



CITY OF NORMAN, OK PLANNING COMMISSION MEETING

**Municipal Building, Council Chambers, 201 West Gray, Norman, OK 73069
Thursday, July 13, 2023 at 6:30 PM**

MINUTES

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 13th day of July, 2023.

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.

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Chair Erica Bird called the meeting to order at 6:33 p.m.

ROLL CALL

PRESENT

Cameron Brewer
Steven McDaniel
Liz McKown
Kevan Parker
Erica Bird
Jim Griffith
Maria Kindel

ABSENT

Douglas McClure
Michael Jablonski

A quorum was present.

STAFF PRESENT

Jane Hudson, Planning Director
Lora Hoggatt, Planning Services Manager
Anais Starr, Planner II
Melissa Navarro, Planner II
Zach Abell, Planner I
Roné Tromble, Admin. Tech. IV
Beth Muckala, Assistant City Attorney
David Riesland, Transportation Engineer
Todd McLellan, Development Engineer
Jack Burdett, Subdivision Development Coordinator
Bryce Holland, Multimedia Specialist

SPUD Zoning

15. Consideration of Approval, Acceptance, Rejection, Amendment, and/or Postponement of O-2324-4: Hunter Miller Family, L.L.C. requests rezoning from R-1, Single Family Dwelling District, to SPUD, Simple Planned Unit Development, for approx. 1.5 acres of property located at 1104 W. Lindsey Street.

ITEMS SUBMITTED FOR THE RECORD:

1. Location Map
2. Staff Report
3. SPUD Narrative with Exhibits A-C
4. Preliminary Site Development Plan

PRESENTATION BY STAFF: Zach Abell reviewed the staff report, a copy of which is filed with the minutes.

Mr. Griffith asked what is currently on the property. Mr. Abell responded there is an existing house.

PRESENTATION BY THE APPLICANT: Gunner Joyce, Rieger Law Group representing the applicant, presented the project.

Mr. Brewer asked the width of the drive on the previous development that was reviewed recently. Mr. Joyce explained it was a single drive; this is proposed at 26' width. Mr. Brewer asked if there is currently a single drive which is going to be expanded. Mr. Joyce responded affirmatively. He added that the lots will be created by Short Form Plat after the zoning is in place.

Mr. Griffith asked if there is proposed detention. Steve Rollins, Arc Engineering, explained the proposed drainage plan, such as rain gardens.

Ms. Bird asked if it will be possible to make a 3-point turn on the proposed drive. Mr. Rollins replied that it will be a 26' wide drive, which is a regular residential width.

AUDIENCE PARTICIPATION: None

DISCUSSION AND ACTION BY THE PLANNING COMMISSION: Mr. Brewer commented he thinks it is an appropriate plan to provide increased density. Because the drive is the width of a street, it may confuse drivers to think it is a street.

Motion made by Kindel, seconded by McDaniel, to recommend adoption of Ordinance No. O-2324-4 to City Council.

Voting Yea: Brewer, McDaniel, McKown, Parker, Bird, Griffith, Kindel

The motion to recommend adoption of Ordinance No. O-2324-4 to City Council carried by a vote of 7-0.

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