

DEVELOPMENT COMMITTEE

FINAL PLAT
FP-2324-6

DATE:
October 11, 2023

STAFF REPORT

ITEM: Consideration of a Final Site Development Plan and Final Plat for **FOOD AND SHELTER ADDITION SECTION 2, A SIMPLE PLANNED UNIT DEVELOPMENT.**

LOCATION: Generally located on the east side of Reed Avenue approximately 680' south of East Main Street.

INFORMATION:

1. Developer. Food and Shelter, Inc.
2. Engineer. SMC Consulting Engineers, P.C.

HISTORY:

1. This property has been previously owned by the State and contains no zoning but has been used as institutional.
2. June 11, 2015. Planning Commission, on a vote of 5-2, recommended to City Council that this property be placed in PUD, Planned Unit Development.
3. June 11, 2015. Planning Commission, on a vote of 5-2, recommended to City Council that the preliminary plat for Food and Shelter Addition, a Planned Unit Development be approved.
4. August 25, 2015. City Council adopted Ordinance No. O-1415-41 placing this property in PUD, Planned Unit Development.
5. August 25, 2015. City Council approved the preliminary plat for Food and Shelter Addition, a Planned Unit Development.
6. September 9, 2021. Planning Commission, on a vote of 6-0, recommended to City Council placing this property in the SPUD, Simple Planned Unit Development, and removing it from PUD, Planned Unit Development.
7. September 9, 2021. Planning Commission, on a vote of 6-0, recommended to City Council that the revised preliminary plat for Food and Shelter Phase 2 Addition, a Simple Planned Unit Development be approved.

8. October 26, 2021. City Council adopted Ordinance No. O-2122-14 placing this property in the SPUD, Simple Planned Unit Development and removing it from PUD, Planned Unit Development.
9. October 26, 2021. City Council approved the preliminary plat for Food and Shelter Phase 2 Addition, a Simple Planned Unit Development.

IMPROVEMENT PROGRAM:

1. Fire Hydrants. Fire hydrants are existing.
2. Permanent Markers. Permanent markers will be installed prior to City acceptance of street improvements.
3. Sanitary Sewers. Public sanitary sewer to the property is existing.
4. Sidewalks. Sidewalks will be constructed adjacent to Reed Avenue.
5. Storm Sewers. Drainage system is existing.
6. Streets. Reed Avenue is existing.
7. Water Mains. Water main is existing.

PUBLIC DEDICATIONS:

1. Easements. All required easements are dedicated to the City on the final plat.
2. Rights-of-Way. street right-of-way has been deeded to the City of Norman.

SUPPLEMENTAL MATERIAL: Copies of a location map, preliminary plat, final site development plan and final plat are included as attachments.

DEVELOPMENT COMMITTEE COMMENTS:

The engineer for the developer has requested the Development Committee approve the final site development plan and final plat for Food and Shelter Addition, Section 1, a Simple Planned Unit Development and submit it to City Council for consideration.

This proposal consists of 1.07 acres and one (1) lot. The applicant is proposing a food pantry.

The final plat is consistent with the approved preliminary plat.