

**NORMAN PLANNING COMMISSION
REGULAR SESSION MINUTES**

SEPTEMBER 8, 2022

The Planning Commission of the City of Norman, Cleveland County, State of Oklahoma, met in Regular Session in Council Chambers of the Norman Municipal Building, 201 West Gray Street, on the 8th day of September, 2022.

Notice and agenda of the meeting were posted at the Norman Municipal Building and online at <https://norman-ok.municodemeetings.com> at least twenty-four hours prior to the beginning of the meeting.

Chair Erica Bird called the meeting to order at 6:30 p.m.

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Item No. 1, being:

ROLL CALL

MEMBERS PRESENT

Cameron Brewer
Kevan Parker
Liz McKown
Steven McDaniel
Erica Bird
Jim Griffith
Michael Jablonski

MEMBERS ABSENT

Doug McClure
Shaun Axton

A quorum was present.

STAFF MEMBERS PRESENT

Jane Hudson, Director, Planning &
Community Development
Roné Tromble, Recording Secretary
Lora Hoggatt, Planning Services Manager
Colton Wayman, Planner I
Logan Hubble, Planner I
Ken Danner, Subdivision Development
Manager
Jami Short, Traffic Engineer
Beth Muckala, Asst. City Attorney
Todd McLellan, Development Engineer
Bryce Holland, Multimedia Specialist

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Item No. 9, being:

CONSIDERATION OF ADOPTION, REJECTION, AMENDMENT, AND/OR POSTPONEMENT OF ORDINANCE No. O-2223-11: TIMBER CREEK FELLOWSHIP CHURCH REQUESTS SPECIAL USE FOR A CHURCH, TEMPLE, OR OTHER PLACE OF WORSHIP TO MODIFY THE APPROVED SITE PLAN (O-0203-21) FOR PROPERTY LOCATED AT 4600 36TH AVENUE N.W.

ITEMS SUBMITTED FOR THE RECORD:

1. Location Map
2. Staff Report
3. Rendering of Existing Facilities
4. Site Plan
5. Pre-Development Summary

PRESENTATION BY STAFF:

1. Colton Wayman reviewed the staff report, a copy of which is filed with the minutes.
2. Mr. Jablonski asked about a detention pond. Mr. Wayman responded.
3. Mr. Parker asked about the underground drainage system. Mr. Wayman indicated the applicant will cover the issue in his presentation. Mr. McLellan also responded.
4. Ms. Bird asked for clarification of "proposed buildings" and "possible future structures" on the site plan. Mr. Wayman responded.

APPLICANT PRESENTATION:

1. Rick McKinney, 3600 West Main Street, representing the applicant, presented the project.
2. Mr. Brewer asked about the original site plan versus the proposed site plan. Mr. McKinney responded.
3. Mr. Parker asked about the underground drainage system, and the concerns from adjacent property owners. Mr. McKinney responded. Mr. Parker suggested a small detention pond in the northwest corner if necessary. Mr. McKinney committed to working closely with the neighbors to solve the drainage problem.
4. Ms. Bird asked about a drainage report. Mr. McKinney responded.

AUDIENCE PARTICIPATION:

None

DISCUSSION AND ACTION BY THE PLANNING COMMISSION:

1. Mr. Parker discussed concerns with the drainage.
2. Ms. McKown also had concerns about drainage.
3. Ms. Bird asked whether site plans are required to show drainage improvements. Ms. Hudson and Mr. McLellan responded.
4. Mr. Jablonski commented that drainage seems to have been a problem for a long time and has not been resolved. Mr. McDaniel noted that the applicant is a new owner of the property, and they seem committed to fixing the issues. Ms. Bird noted that at the Pre-Development meeting the applicant and neighbors started engaging in these conversations.

Steven McDaniel moved to recommend adoption of Ordinance No. O-2223-11 to City Council. Michael Jablonski seconded the motion.

There being no further discussion, a vote on the motion was taken with the following result:

YEAS	Cameron Brewer, Kevan Parker, Liz McKown, Steven McDaniel, Erica Bird, Jim Griffith
NAYES	Michael Jablonski
ABSENT:	Doug McClure, Shaun Axton

Ms. Tromble announced that the motion, to recommend adoption of Ordinance No. O-2223-11 to City Council, passed by a vote of 6-1.

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