



## Legislation Text

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**File #:** FP-2021-14, **Version:** 1

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CONSIDERATION OF APPROVAL, REJECTION, AMENDMENT, AND/OR POSTPONEMENT OF A FINAL PLAT OF A REPLAT FOR LEGACY BUSINESS PARK ADDITION, SECTION 1, BLOCK 2, AND THE ACCEPTANCE OF PUBLIC DEDICATIONS CONTAINED THEREIN. (GENERALLY LOCATED ON THE NORTH SIDE OF WEST ROCK CREEK ROAD EAST OF 36TH AVENUE N.W.

**BACKGROUND:** This item is a final plat of a Replat for Legacy Business Park Addition, Section 1, Block 2, is generally located on the north side of West Rock Creek Road 560 feet east of 36th Avenue N.W.

City Council, at its meeting of September 23, 2014, adopted Ordinance O-1415-5 placing this property in the C-2, General Commercial District and removing it from A-2, Rural Agricultural District. Norman Development Committee, at its meeting of April 8, 2021, approved the program of public improvements, site plan, final plat and Replat for Legacy Business Park Addition, Section 1, Block 2, and recommended that the final plat be submitted to City Council for consideration.

The project will consist of one (1) lot on 2.8347 acres. Currently the proposal includes two (2) commercial or professional office structures.

Stormwater runoff from this property will be conveyed to the existing City of Norman detention facility to the east.

Traffic impact fees have been paid.

**DISCUSSION:** Staff has reviewed the required construction plans for public improvements for this property consisting of water lines with fire hydrants.

**STAFF RECOMMENDATION:** 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 subdivision bond/cash surety or the completion and acceptance of the public improvements for a Replat for Legacy Business Park Addition, Section 1, Block 2.