

**GREENBELT COMMISSION
MINUTES OF
March 18, 2019**

The Greenbelt Commission of the City of Norman, Cleveland County, State of Oklahoma, met for the Regular Meeting on March 18, 2019 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.

Chair George Dotson called the meeting to order at 6:00 p.m.

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**ITEM NO. 2 BEING: ROLL CALL.**

**MEMBERS PRESENT:**

George Dotson  
Kendra Streeter  
Mark Nanny  
Lindsay Vidrine  
Samantha Luttrell  
Liz McKown  
Colin Zink

**MEMBERS ABSENT:**

Karl Rambo  
Michelle Chao

**STAFF MEMBERS PRESENT:**

Wayne Stenis, Planner II  
Tara Reynolds, Admin Tech III

**GUESTS PRESENT:**

Tim Pollard  
Justin Gentry  
Sean Rieger

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ITEM NO. 3 BEING: Approval of the Minutes from January 28, 2019 Regular Meeting.

Motion by Mark Nanny, for approval; **Second** Samantha Luttrell. All approve.

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**ITEM NO. 4 BEING: Approval of the Minutes from February 18, 2019 Regular Meeting.**

**Motion** by Mark Nanny for approval; **Second** Liz McKown. All approve.

**ITEM NO. 5 BEING: Review of the Greenbelt Enhancement Statements:**

a. **CONSENT DOCKET**

i. **GBC 19-05**

Applicant: 310 Investments LLC  
Project: UNP Senior Living Center  
Location: 24<sup>th</sup> Ave NW & Radius Way, NE corner  
Request: Preliminary Plat  
Land Use: Residential

This is a preliminary plat of 11 acres for a senior living center. This is an amendment to the Planned Unit Development zoning ordinance to allow for senior living, memory assisted living, food and alcohol, and one parking space per unit. Sean Rieger, the representative for the applicant, provided clarification to the commission about the senior living center serving food and alcohol to residents and non-residents. Mr. Rieger said they would continue the sidewalks as the southern neighbor Terra Apartments has them. There is a minimum 10 foot landscape strip required. There are landscaping design guidelines for south of Rock Creek Road, but nothing has been formally adopted for north of Rock Creek Road. The Commission recommends the applicant make the sidewalk area pedestrian friendly by planting trees and landscaping.

**Motion** by Samantha Lüttrell to send GBC 19-05 forward with the comment “The Commission recommends the applicant make the sidewalk area pedestrian friendly by planting trees and landscaping.” **Second** Kendra Streeter. All approve.

b. **NON-CONSENT DOCKET**

i. **GBC 19-04**

Applicant: Christine Tribble  
Project: Tribble Estates  
Location: Hwy 9 & 84<sup>th</sup> Ave SE, NW corner  
Request: Rural Certificate of Survey  
Land Use: Residential

This is a rural certificate of survey of 36 acres, which they would like to divide into 3 tracts for single family residential use. There is an existing 33 foot statutory right of way for 84<sup>th</sup> Ave. and it is classified as a rural collector, so no additional easement is required. A multipurpose trail will be constructed on south side of project area by the City and State. There is no WQPZ. There is a proposed trail along 84<sup>th</sup> according to the Greenways Master Plan and Priority Trails amendment. The subdivision regulations do not require additional right of way for the proposed trail along 84<sup>th</sup>. The Commission would like to request an additional 10 feet of easement for the proposed trail along 84<sup>th</sup>.

**Motion** by Lindsay Vidrine to send GBC 19-06 forward with the comment “The Commission requests a 10-foot trail easement for the proposed trail along 84<sup>th</sup> Street.” **Second** Mark Nanny. All approve.

**ii. GBC 19-06**

Applicant: Justin Gentry  
Project: Gentry Estates  
Location: Hwy 9 & Oakridge  
Request: Rural Certificate of Survey  
Land Use: Residential

This is a rural certificate of survey of 80 acres to be divided into 6 residential lots. The front is on a closed section line road, so they are proposing direct street access to Hwy 9 through the subdivision to the south of the proposed location. Tim Pollard, the representative for Gentry Estates, said the southern subdivision residents are aware their street will be the access point for Gentry Estates. There is WQPZ which they are preserving. The Greenway Master Plan identifies a proposed trail through the location, but there is currently nothing to connect with the trail.

**Motion** by Mark Nanny to send GBC 19-06 forward with the no comments. **Second** by Samantha Luttrell. All approve.

**ITEM NO. 6 BEING: Announcements.**

Mr. Stenis informed the Commission Michelle Chao and Karl Rambo have both missed three consecutive meetings, so are automatically removed from the Commission. He encouraged applicants who might be interested in serving apply through the City Clerk's Office. Ms. Luttrell has moved to ward 2, so she will finish her term as ward 6 Commissioner. Mr. Zink will be moving to ward 6 from ward 7.

Parks and Public Works are currently working on updating the master plan map.

Mr. Zink has been attending the Tree Board meetings, and reported that they passed the Tree Ordinance, which discusses voluntarily registering historical trees. They approved funding for a forester for the next fiscal year.

There are no new updates about the Director of Planning and City Manager positions.

The Commission discussed when and how they might encourage the use of WQPZ areas when they were appropriate to implementing the Greenways Master Plan.


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ITEM NO. 7 BEING: Adjournment.

The meeting was adjourned at 6:44 pm.

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Passed and approved this 15 day of April, 2019.

  
George Dotson, Chair