



CITY OF NORMAN, OK STAFF REPORT

MEETING DATE: 12/12/2024

REQUESTER: Virgil and Elizabeth Bevel (Pollard and Whited Surveying, Inc.)

PRESENTER: Ken Danner, Subdivision Development Manager

ITEM TITLE: CONSIDERATION OF APPROVAL, ACCEPTANCE, REJECTION, AMENDMENT, AND/OR POSTPONEMENT OF SFP-2425-2: CONSIDERATION OF SHORT FORM PLAT SUBMITTED BY VIRGIL AND ELIZABETH BEVEL (POLLARD AND WHITED SURVEYING, INC) FOR BEVEL SECOND ADDITION LOCATED AT THE SOUTHEAST CORNER OF THE INTERSECTION OF SOUTH PICKARD AVENUE AND HARDIN DRIVE.

ITEM: Consideration of **SHORT FORM PLAT NO. SFP-2425-2, BEVEL SECOND ADDITION** (Lot 18A, Block 1, Replat of Valley View Addition).

LOCATION: Located at the southeast corner of the intersection of South Pickard Avenue and Hardin Drive.

INFORMATION:

1. Owner. Virgil and Elizabeth Bevel.
2. Developer. Virgil and Elizabeth Bevel.
3. Surveyor. Pollard and Whited Surveying, Inc.

HISTORY:

1. May 19,, 1947. Planning Commission approved the final plat of a Valley View Addition
2. January 14, 1948. City Council adopted Ordinance No. 728 annexing this property into the Norman Corporate City Limits.
3. January 14, 1948. The final plat for Valley View Addition was filed of record with the Cleveland County Clerk.

4. June 25, 1954. Planning Commission approved the final plat of a Replat for Valley View Addition.
5. July 13, 1954. City Council adopted Ordinance No. 884 placing this property in R-1, Single-Family Dwelling District.
6. July 13, 1954. City Council approved the final plat of a Replat of Valley View Addition.
7. July 14, 1954. The final plat of a Replat of Valley View Addition was filed of record with the Cleveland County Clerk.
8. April 15, 2002. Lot Line Adjustment No. 1153 was filed of record with the Cleveland County Clerk.
9. August 27, 2024. City Council approved Resolution No. R-2425-32 exempting sidewalk improvements in connection with Pickard Avenue and Hardin Drive.

IMPROVEMENT PROGRAM:

1. Fire Hydrants. Fire hydrants are existing.
2. Sanitary Sewers. Sanitary sewer is existing.
3. Sidewalks. City Council, at its meeting of August 27, 2024, approved Resolution No. R-2425-32 exempting sidewalk improvements adjacent to Pickard Avenue and Hardin Drive.
4. Streets. Streets are existing.
5. Water. Water improvements are existing.

PUBLIC DEDICATIONS:

1. Easements. All required easements are existing.
2. Right-of-Way. Street rights-of-way are existing.

SUPPLEMENTAL MATERIAL: Copies of a location map and short form plat are included in the Agenda Book.

STAFF COMMENTS AND RECOMMENDATION: The property is currently one (1) lot. The owners desire to create two (2) single-family residential lots. Staff recommends approval of Short Form Plat No. SFP-2425-2 for Bevel Second Addition.

ACTION NEEDED: Approve or disapprove Short Form Plat No. SPF-2425-2 for Bevel Second Addition, and, if approved, direct the filing thereof with the Cleveland County Clerk.

ACTION TAKEN: _____