



Legislation Text

File #: R-1718-93, **Version:** 1

RESOLUTION R-1718-93: A RESOLUTION TO THE COUNCIL OF THE CITY OF NORMAN, OKLAHOMA, FOR A PARTIAL EXEMPTION FROM CURRENT STANDARDS FOR CURB AND GUTTER REQUIREMENTS RELATING TO A PRELIMINARY PLAT FOR GOLDEN TRIBE ADDITION, FOR A REPLAT OF THE EAST HALF OF LOTS 7 THROUGH 16, BLOCK 90, ORIGINAL TOWNSITE OF NORMAN. (410, 414, AND 416 NORTH PARK AVENUE)

BACKGROUND: The property is located at 410, 414, and 416 North Park Avenue. It was platted as east half of Lots 7 through 16, Block 90, Original Townsite of Norman and the west fifty-feet of vacated Park Avenue.

DISCUSSION: The final plat for the Original Townsite was filed of record with the Cleveland County Clerk on December 8, 1890.

City Council, at its meeting of July 13, 1954, adopted Ordinance 884 placing this property in the R-1, Single Family Dwelling District.

The owner, Mr. Andrew Golden through his engineer, Mr. Tom McCaleb, SMC Consulting Engineers, P.C., requests a partial exemption from City of Norman Subdivision Regulation 19-604, so as to replat an existing platted development. Mr. McCaleb's attached letter dated January 10, 2018 speaks directly to the statement in 19-604 "...request shall be accompanied by a report from a Registered Professional Engineer licensed to practice in the State of Oklahoma. Such report shall contain a complete accounting of the infrastructure that had been previously accepted and its ability to service the property as proposed". However, essentially, all new plats in residential neighborhoods require the construction of public streets meeting the City's current Engineering Design Criteria (EDC). The EDC requires curbs and gutters. However, the existing public street system for this part of the Original Townsite consists of asphaltic pavement with side drainage swales carrying stormwater. Mr. McCaleb states "the neighborhood would not be benefitted by the installation of the infrastructure along the two hundred feet of subject property".

On the southern boundary of the lot there is 100-year floodplain; this development will not encroach into the floodplain. There is enough buildable area for the proposed project.

RECOMMENDATION: It is recommended that City Council approve Resolution R-1718-93 exempting the requirements of curbing and widening.