

A RESOLUTION OF THE COUNCIL OF THE CITY OF NORMAN, OKLAHOMA GRANTING A PARTIAL EXEMPTION FROM CURRENT SUBDIVISION STANDARDS FOR SIDEWALKS, CURB AND GUTTER IMPROVEMENTS AND STREET WIDENING IMPROVEMENTS ALONG OKLAHOMA AVENUE IN THE CINNAMON CREEK ADDITION, IN ASSOCIATION WITH ADVANCEMENT OF THE SHORT FORM PLAT PROCESS. (1811 OKLAHOMA AVENUE)

- § 1. WHEREAS, the property located at 1811 Oklahoma Avenue was annexed into the City of Norman and zoned on April 12, 1955, with Ordinance 938; and
- § 2. WHEREAS, all the developed properties on the east side of Oklahoma Street except for the southeast corner of Brooks Street and Oklahoma Avenue are unplatted; and
- § 3. WHEREAS, Oklahoma Avenue currently functions as a two lane street without curb and gutter or sidewalks; and
- § 4. WHEREAS, City of Norman Code of Ordinances Chapter 19, Section 19-604, permits an owner to request a partial exemption from the current standards from the City Council when such a request is accompanied by a report from a Registered Professional Engineer licensed to practice in the State of Oklahoma; and
- § 5. WHEREAS, the report must contain a complete accounting of the infrastructure that had been previously accepted and its ability to service the property as proposed; and
- § 6. WHEREAS, No exemption shall be granted where the health, safety or welfare of any current or future occupant or neighbor will be compromised by absence of adequate water lines, alleys, fire hydrants, sewer lines, screening or drainage; and
- § 7. WHEREAS, the owner of the subject property, Cinnamon Creek, L.L.C., through their engineer, Mr. Russell Dutnell, P.E, Riverman Engineering, requests a Partial Exemption from City of Norman Current Standards per Subdivision Regulation 19-604 so as to obtain a short form plat for the property in order to create a smaller single-family residential lot; and
- § 8. WHEREAS, Mr. Hayne' s report states that the owner of the subject property, Oklahoma Investment Group, seeks to split the parcel from the Addition in order to market the property currently zoned R-1, Single Family Residential, for sale as a single-family residential lot with no proposed changes to the dwelling except reducing the depth of the lot.



NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF NORMAN, OKLAHOMA:

- § 9. That City Council, having carefully considered all of the information above and the request for exemption, finds that the health, safety or welfare of any current or future occupant or neighbor will not be compromised by the absence of sidewalks.
- § 10. That the City Council therefore grants the exemption as requested.

PASSED AND ADOPTED this _____ day of _____, 2021.

Mayor

ATTEST:

City Clerk