



City of Norman, OK

Municipal Building
Council Chambers
201 West Gray
Norman, OK 73069

Meeting Agenda - Final-revised

Planning Commission

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.

Thursday, January 14, 2021

6:30 PM

City Hall

Planning Commissioners: Mark Daniels, Erin Williford, Nouman Jan, Tom Knotts, Erica Bird, Dave Boeck, Sandy Bahan, Steven McDaniel, and Lark Zink

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.

1 ROLL CALL

1a Election of Officers for 2021

Chair _____

Vice Chair _____

Secretary _____

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. 2-7 on the Consent Docket and approve by one unanimous vote.

- 2 [TMP-160](#) Approval of the December 10, 2020 Planning Commission Regular Session Minutes

Action Needed: Approve the minutes of the December 10, 2020 Planning Commission Regular Session as presented, or as amended.

- 3 [COS-2021-4](#) Consideration of a Norman Rural Certificate of Survey submitted by Dillard 1991 GST Exemption Trust (Dodson Thompson Mansfield, P.L.L.C.) for DILLARD ESTATES, with a variance in the 20-acre requirement for Tract 4, for approximately 79.9081 acres of property located at the Northeast corner of 72nd Avenue N.W. and West Robinson Street.

Action Needed: Postpone indefinitely COS-2021-4, the Norman Rural Certificate of Survey for DILLARD ESTATES.

Attachments: [Location Map](#)

[Postponement Memo](#)

[12-10-20 PC Minutes - Dillard Estates Postponement](#)

- 4 [PP-2021-4](#) Consideration of a Preliminary Plat submitted by Cinnamon Creek, L.L.C. (Ronald D. Smith) for CINNAMON CREEK ADDITION for approximately 5.61 acres of property generally located south of E. Brooks Street and east of Oklahoma Avenue (1811 Oklahoma Avenue).

Action Needed: Recommend adoption, or rejection, of PP-2021-4, the Preliminary Plat for CINNAMON CREEK ADDITION, to City Council.

Attachments: [Location Map](#)

[Preliminary Plat](#)

[Staff Report](#)

[Transportation Impacts](#)

[Site Plan](#)

[Pre-Development Summary](#)

[12-10-20 PC Minutes - Cinnamon Creek Postponement](#)

- 5 [COS-2021-7](#) Consideration of a Norman Rural Certificate of Survey submitted by John R. Dollar (SMC Consulting Engineers, P.C.) for DOLLAR FAMILY ESTATES for approximately 21.0439 acres of property generally located at the southeast corner of Indian Hills Road and Broadway Avenue (5725 Broadway).

Action Needed: Recommend approval, or rejection, of COS-2021-7, the Norman Rural Certificate of Survey for DOLLAR FAMILY ESTATES, to City Council.

Attachments: [Location Map](#)
 [Certificate of Survey](#)
 [Building Setback Exhibit](#)
 [Staff Report](#)

- 6 [PP-2021-6](#) Consideration of a Preliminary Plat submitted by Wynn-Wynn, L.L.C. (Grubbs Consulting, L.L.C.) for WYNN-WYNN ADDITION for approximately 1.16 acres of property located at 3724 Classen Boulevard.

Action Needed: Recommend adoption, or rejection, of PP-2021-6, the Preliminary Plat for WYNN-WYNN ADDITION, to City Council.

Attachments: [Location Map](#)
 [Preliminary Plat](#)
 [Staff Report](#)
 [Transportation Impacts](#)
 [Site Plan](#)
 [Pre-Development Summary](#)

- 7 [SFP-2021-1](#) Consideration of a Short Form Plat submitted by JIMSU Investments, L.L.C. and BHAVANI Properties, Inc. (Brandon Holland) for Replat of Section 1, WYATT ADDITION for approximately 0.011 acres of property located at the Southeast corner of 12th Avenue S.E. and E. Alameda Street.

Action Needed: Approve, or reject, the Short Form Plat for Replat of Section 1, WYATT ADDITION.

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

NON-CONSENT ITEMS

Planned Unit Development

- 8 [O-2021-26](#) Larry and Joanne Klumpp request rezoning from A-2, Rural Agricultural District, to PUD, Planned Unit Development, for 5.0 acres of property located at 2413 E. Tecumseh Road.

Action Needed: Recommend adoption, or rejection of O-2021-26 to City Council.

Attachments: [Location Map](#)
 [Staff Report](#)
 [PUD Narrative](#)
 [Exhibit A- Site Plan](#)

PUD Amendment and Replat

- 9a [O-2021-27](#) Norman Regional Hospital Authority requests amendment of the PUD, Planned Unit Development, adopted by Ordinance No. O-0910-11 for approximately 35.66 acres of property generally located at the southwest corner of North Interstate Drive and West Tecumseh Road.

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

- 9b [PP-2021-5](#) Consideration of a Preliminary Plat submitted by Norman Regional Hospital Authority (SMC Consulting Engineers, P.C.) for Replat of N.R.H. MEDICAL PARK WEST Section 2, a Planned Unit Development, for 35.66 acres of property generally located at the southwest corner of West Tecumseh Road and North Interstate Drive.

Action Needed: Recommend adoption, or rejection, of Ordinance No. O-2021-27 and PP-2021-5, the Preliminary Plat for Replat of N.R.H. MEDICAL PARK WEST Section 2, a Planned Unit Development, to City Council.

Attachments: [Location Map](#)
 [Preliminary Plat](#)
 [Staff Report](#)
 [Transportation Impacts](#)
 [Site Development Plan](#)
 [Pre-Development Summary](#)

10 **MISCELLANEOUS COMMENTS OF PLANNING COMMISSIONERS AND STAFF**

11 **ADJOURNMENT**

