

DEVELOPMENT COMMITTEE

FINAL PLAT
FP-2122-10

DATE:
March 2, 2022

STAFF REPORT

ITEM: Consideration of a Final Plat for APOSTOLIC WORSHIP CENTER

LOCATION: Generally located 1300' south of Tecumseh Road on the east side of Porter Avenue (3221 North Porter).

INFORMATION:

1. Owners. United Pentecostal Church of Norman.
2. Developer. United Pentecostal Church of Norman.
3. Engineer. Chad Parks.
4. Surveyor. MacBax Land Surveying.

HISTORY:

1. October 18, 1961. City Council adopted Ordinance No. 1312 annexing this property into the Norman Corporate City limits without zoning.
2. October 30, 1961. Planning Commission recommended to City Council that this property be placed in the A-2, Rural Agricultural District.
3. December 12, 1961. City Council adopted Ordinance No. 1322 placing this property in the A-2, Rural Agricultural District.
4. November 18, 2021. Planning Commission, on a vote of 6-0, recommended to City Council that the preliminary plat for Apostolic Worship Center be approved.
5. January 18, 2022. City Council approved the preliminary plat for Apostolic Worship Center.

IMPROVEMENT PROGRAM:

1. Fire Hydrants. Fire hydrants are existing.
2. Permanent Markers. Permanent markers will be installed prior to filing of the final plat.
3. Sanitary Sewer. Sanitary sewer is existing.
4. Sidewalks. There are existing sidewalks adjacent to Porter Avenue

5. Storm Sewers. Storm water runoff will be conveyed through a low impact system including the use of rain barrels for the proposed addition.
6. Streets. Porter Avenue paving is existing.
7. Water Mains. A 12” water main is existing.

PUBLIC DEDICATIONS:

1. Easements. All required easements are dedicated to the City on the final plat.
2. Rights-of-Way. Street rights-of-way are dedicated to the City on the final plat.

SUPPLEMENTAL MATERIAL: Copies of a location map, preliminary plat, site plan and final plat are attached.

STAFF COMMENTS AND RECOMMENDATION: The developer has requested the City Development Committee approve the program of public improvements, site plan and final plat and submit the site plan and final plat to the City Council for consideration.

This property consists of 4.98 acres and one lot. The existing church is proposing an additional building expansion. There are existing drive approaches serving the church.

The final plat is consistent with the approved preliminary plat.