

DEVELOPMENT COMMITTEE

FINAL PLAT
FP-2425-5

DATE:
February 10, 2025

STAFF REPORT

ITEM: Consideration of a Final Plat for **LIAM'S CORNER (A REPLAT OF LOT 1, BLOCK 5, PART OF LOT 2, BLOCK 5 AND PART OF BLOCK 6, LYDICK'S FIRST ADDITION).**

LOCATION: Located at the northwest corner of West Lindsey Street and South Berry Road.

INFORMATION:

1. Owner. 1209 West Lindsey, LLC.
2. Developer. 1209 West Lindsey, LLC.
3. Surveyor. Oklahoma Survey Company
3. Engineer. Arc Engineering Consultants.

HISTORY:

1. October 21, 1961. City Council adopted Ordinance No. 933 annexing this property into the Corporate City limits and placing this property in the C-2 General Commercial District and R-1, Single-Family Dwelling District.
2. March 12, 1987. Planning Commission, on a vote of 5-0, recommended to City Council that a portion of this property be placed in the C-1, Local Commercial District and removed from R-1, Single-Family Dwelling District.
4. March 12, 1987. Planning Commission, on a vote of 5-0, approved the preliminary plat of a Replat for parts of Blocks 5 and 6, Lydick's First Addition
5. April 14, 1987. City Council adopted Ordinance No. O-8687-36 placing a portion of this property in the C-I, Local Commercial District and removing it from R-1, Single-Family Dwelling District.

IMPROVEMENT PROGRAM:

1. Fire Hydrants. There are existing fire hydrants to serve the property.
2. Permanent Markers. Permanent markers will be installed prior to filing of the final plat.
3. Sanitary Sewers. There is an existing sanitary sewer main to serve the property.
4. Sidewalks. Sidewalks are existing.
5. Drainage. The use of LID's and BMP's will be utilized before being conveyed to an existing underground drainage system.
6. Streets. Street paving is existing.
7. Water Mains. Water mains are existing.

PUBLIC DEDICATIONS:

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

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

ACTION NEEDED: The engineer for the owner/developer has requested the Development Committee approve the site plan and final plat and submit the site plan and final plat to City Council for consideration.

The property consist of .88 acres and one (1) lot.

The developer will construct a new retail structure on the property.