

428 Buchanan Rezoning

5. CONSIDERATION OF APPROVAL, ACCEPTANCE, REJECTION, AMENDMENT, AND/OR POSTPONEMENT OF ORDINANCE O-2425-20: AN ORDINANCE OF THE COUNCIL OF THE CITY OF NORMAN, OKLAHOMA, AMENDING SECTION 36-201 OF THE CODE OF THE CITY OF NORMAN SO AS TO REMOVE LOTS FORTY-FVE (45) AND FORTY-SIX (46) IN BLOCK ONE (1) OF LARSH'S UNIVERSITY ADDITION, TO NORMAN, CLEVELAND COUNTY, OKLAHOMA, FROM THE CCFBC, CENTER CITY FORM-BASED CODE DISTRICT, URBAN GENERAL FRONTAGE, AND PLACE SAME IN THE CCPUD, CENTER CITY PLANNED UNIT DEVELOPMENT DISTRICT; AND PROVIDING FOR THE SEVERABILITY THEREOF. (428 BUCHANAN AVENUE)

ITEMS SUBMITTED FOR THE RECORD

1. Staff Report
2. Location Map
3. CCPUD Narrative
4. Site Plan

Staff Presentation

Lora Hoggatt, Planning Services Manager, presented the staff report.

Commissioner Jablonksi asked about the parking which is reserved for tenants at McFarlin Church and how the City regulates this. Beth Muckala, Assistant City Attorney, explained that the parking, which is regulated through a lease, is not connected to the PUD, Planned Unit Development.

Commissioner Jablonski also asked about recycling on the property. Ms. Hoggatt explained recycling is not required in multi-family developments in the Center City area.

Applicant Presentation

Commissioner Kindel asked why first floor parking was not considered. Peter Petromilli, Applicant, explained reducing the density by one floor to be used for parking when there are under utilized parking lots next door was not in their best interest.

Commissioner Jablonski asked about the request to decrease the bike racks from three to two. Mr. Petromilli explained bike racks are not utilized at other recent developments.

Commissioners also had some questions regarding the front setback and why it was requested to be moved back. Mr. Petromilli explained they wanted to include a covered patio in the front of the building so the residents could utilize outdoor space.

Public Comments

There were no public comments.

Motion by Commissioner Griffith to recommend approval of Ordinance O-2425-20; **Second** by Commissioner McDaniel.

The motion passed unanimously with a vote of 7-0.