

**GREENBELT COMMISSION
MINUTES OF
June 15, 2015**

The Greenbelt Commission of the City of Norman, Cleveland County, State of Oklahoma, met for the Regular Meeting on June 15, 2015 at 6:00 p.m. Notice and Agenda of the meeting were posted at 201 W Gray Building A, the Norman Municipal Complex and at www.normanok.gov twenty-four hours prior to the beginning of the meeting.

ITEM NO. 1 BEING: CALL TO ORDER.

Co-Chair Karl Rambo called the meeting to order at 6:00 p.m.

ITEM NO. 2 BEING: ROLL CALL.

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MEMBERS PRESENT:

Bob Bruce
Donna Brown
George Dotson
Jim McCampbell
Karl Rambo
Colin Zink

MEMBERS ABSENT:

Richard McKown
Mark Nanny
Lindsay Vidrine

STAFF MEMBERS PRESENT:

Susan Connors, Director of Planning &
Community Development
Wayne Stenis, Planner II
Jolana McCart, Admin Tech IV
Drew Norlin, Subdivision Coordinator

GUESTS:

Jason Harry
Sean Rieger

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ITEM NO. 3 BEING: Approval of the Minutes from the May 18, 2015 Regular Meeting.

Motion by D Brown for approval as amended; **Second** by G Dotson. All approve.

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ITEM NO. 4 BEING: Review of Greenbelt Enhancement Statements.

a. CONSENT DOCKET

- i. GBC 15-13
Applicant: Robert Cleveland
Project: Cleveland Industrial Park Lots 1 & 2, Block 1
Location: 3160 and 3170 S Classen Blvd
Request: Land Use Plan Amendment
Land Use: Commercial

Due to the current trend in the area from industrial to commercial, the applicant is requesting a land use plan amendment for future commercial use at 3160 and 3170 S Classen. No changes are proposed to the current plat. The project will include public streets, utilities, sidewalks, detention and landscaping as required. While the GMP (Greenbelt Master Plan) shows trails east of Classen Blvd, there is no connection with this property.

W Stenis gave the staff report; Sean Rieger was present to answer questions.

- ii. GBC 15-14
Applicant: Bison Ridge Investments
Project: NA
Location: 601 North Porter Ave
Request: Land Use Plan Amendment and Preliminary Plat
Land Use: Commercial

A land use plan amendment and preliminary plat is being requested to allow for a restaurant at 601 North Porter Ave. The land is currently institutional and was previously used as storage for Norman Regional Hospital. A zone change will be requested so the entire project area is zoned C-3. The project area lies within the Porter Avenue Corridor and must comply with the underlying zoning district regulations. However, the area is one lot short of the commercial boundary that would require additional buffering. The GMP shows no proposed greenways either on or adjacent to the project area but the project will include sidewalks, detention and landscaping as required.

W Stenis gave the staff report; Sean Reiger was present to answer questions.

- iii. GBC 15-15
Applicant: Stephanie O'Hara Living Trust
Project: O'Hara Addition
Location: End of Echo trail abutting the Trails Golf Course
Request: Land Use Plan Amendment and Preliminary Plat
Land Use: Residential

The applicant proposes a land use plan amendment and preliminary plat for a single lot, single family development. It will include a sidewalk adjacent to the street and detention as required. The site is at the end of a dead-end street and a sidewalk will be provided to connect to the sidewalk on the south side of Echo Trail. The project will include a sidewalk connection along the street frontage.

W Stenis gave the staff report; Sean Reiger was present to answer questions.

- iv. GBC 15-16
 - Applicant: Joseph and Taya Neely
 - Project: Neely Acres
 - Location: 4630 E Franklin Road
 - Request: Preliminary Plat
 - Land Use: Residential

This proposal is for a preliminary plat for a single family residential lot. The existing house will be removed and a new structure built. A rezoning request is being made for rezoning from A-2 to A-1. (A-2 zoning requires 10 acres per lot while A-1 requires only 2 acres per lot.) Prior to the Neely's purchase of this property, an adjacent property owner purchased a portion of the land and thus a building permit cannot be issued for a new house. Rezoning and a plat will result in a legally buildable lot. There are no greenway opportunities.

W Stenis gave the staff report; Jason Harry was present to answer questions.

Motion by B Bruce to send the Consent Docket forward with no additional comments:
Second by G Dodson seconded. All approve.

- b. Non-Consent Docket

There were no Non-Consent items.

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ITEM NO. 6 BEING: Miscellaneous Comments.

Co-chair Rambo read an e-mail from Mark Nanny stating that he was trying to get on the Community Planning and Transportation committee and the Business and Community Affairs committee agendas on June 24th and July 2nd. S Connors said that the committee meetings for July were cancelled. She would get back with Mark with new meeting dates.

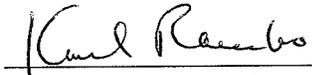
The next meeting is July 20th.

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ITEM NO. 7 BEING: Adjournment.

The meeting adjourned at 6:15 p.m.

Passed and approved this 20th day of July, 2015.



Karl Rambo, Co-Chair