



City of Norman, OK

Municipal Building
Council Chambers
201 West Gray
Norman, OK 73069

Master

File Number: FP-1516-3

File ID: FP-1516-3

Type: Final Plat

Status: Consent Item

Version: 1

Reference: Item 22

In Control: City Council

Department: Public Works
Department

Cost:

File Created: 07/14/2015

File Name: Final Plat for Legacy Business Park Addition

Final Action:

Title: CONSIDERATION OF A FINAL PLAT FOR LEGACY BUSINESS PARK ADDITION AND THE ACCEPTANCE OF PUBLIC DEDICATIONS CONTAINED THEREIN. (GENERALLY LOCATED EAST OF 36TH AVENUE N.W. ON THE NORTH SIDE OF WEST ROCK CREEK ROAD)

Notes: ACTION NEEDED: Motion to approve or reject the final plat for Legacy Business Park Addition, Section 4; 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 improvement and a traffic impact fee in the amount of \$19,124.91, and direct the filing of the final plat.

ACTION TAKEN: _____

Agenda Date: 07/28/2015

Agenda Number: 22

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

Project Manager: Ken Danner, Subdivision Development Manager

Entered by: rachel.warila@normanok.gov

Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
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Text of Legislative File FP-1516-3

body

BACKGROUND: This item is a final plat for Legacy Business Park Addition and is generally located 560 feet east of 36th Avenue N.W. and on the north side of West Rock Creek Road.

City Council, at its meeting of September 23, 2014, adopted Ordinance No. O-1415-5, placing this property in the C-2, General Commercial District and removing it from A-2, Rural Agricultural District. City Council, at its meeting of January 13, 2015 approved the revised preliminary plat for Legacy Business Park Addition and Legacy Trails Apartments Addition, a Planned Unit Development. Norman Development Committee, at its meeting of July 2, 2015, reviewed the site plan, final plat and program of public improvements for Legacy Business Park Addition, Section 1, and recommended that the final plat be submitted to City Council for consideration.

The project will consist of three (3) lots on 9.03 acres. Currently the proposal includes professional offices located on the western lots.

A privately-maintained storm water detention facility will be located in the southwestern portion of the property and the eastern portion of the property will be conveyed to the existing City of Norman detention facility.

A traffic impact fee in the amount of \$19,124.91 will be required to be submitted prior to the filing of the final plat.

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

STAFF RECOMMENDATION: The final plat is consistent with the revised 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 the final plat subject to the submittal of a traffic impact fee in the amount of \$19,124.91, subdivision bond/cash surety or the completion and acceptance of the public improvements for Legacy Business Park Addition.