use, public buildings and public utility.

* * *

§ 8. That Section 424.2 of Chapter 22 shall be amended to read as follows:

SEC. 424.2 - TC, TOURIST COMMERCIAL DISTRICT

* * *

2. Uses permitted.

- (a) Any of the following uses:

* * *

- (9) Miniature golf course.
- (10) Offices accessory to main use.
- (11) Parks or playgrounds.
- (12) Parking lot or structure, non-commercial accessory to and within 200 feet.
- (13) Pre-packaged food store.
- (14) Service station.
- (15) Travel trailer court.
- (16) Sporting goods store, including sale of live bait. (O-9596-19)
- (17) Child Care Center, as specified in Section 438.3. (O-9596-19)

* * *

3. Special Use. The following uses may be permitted, after review, in accordance with Section 434.1:

* * *

- (e) Liquified Petroleum Gas sales and storage, when such use is clearly subordinate and accessory to the primary usage of the property.
- (f) Municipal use, public buildings and public utility.

* * *

§ 9. That Section 424.3 of Chapter 22 shall be amended to read as follows:

SEC. 424.3 - CR, RURAL COMMERCIAL DISTRICT

* * *

3. Special Use. The following uses may be permitted, after review, in accordance with Section 434.1:

* * *

- (h) Liquified Petroleum Gas sales and storage, when such use is clearly subordinate and accessory to the primary usage of the property.
- (i) Municipal use, public buildings and public utility.

* * *

§ 10. That Section 425.1 of Chapter 22 shall be amended to read as follows:

SEC. 425.1 - C-3, INTENSIVE COMMERCIAL DISTRICT

* * *

3. Special Use. The following uses may be permitted, after review, in accordance with Section 434.1:

* * *

- (i) Crematorium, subject to all the following conditions and requirements:

* * *

- (5) Crematoriums shall have direct vehicle access to an arterial street.
- (j) Municipal use, public buildings and public utility.

* * *

§ 11. That Section 426.1 of Chapter 22 shall be amended to read as follows:

SEC. 426.1 - I-1, LIGHT INDUSTRIAL DISTRICT

* * *

2. Special Use. The following uses may be permitted, after review, in accordance with Section 434.1:

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- (d) Church, temple or other place of worship.
- (e) Municipal use, public buildings and public utility.

* * *

§ 12. That Section 428.1 of Chapter 22 shall be amended to read as follows:

SEC. 428.1 - M-1, RESTRICTED INDUSTRIAL DISTRICT

* * *

4. Special Use. The following uses may be permitted, after review, in accordance with Section 434.1:

* * *

- (f) Schools, public and private.
- (g) Municipal use, public buildings and public utility.

* * *

§ 13. That Section 429 of Chapter 22 shall be amended to read as follows:

SEC. 429 – MUD, MIXED USE DEVELOPMENT DISTRICT

* * *

2. Uses Permitted.

* * *

- (d) Hotel.
- (e) Outdoor temporary sales, such as a public market for the sale of produce, provided the operation does not completely obstruct any public sidewalk.
- (f) Parking garage, with limited access to the principal street. Structured parking facilities located adjacent to a public street shall contain retail or office uses on the first floor fronting the street, or be wrapped with development of equal or greater height than the parking structure.
- (g) Recreational facilities within a public or private park.
- (h) Restaurants (including outside seating but not drive-through facilities).
- (i) Schools (public or private).
- (j) Self-service laundry.

- (k) Studios and shops of artists and artisans (including sales).
- (l) Any use which, in the opinion of the City Council, would be similar in character to those enumerated above and is not more obnoxious or detrimental to the area in which it is located by reason of noise, offensive odor, smoke, dust, vibration, traffic congestion, or danger to life and property.

* * *

4. Special Use. City Council may approve the following Special Uses after review and in accordance with Section 434.1:

* * *

- (f) Theater with no more than 500 seats
- (g) Municipal use, public buildings and public utility.

* * *

§ 14. Severability. If any section, subsection, sentence, clause, phrase, or portion of this ordinance is, for any reason, held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct, and independent provision, and such holding shall not affect the validity of the remaining portions of this ordinance, except that the effective date provision shall not be severable from the operative provisions of the ordinance.

ADOPTED this _____ day
of _____, 2017.

NOT ADOPTED this _____ day
of _____, 2017.

(Mayor)

(Mayor)

ATTEST:

(City Clerk)