



# City of Norman, OK

Municipal Building  
Council Chambers  
201 West Gray  
Norman, OK 73069

## Master

**File Number: O-2021-2**

**File ID:** O-2021-2

**Type:** Zoning Ordinance

**Status:** Non-Consent Items

**Version:** 1

**Reference:** Item 43

**In Control:** City Council

**Department:** Planning and  
Community  
Development  
Department

**Cost:**

**File Created:** 06/24/2020

**File Name:** Lektron Branding Solutions PUD Amend

**Final Action:**

**Title:** CONSIDERATION OF ORDINANCE O-2021-2 UPON SECOND AND FINAL READING: AN ORDINANCE OF THE COUNCIL OF THE CITY OF NORMAN, OKLAHOMA, AMENDING THE PLANNED UNIT DEVELOPMENT ESTABLISHED IN ORDINANCE NO. O-1415-29, TO AMEND SIGNAGE REQUIREMENTS FOR LOT ONE (1), BLOCK ONE (1), LEGACY TRAIL APARTMENTS ADDITION, TO NORMAN, CLEVELAND COUNTY, OKLAHOMA; AND PROVIDING FOR THE SEVERABILITY THEREOF. (2501 PENDLETON DRIVE)

**Notes:** ACTION NEEDED: Motion to adopt or reject Ordinance O-2021-2 upon Second Reading section by section.

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

ACTION NEEDED: Motion to adopt or reject Ordinance O-2021-2 upon Final Reading as a whole.

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

**Agenda Date:** 08/25/2020

**Agenda Number:** 43

**Attachments:** O-2021-2, Amended PUD 7-9-2020, Location Map, Staff Report, Photo 1, Photo 2, 7-9-20 PC Minutes - Lektron Branding

**Project Manager:** Kelvin Winter, Code Compliance Supervisor

**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	07/09/2020	Recommended for Adoption at a subsequent City Council Meeting	City Council	08/11/2020		Pass
	<b>Action Text:</b>	That this Zoning Ordinance be Recommended for Adoption at a subsequent City Council Meeting. to the City Council due back on 8/11/2020 by consent roll call					
1	City Council	08/11/2020	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					

**Text of Legislative File O-2021-2**

Body

**SYNOPSIS:** This application is to amend the adopted PUD Narrative for this site. The PUD Narrative was adopted with Ordinance O-1415-29 and at that time no variances to the Sign Code were included. The applicant is requesting that the current 25’ setback required in the Sign Code (Chapter 18) for properties designated as medium density residential be amended for this site; this is to allow for signage at the property line. The use for this site will continue to be medium density multi-family apartments.

**ANALYSIS:** As stated, a 25’ setback is required in Chapter 18, Section 505 (a) (2) for signage in a medium density residential district. The original PUD Narrative did not remove or change the setback requirement and specified that signage would conform to the applicable district regulations of the City of Norman Sign Code. Removing the 25’ setback requirement is the only component requested by the applicant that deviates from the applicable district regulations of the City of Norman Sign Code. All other aspects of signage will follow the requirements set forth in the medium density multi-family residential section of the City of Norman Sign Code.

This apartment complex is located at the end of Pendleton Drive, a public street that dead-ends into the apartment complex. The office development to the south of this subject property has access from Pendleton Drive but does not enter into the apartment complex for any of its access. The sign will be located at the end of Pendleton Drive, where the public street ends and the private parking lot starts - location of this sign will not be in any sight triangle areas.

**ALTERNATIVES/ISSUES:** The desired location of the proposed monument sign at the property line is located within a 10’ utility easement.

- There is currently a non-permitted sign at the location of the proposed new monument sign, which was present when the current property owner purchased the property on February 27, 2020.

**ACCESS:** This application will have no impact on access.

**USE:** This application will have no impact on current use.

**LANDSCAPING AND SCREENING:** There will be no negative impact to landscaping and screening requirements and the proposed signage will not interfere with traffic sight lines.

**ARCHITECTURE AND DESIGN:** There were no architecture or design criteria requirements for signage in the original PUD Narrative beyond the requirements in the applicable district regulations of the City of Norman Sign Code. No negative impact is foreseen for this request.

**PHASES:** Not pertinent for this application.

**OTHER AGENCY COMMENTS:**

- **PARK BOARD:** Park land dedication not required for this application.
- **PUBLIC WORKS:** Consent to Encroach approval is required for this application due to the location of the desired monument sign being located within a 10' utility easement. The applicant submitted a request for Consent to Encroach to the City Clerk on June 15, 2020. The Consent to Encroach is planned for the August 25th Council Agenda.
- **UTILITIES DEPARTMENT:** City of Norman water and sanitary sewer lines are located in the 15' utility easement immediately north of the 10' utility easement where the proposed sign will be placed.

**CONCLUSION:** Ordinance O-2021-2 as an amendment to the existing PUD O-1415-29 for Legacy Trail Apartments is respectfully submitted for review and consideration and subject to the approval of the Consent to Encroach No. 1920-6.

At their meeting of July 9, 2020, the Planning Commission recommended adoption of Ordinance O-2021-2 to City Council, contingent on approval of the Consent to Encroach, by a vote of 5-2.