



CITY OF NORMAN, OK PLANNING COMMISSION MEETING

Municipal Building, Council Chambers, 201 West Gray, Norman, OK 73069
Thursday, September 08, 2022 at 6:30 PM

AGENDA

It is the policy of the City of Norman that no person or groups of persons shall on the grounds of race, color, religion, ancestry, national origin, age, place of birth, sex, sexual orientation, gender identity or expression, familial status, marital status, including marriage to a person of the same sex, disability, retaliation, or genetic information, be excluded from participation in, be denied the benefits of, or otherwise subjected to discrimination in employment activities or in all programs, services, or activities administered by the City, its recipients, sub-recipients, and contractors. In the event of any comments, complaints, modifications, accommodations, alternative formats, and auxiliary aids and services regarding accessibility or inclusion, please contact the ADA Technician at 405-366-5424, Relay Service: 711. To better serve you, five (5) business days' advance notice is preferred.

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 a minimum of 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.

Planning Commissioners: Cameron Brewer, Kevan Parker, Liz McKown, Steven McDaniel, Erica Bird, Doug McClure, Jim Griffith, Shaun Axton, and Michael Jablonski

ROLL CALL

CONSENT ITEMS

This section 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.

Minutes

1. Consideration of Approval, Rejection, Amendment, and/or Postponement of the Minutes of the August 11, 2022 Regular Planning Commission Meeting.

Certificates of Survey

2. Consideration of Approval, Acceptance, Rejection, Amendment, and/or Postponement of COS-2223-2: Consideration of a Norman Rural Certificate of Survey submitted by Pete and Jennifer Jackson, Stonewall Homes, L.L.C. (Pathfinder Surveying) for SUNSET HILLS for 50.717 acres of property generally located on the east side of 60th Avenue N.E. approximately ½ mile north of E. Rock Creek Road, with Variances for Tract 4 in the 250' frontage requirement and the 330' minimum front building setback width requirement.
3. Consideration of Approval, Acceptance, Rejection, Amendment, and/or Postponement of COS-2223-3: Consideration of a Norman Rural Certificate of Survey submitted by Daniel and Jackie Alexander (MacBax Land Surveying, P.L.L.C.) for J&D ACRES for 17.942 acres of property generally located on the north side of E. Tecumseh Road approximately ½ mile east of 108th Avenue N.E.

Preliminary Plats

4. Consideration of Approval, Acceptance, Rejection, Amendment, and/or Postponement of PP-2223-2: Consideration of a Preliminary Plat submitted by WH Normandy Creek, L.P. (Wallace Design Collective) for LOTS 2 & 3, BLOCK 1, JENNINGS ESTATES NO. 1 ADDITION, A Replat of Part of Block 1, Jennings Estates No. 1 Addition for 5.2 acres of property generally located near the SE corner of W. Main Street and 24th Avenue S.W.

NON-CONSENT ITEMS

NORMAN 2025 Amendment & Rezoning

5. Consideration of Adoption, Rejection, Amendment, and/or Postponement of Resolution No. R-2223-30: Zafar Baig requests amendment of the NORMAN 2025 Land Use & Transportation Plan to remove the parcel from the Special Enterprise Zone, retaining Country Residential Designation for 5 acres of property located at 4000 E. Robinson Street.
6. Consideration of Adoption, Rejection, Amendment, and/or Postponement of Ordinance No. O-2223-9: Zafar Baig requests rezoning from PUD, Planned Unit Development (O-0607-36), to A-1, General Agricultural District, for 5 acres of property located at 4000 E. Robinson Street.

Right-of-Way Vacation

7. Consideration of Adoption, Rejection, Amendment, and/or Postponement of Ordinance No. O-2223-10: Ronald K. Dodgion requests closure and vacation of a portion of Creston Way, located between Lot 4, Block 7 and Lot 1, Block 8 of HANLY ADDITION.

Special Use for a School

8. Consideration of Adoption, Rejection, Amendment, and/or Postponement of Ordinance No. O-2223-7: Classen Montessori School requests Special Use for a School to modify the approved site plan (O-1819-29) for property located at 2323 S. Classen Boulevard.

Special Use for a Church, Temple or Other Place of Worship

9. Consideration of Adoption, Rejection, Amendment, and/or Postponement of Ordinance No. O-2223-11: Timber Creek Fellowship Church requests Special Use for a Church, Temple, or Other Place of Worship to modify the approved site plan (O-0203-21) for property located at 4600 36th Avenue N.W.

MISCELLANEOUS COMMENTS OF PLANNING COMMISSION AND STAFF

ADJOURNMENT