



**CITY OF NORMAN, OK**  
**BOARD OF ADJUSTMENT MEETING**  
225 N Webster, Development Center, Conference Room A  
Wednesday, October 23, 2024 at 4:30 PM

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## MINUTES

The Board of Adjustment of the City of Norman, Cleveland County, State of Oklahoma, met in Regular Session in Conference Room A of the Development Center, on Wednesday, October 23, 2024 at 4:30 PM and notice of the agenda of the meeting was posted at the Development Center, 225 N. Webster and on the City website at least 24 hours prior to the beginning of the meeting.

Chair Curtis McCarty called the meeting to order at 4:31 p.m.

### ROLL CALL

PRESENT

Brad Worster

Micky Webb

Ben Bigelow

James Howard

Curtis McCarty

A quorum was present.

### STAFF PRESENT

Justin Fish, Planner I

Lora Hoggatt, Planning Services Manager

Roné Tromble, Admin. Tech. IV

Beth Muckala, Asst. City Attorney

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### MINUTES

1. CONSIDERATION OF APPROVAL, REJECTION, AMENDMENT, AND/OR POSTPONEMENT of the Minutes of the September 25, 2024 Board of Adjustment meeting.

Motion made by Webb, seconded by Howard, to approve the September 25, 2024 minutes as presented.

Voting Yea: Worster, Webb, Bigelow, Howard, McCarty

The motion to approve the minutes as presented carried by a vote of 5-0.

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## **ACTION ITEMS**

2. CONSIDERATION OF APPROVAL, REJECTION, AMENDMENT, AND/OR POSTPONEMENT OF BOA-2425-07: IDEAL HOMES OF NORMAN, LP REQUESTS A MINOR VARIANCE FOR A SMALL PORTION OF ONE CORNER OF THE HOUSE WHICH ENCROACHES 0.8' INTO THE SIDE SETBACK (4.2' FROM THE SOUTH PROPERTY LINE) FOR PROPERTY LOCATED AT 409 SONORA LANE.

### **ITEMS SUBMITTED FOR THE RECORD:**

1. Staff Report
2. Location Map
3. Application with Attachments

**PRESENTATION BY STAFF:** Justin Fish reviewed the staff report, a copy of which is filed with the minutes.

### **PRESENTATION BY THE APPLICANT:**

Libby Smith, representing the applicant, presented the request. The property is an odd shaped lot. The original site plan for the home showed 5' side setbacks, in accordance with the PUD. There was a contractor error in the placement of the home, resulting in a slight encroachment on the south side yard setback (4.2' rather than the 5' required).

Mr. Howard asked at what point this discrepancy was discovered.

Hayden Welch, 1320 N. Porter Avenue, said it wasn't until the home went vertical and the homeowner raised concern that he thought a corner of the house was too close to the property line. They had Troy Dee shoot the house and compare it to the site plan. The homeowner requested that they get a variance before closing so that he won't have issues on the title when he sells the home in the future.

**AUDIENCE PARTICIPATION:** None

### **DISCUSSION AND ACTION BY THE BOARD OF ADJUSTMENT:**

Motion made by Webb, seconded by Howard, to approve BOA-2024-07 as requested.

Voting Yea: Worster, Webb, Bigelow, Howard, McCarty

The motion to approve BOA-2024-07 as requested passed by a vote of 5-0.

Mr. McCarty informed the applicant of the 10-day appeal period before the decision is final.

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## **MISCELLANEOUS COMMENTS**

Ms. Hoggatt noted that this is the last meeting Roné will be at as she is retiring on October 31. There is a retirement party that day from 2:00 to 4:00 p.m.

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## **ADJOURNMENT**

There being no further business and no objection, the meeting adjourned at 4:40 p.m.

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Secretary, Board of Adjustment