



City of Norman, OK

Municipal Building
Council Chambers
201 West Gray
Norman, OK 73069

Master

File Number: O-1314-51

File ID: O-1314-51

Type: Zoning Ordinance

Status: Non-Consent Items

Version: 1

Reference: Item No. 42

In Control: City Council

Department: Public Works
Department

Cost:

File Created: 05/15/2014

File Name: CCS ROW Closure

Final Action:

Title: CONSIDERATION OF ORDINANCE NO. O-1314-51 UPON SECOND AND FINAL READING: AN ORDINANCE OF THE COUNCIL OF THE CITY OF NORMAN, OKLAHOMA, CLOSING THE SOUTH TEN (10) FEET OF THE EIGHTY (80) FOOT RIGHT-OF-WAY KNOWN AS BROCE DRIVE ADJACENT TO LOTS 2 AND 3, BLOCK 2, BROCE INDUSTRIAL PARK, NORMAN, CLEVELAND COUNTY, OKLAHOMA; AND PROVIDING FOR THE SEVERABILITY THEREOF. (3106 BROCE DRIVE)

Notes: ACTION NEEDED: Motion to adopt or reject Ordinance No. O-1314-51 upon Second Reading section by section.

ACTION TAKEN: _____

ACTION NEEDED: Motion to adopt or reject Ordinance No. O-1314-51 upon Final Reading as a whole.

ACTION TAKEN: _____

Agenda Date: 07/22/2014

Agenda Number: 42

Attachments: O-1314-51, Location Map, Letter of Request CCS.pdf, Map for 10 x 30 Utility and Drainage Easement, Staff Report, Right-of-way Closure Exhibit, ONG Non-Objection with Easement, CCS Agreement to Grant Easement, Non Objection Letters, 6-12-14 PC Minutes

Project Manager: Ken Danner, Subdivision Manager

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	06/12/2014	Recommended for Adoption at a subsequent City Council Meeting	City Council	07/08/2014		Pass

Action Text: A motion was made by Sherrer, seconded by Lewis, that this Zoning Ordinance be Recommended for Adoption at a subsequent City Council Meeting to the City Council , due back on 7/8/2014. The motion carried by the following vote:

1	City Council	07/08/2014	Introduced and adopted on First Reading by title only	Pass
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Action Text: That this Zoning Ordinance be Introduced and adopted on First Reading by title only. by consent roll call

Text of Legislative File O-1314-51

Body

BACKGROUND: The final plat of Broce Industrial Park was filed of record on August 14, 1974, with eighty-foot (80') rights-of-way (streets). Community Christian School is interested in closing and vacating the south ten-feet (10') of the Broce Drive right-of-way. Upon researching this area, the only utilities are a City owned water main that is located on the north side of Broce Drive.

Apparently the developer at the time of platting submitted the plats with eighty-foot (80') rights-of-way. City requirements at that time and currently would be sixty-foot (60') rights-of-way.

City Council, at its meeting of July 27, 2013, approved Contract No. K-1314-36 to lease street right-of-way for placement of fencing, parking and sports fields along Broce Drive to serve the Community Christian School. The school would rather close and vacate that portion of the right-of-way so that they will not need to keep up with paying the license fee.

DISCUSSION: All franchised utilities were notified to assess the impact on their facilities if a portion of the right-of-way was closed. After the staff report was prepared, ONG contacted the City with a need for easements covering their facilities. The utility companies and City staff are not opposed to the partial closure of the right-of-way (street).

It should be noted in the absence of the ten-foot (10') right-of-way, a ten-foot (10') utility and drainage easement needs to be provided for City owned storm sewer and sanitary sewer mains that run north-south crossing Broce Drive. This easement would also serve any utility companies that might have their utilities within the same north-south alignment. There are no issues with public sidewalks since they are not required in industrial zoned developments. Planning Commission, at its meeting of June 12, 2014, recommended adoption of Ordinance No. O-1314-51 for the closure of the south ten-feet (10') of right-of-way on Broce Drive to City Council.

RECOMMENDATION: Staff recommends approval of the request to close the south ten-feet (10') of an eighty-foot (80') right-of-way adjacent to Lots 2 and 3, Block 2, Broce Industrial Park.