

City of Norman, OK

*Municipal Building Council Chambers
201 West Gray Street
Norman, OK 73069*



Meeting Agenda

Thursday, August 11, 2011

6:30 PM

City Hall

Planning Commission

Thursday, August 11, 2011 -- 6:30 p.m. -- City Council Chambers -- 201 West Gray Street

NOTICE: The requested rezoning items appearing on this Planning Commission Agenda were filed by the applicants at least 30 days ago. Legal notice for each rezoning item was published in The Norman Transcript and mailed to each property owner within 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.

1 ROLL CALL

2 CONSENT ITEMS

INFORMATION: This item is placed on the agenda so that the Planning Commission, by unanimous consent, may designate those agenda 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: Motion to place Item Nos. 3 through 5 on the Consent Docket and approve by one unanimous vote.

ACTION TAKEN: _____

3 TMP-129 Approval of the July 14, 2011 Regular Session Minutes

ACTION NEEDED: Approve the minutes as submitted, or as amended.

4 COS-1112-1 Consideration of a Norman Rural Certificate of Survey submitted by Michael and Debra Spears (VMI Inspection, Inc.) for SPEARS ACRES for property generally located at the southwest corner of East Indian Hills Road and 84th Avenue N.E.

ACTION NEEDED: Recommend approval of the Rural Certificate of Survey for SPEARS ACRES and forward the Certificate of Survey to the City Council for their approval and acceptance.

Attachments: [Location Map - Spears Acres](#)
[Spears Acres COS](#)
[Staff Report - Spears Acres COS](#)

- 5 [FP-1112-2](#) Consideration of a Final Plat submitted by Terra Verde Development, L.L.C. (SMC Consulting Engineers, P.C.) for GREENLEAF TRAILS ADDITION SECTION 4 generally located east of 12th Avenue N.W. and approximately ¼ mile south of Tecumseh Road.

ACTION NEEDED: Approve or disapprove the Final Plat for GREENLEAF TRAILS ADDITION SECTION 4 and forward the plat to the City Council for their approval and acceptance of public dedications.

Attachments: [Location Map - Greenleaf Trails 4](#)
[Greenleaf Trails 4 Final Plat](#)
[Staff Report - Greenleaf Trails 4 Final Plat](#)
[Greenleaf Trails Prelim Plat](#)

NON-CONSENT ITEMS

6

CONSIDERATION OF A REQUEST SUBMITTED BY THE TECUMSEH PROJECT, L.L.C. FOR PROPERTY GENERALLY LOCATED SOUTH OF WEST TECUMSEH ROAD AND EAST OF ASTOR DRIVE.

- 6a [R-1112-4](#) The Tecumseh Project, L.L.C., requests amendment of the NORMAN 2025 Land Use and Transportation Plan (LUP-1112-01) from Low Density Residential Designation to Office Designation for 5.33 acres of property generally located south of West Tecumseh Road and east of Astor Drive.

Attachments: [Tecumseh Project 2025 Map](#)
[Tecumseh Project 2025 Staff Report](#)

- 6b [O-1112-1](#) The Tecumseh Project, L.L.C., requests amendment of the PUD established by O-9798-24 to allow business, professional and medical offices on 5.33 acres of property generally located south of West Tecumseh Road and east of Astor Drive.

Attachments: [Tecumseh Project Location Map](#)
[Tecumseh Project Rezone Staff Report](#)
[Tecumseh Project PUD Narrative](#)
[Tecumseh Project Site Plan](#)

- 6c [PP-1112-1](#) Consideration of a Preliminary Plat submitted by The Tecumseh Project, L.L.C. (SMC Consulting Engineers, P.C.) for TECUMSEH PROJECT, A Planned Unit Development for property generally located south of West Tecumseh Road and east of Astor Drive.

ACTION NEEDED: Recommend adoption or rejection of Resolution No. R-1112-4, Ordinance No. O-1112-1, the Site Development Plan and accompanying documentation, and recommend approval or rejection of the Preliminary Plat for TECUMSEH PROJECT, A Planned Unit Development, with an alley waiver, to the City Council.

ACTION TAKEN: _____

Attachments: [Tecumseh Project Location Map](#)
[Tecumseh Project Prelim Plat](#)
[Staff Report - Tecumseh Project Prelim Plat](#)
[Tecumseh Project Traffic Impact](#)
[Tecumseh Project Site Plan](#)
[Tecumseh Project Alley Waiver](#)
[Tecumseh Project Pre-Dev Summary 3-11](#)
[Tecumseh Road Medical GES](#)
[GBC 11-07 GBC Checklist and Comments_Cascade](#)

7 **MISCELLANEOUS DISCUSSION**

8 **ADJOURNMENT**