



City of Norman, OK

Municipal Building
Council Chambers
201 West Gray
Norman, OK 73069

Master

File Number: FP-1920-11

File ID: FP-1920-11

Type: Final Plat

Status: Consent Item

Version: 1

Reference: Item 10

In Control: City Council

Department: Public Works
Department

Cost:

File Created: 04/28/2020

File Name: Final Plat for Artisan Crossing, a PUD

Final Action:

Title: CONSIDERATION OF A FINAL SITE DEVELOPMENT PLAN AND FINAL PLAT FOR ARTISAN CROSSING ADDITION, A PLANNED UNIT DEVELOPMENT, AND THE ACCEPTANCE OF PUBLIC DEDICATIONS CONTAINED THEREIN, (GENERALLY LOCATED ON THE NORTH SIDE OF TECUMSEH ROAD APPROXIMATELY ONE QUARTER MILE WEST OF 12TH AVENUE N.W.).

Notes: ACTION NEEDED: Motion to approve or reject the final site development plan and final plat for Artisan Crossing Addition, a Planned Unit Development; and, if approved, accept the public dedications contained therein, authorize the Mayor to sign the final plat and Subdivision Bond B-1920-80 subject to the City Development Committee's acceptance of all required public improvements and receipt of a traffic impact fee in the amount of \$46,498.23; and direct the filing of the final site development plan and final plat.

ACTION TAKEN: _____

Agenda Date: 05/12/2020

Agenda Number: 10

Attachments: Location Map, Final Plat, Final Site Development Plan, Preliminary Plat, Staff Report Development Committee, Development Committee Application

Project Manager: Ken Danner, Subdivision Development Manager

Entered by: cydney.karstens@normanok.gov

Effective Date:

History of Legislative File

Version:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
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Text of Legislative File FP-1920-11

Body

BACKGROUND: This item is a final plat for Artisan Crossing Addition, a Planned Unit Development, and is generally located on the north side of Tecumseh Road and approximately one-quarter mile west of 12th Avenue N.W.

City Council, at its meeting of June 8, 2010, adopted Ordinance O-0910-17 placing this property in PUD, Planned Unit Development, and removing it from A-2, Rural Agricultural District. The Development Committee reapproved the preliminary plat for Founders Park Addition, a Planned Unit Development, on May 31, 2017. The Norman Board of Parks Commissioners, at its meeting of April 9, 2020, recommended fee in lieu of park land for the Artisan Crossing Project. Park land will be required for future single-family development within Founders Park Addition. The City of Norman Development Committee, at its meeting of April 20, 2020, approved the program of public improvements, site plan and final plat for Artisan Crossing Addition, a Planned Unit Development, and recommended that the final plat be submitted to City Council for consideration. In addition, The City of Norman Development Committee approved concurrent construction (“foundation only”) with the acceptance of Subdivision Bond B-1920-80 securing the public improvements.

The final plat consists of 14.11 acres and one (1) lot as an apartment project with 426 units.

DISCUSSION: Staff has reviewed the required construction plans for public improvements. Public improvements for this property consist of water lines with fire hydrants, street paving, drainage, sanitary sewer, water and sidewalk improvements.

A fee in lieu of park land has been negotiated between staff and the owners. It has been determined a fee in the amount of \$15,239 is required. The owners have paid the park land fee.

A traffic impact fee in the amount of \$46,498.23 will be required to be submitted prior to filing the final plat.

RECOMMENDATION: 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 dedications contained therein and authorization of the Mayor to sign Subdivision Bond B-1920-80 and the final plat subject to the submittal of a traffic impact fee in the amount of \$46,498.23.