



## CITY OF NORMAN, OK STAFF REPORT

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**MEETING DATE:** 04/11/2024

**REQUESTER:** Gregory & Jennifer Emmert and Joseph & Terri Carter

**PRESENTER:** Ken Danner, Subdivision Development Manager

**ITEM TITLE:** CONSIDERATION OF APPROVAL, ACCEPTANCE, REJECTION, AMENDMENT, AND/OR POSTPONEMENT OF SFP-2324-11: CONSIDERATION OF A SHORT FORM PLAT SUBMITTED BY GREGORY & JENNIFER EMMERT AND JOSEPH & TERRI CARTER (CENTERLINE SERVICES, L.L.C.) FOR McGEE STREET ANIMAL HOSPITAL CANINE PET SPA FOR 0.34 ACRES OF PROPERTY LOCATED AT 1134 McGEE DRIVE.

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**LOCATION:** Located at 1134 McGee Drive.

**INFORMATION:**

1. Owners. Gregory and Jennifer Emmert and Joe and Terri Carter.
2. Developers. Gregory and Jennifer Emmert and Joe and Terri Carter.
3. Surveyor. Centerline Services, L.L.C.

**HISTORY:**

1. September 22, 1959. City Council adopted Ordinance No. 1178 annexing this property into the Norman Corporate City limits and placing it in the R-1, Single-Family Dwelling District.
2. July 13, 1965. City Council adopted Ordinance No. 1798 placing this property in the R-3, Multi-Family Dwelling District.
3. July 23, 1968. City Council adopted Ordinance No. 2088 placing this property in RM-6, Medium Density Apartment District and removing it from R-3, Multi-Family Dwelling District.
4. March 10, 2022. Planning Commission, on a vote of 5-0, recommended to City Council that this property be placed in the C-2, General Commercial District and removed from RM-6, Medium Density Apartment District.

5. April 26, 2022. City Council adopted Ordinance No. O-2122-38 placing this property in the C-2, General Commercial District and removing it from RM-6, Medium Density Apartment District.

**IMPROVEMENT PROGRAM:**

1. Fire Hydrants. Fire hydrants are existing.
2. Sanitary Sewers. Sanitary sewer is existing.
3. Sidewalk. Sidewalk is existing
4. Streets. Street paving for McGee Drive is existing.
5. Water. Water is existing.

**PUBLIC DEDICATIONS:**

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

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

**STAFF COMMENTS AND RECOMMENDATION:** The property consists of .34 acres and one lot. Staff recommends approval of Short Form Plat No. SFP-2324-11 for McGee Street Canine Spa.

**ACTION NEEDED:** Approve or disapprove Short Form Plat No. SPF-2324-11 for McGee Street Canine Spa, and, if approved, direct the filing thereof with the Cleveland County Clerk.