



City of Norman, OK

Municipal Building
Council Chambers
201 West Gray
Norman, OK 73069

Meeting Agenda - Final

Planning Commission

Thursday, December 13, 2018

6:30 PM

City Hall

NOTICE: The requested rezoning items appearing on this Planning Commission Agenda were filed by the applicant at least 30 days ago. Legal notice for each rezoning item was published in The Norman Transcript and mailed to each property owner of record within 350 feet of each rezoning request.

Planning Commission will hold a public hearing on these items tonight, and each item upon which action is taken will be forwarded to the City Council with a recommendation. It should be recognized that the Planning Commission is a recommendatory body and that the City Council may, or may not, concur with the Planning Commission's recommendation. Therefore, it is important to note that all items forwarded by the Planning Commission will be introduced and heard at a subsequent City Council meeting.

PUBLIC WIFI – CONNECT TO CITYOFNORMANPUBLIC – PASSWORD: April1889.

1 ROLL CALL

CONSENT ITEMS

INFORMATION: This item is placed on the agenda so that the Planning Commission, by unanimous consent, may designate those items that they wish to approve by one motion. Any of these items may be removed from the Consent Docket and be heard in its regular order.

Action Needed: Place Item Nos. 2 through 5 on the Consent Docket and approve by one unanimous vote.

2 [TMP-133](#)

Approval of the November 8, 2018 Planning Commission Regular Session Minutes

Action Needed: Approve the minutes of the November 8, 2018 Planning Commission Regular Session as presented, or as amended.

- 3 [SFP-1819-2](#) Consideration of a Short Form Plat submitted by University North Park Professional Center, L.L.C. (SMC Consulting Engineers, P.C.) for UNIVERSITY NORTH PARK PROFESSIONAL CENTER, a Replat of Lot 3, Block 1, for approximately 2.085 acres of property generally located south of the Southeast corner of 24th Avenue N.W. and Tecumseh Road.

Action Needed: Approve, or reject, SFP-1819-2, the Short Form Plat for UNIVERSITY NORTH PARK PROFESSIONAL CENTER, a Replat of Lot 3, Block 1, and direct the filing thereof with the Cleveland County Clerk.

Attachments: [Location Map](#)
 [Staff Report](#)
 [Short Form Plat](#)
 [Site Development Plan](#)

- 4 [SFP-1819-3](#) Consideration of a Short Form Plat submitted by Veritas Norman 1, L.L.C. (Dodson, Thompson & Mansfield) for SOUTH LAKE ADDITION, SECTION 11, a Replat of Lot 1, Block 1, for approximately 3.0675 acres of property generally located at the Southeast corner of Ann Branden Boulevard and Classen Boulevard (Highway 77).

Action Needed: Approve, or reject, SFP-1819-3, the Short Form Plat for SOUTH LAKE ADDITION, SECTION 11, a Replat of Lot 1, Block 1, and direct the filing thereof with the Cleveland County Clerk.

Attachments: [Location Map](#)
 [Staff Report](#)
 [Short Form Plat](#)
 [Combined Site Plan](#)

- 5 [SFP-1819-4](#) Consideration of a Short Form Plat submitted by 800 West Lindsey, L.L.C. (SMC Consulting Engineers, P.C.) for OAK RIDGE ADDITION, a Replat of the Northerly 120' of Lots 1 and 2, Block 1, for property located at 800 West Lindsey Street (Southwest corner of West Lindsey Street and Lahoma Avenue).

Action Needed: Approve, or reject, SFP-1819-4, the Short Form Plat for OAK RIDGE ADDITION, a Replat of the Northerly 120' of Lots 1 and 2, Block 1, and direct the filing thereof with the Cleveland County Clerk.

Attachments: [Location Map](#)
 [Staff Report](#)
 [Short Form Plat](#)
 [Site Development Plan](#)

NON-CONSENT ITEMS

Utility Easement Closures

- 6 [O-1819-21](#) Sam Tippens requests closure and vacation of a portion of a utility easement located along the west side of Lot 1, Block 2 of GRANDVIEW ESTATES NORTH ADDITION NO. 2, located at 4020 Timberidge Drive.

Action Needed: Recommend adoption, or rejection, of Ordinance No. O-1819-21 to City Council.

Attachments: [Location Map](#)
 [Staff Report](#)
 [Request to Close Utility Easement](#)
 [Letters from Utilities](#)

- 7 [O-1819-23](#) Tabor Enterprises, Inc. requests closure and vacation of a utility easement on property located at 2520 West Main Street.

Action Needed: Recommend adoption, or rejection, of Ordinance No. O-1819-23 to City Council.

Attachments: [Location Map](#)
 [Staff Report](#)
 [Application for Vacation of Utility Easement](#)
 [Letters from Utilities](#)

Norman 2025 Amendment and SPUD

- 8a [R-1819-32](#) Ryan and Hillary Pitts request amendment of the NORMAN 2025 Land Use and Transportation Plan from Low Density Residential Designation to Medium Density Residential Designation for property located at 1414 George Avenue.

Attachments: [2025 Map](#)
 [Staff Report](#)
 [Pre-Development Summary](#)

- 8b** [O-1819-14](#) Ryan and Hillary Pitts request rezoning from R-1, Single Family Dwelling District, to SPUD, Simple Planned Unit Development, for property located at 1414 George Avenue.

Action Needed: Recommend adoption, or rejection, of Resolution No. R-1819-32 and Ordinance No. O-1819-14 to City Council.

Attachments: [Location Map](#)
[Staff Report](#)
[Aerial Photo](#)
[REVISED SPUD 12-5-18](#)
[Site Plan](#)
[Elevations](#)
[11-8-18 PC Minutes Excerpt](#)

PUD

- 9** [O-1819-20](#) Don and Amy Stevens request rezoning from A-2, Rural Agricultural District, to PUD, Planned Unit Development, for property located at 4131 36th Avenue S.E.

Action Needed: Recommend adoption, or rejection, of Ordinance No. O-1819-20 to City Council.

Attachments: [Location Map](#)
[Staff Report](#)
[PUD Narrative with Exhibits](#)
[Pre-Development Summary](#)

Special Use for an Agri-Wedding Event Venue

- 10 [O-1819-22](#) Jackson Freedom Farms, L.L.C. requests Special Use for an Agri-Wedding Event Venue on property currently zoned A-2, Rural Agricultural District, and located at 4701 North Porter Avenue.

Action Needed: Recommend adoption, or rejection, of Ordinance No. O-1819-22 to City Council.

Attachments: [Location Map](#)

[Staff Report](#)

[Jackson Freedom Farms Aerial](#)

[Sec. 434.2 - Regulations for Special Uses](#)

[Written Description 10-11-18](#)

[Site Development Plan](#)

[Pre-Development Summary](#)

- 11 **MISCELLANEOUS COMMENTS OF PLANNING COMMISSION AND STAFF**

- 12 **ADJOURNMENT**