



CITY OF NORMAN, OK STAFF REPORT

MEETING DATE: 10/14/25

REQUESTER: Ken Danner, Subdivision Development Manager

PRESENTER: Scott Sturtz, Director of Public Works

ITEM TITLE: CONSIDERATION OF AWARDING, ACCEPTANCE, APPROVAL, REJECTION, AMENDMENT, AND/OR POSTPONEMENT OF FP-2526-6 FINAL PLAT FOR CROSSPOINTE ADDITION (A REPLAT OF LOT 1, BLOCK 5, PEBBLE BROOK ADDITION, SECTION 2) LOCATED AT THE NORTHEAST CORNER OF THE INTERSECTION OF 24TH AVENUE S.E. AND OVERBROOK DRIVE.

BACKGROUND:

This item is a final plat for Crosspointe Addition, a Replat of Lot 1, Block 5, Pebble Brook Addition, Section 2, located at the northeast corner of the intersection of 24th Avenue S.E. and Overbrook Drive.

City Council, at its meeting of June 5, 1984, adopted Ordinance No. O-8384-118 placing this property in the C-1, Local Commercial District and removing it from I-1, Light Industrial District. The final plat for Pebble Brook Addition, Section 2 was filed of record with the Cleveland County Clerk on March 27, 1986.

The Norman Development Committee, on September 25, 2025, reviewed and approved the site plan and final plat for Crosspointe Addition, a Replat of Lot 1, Block 5, Pebble Brook Addition, Section 2 and recommended submittal to City Council for consideration.

DISCUSSION:

The engineer for the owners has requested City Council approve the site plan and final plat for Crosspointe Addition, a Replat of Lot 1, Block 5, Pebble Brook Addition, Section 2. The only public improvements required are sidewalks adjacent to Overbrook Drive. The property consists of 3.84 acres and two (2) lots consisting of an existing church structure and a proposed Christmas Store.

RECOMMENDATION:

Based upon the above information, staff recommends approval of the site plan and final plat and the filing of the final plat for Crosspointe Addition, a Replat of Lot 1, Block 5, Pebble Brook Addition, Section 2 subject to completion of sidewalks or bonding of sidewalks.