



CITY OF NORMAN, OK STAFF REPORT

MEETING DATE: 8/26/25

REQUESTER: Ken Danner, Subdivision Development Manager

PRESENTER: Scott Sturtz, Director of Public Works

ITEM TITLE: CONSIDERATION OF AWARDING, ACCEPTANCE, APPROVAL, REJECTION, AMENDMENT, AND/OR POSTPONEMENT OF FP-2526-1: FINAL PLAT SAXON INDUSTRIAL PARK PHASE III, A PLANNED UNIT DEVELOPMENT (GENERALLY LOCATED ONE-QUARTER MILE SOUTH OF STATE HIGHWAY 9 AND ONE-QUARTER WEST OF 36TH AVENUE S.E.).

BACKGROUND:

This item is a final plat for Saxon Industrial Park Phase III, a Planned Unit Development and generally located ¼ mile south of State Highway No. 9 and ¼ mile west of 36th Avenue S.E.

City Council, at its meeting of June 23, 2020, adopted Ordinance No. O-1920-54 amending the Planned Unit Development and Site Plan. In addition, the City Council approved the preliminary plat for Saxon Industrial Park Phase III. This property consists of 47.43 acres and five (5) lots

The Norman Development Committee, at its meeting of August 7, 2025, reviewed and approved the program of public improvements, final site development plan and final plat for Saxon Industrial Park Phase III, a Planned Unit Development and recommended that the final site development plan and final plat be submitted to City Council for consideration.

DISCUSSION

Construction plans have been reviewed by staff for the required public improvements for this property. The improvements consist of water mains with fire hydrants, sanitary sewer, drainage including detention facilities, street paving will connect to City Park Land to the east, Technology Place to the west and John Saxon Boulevard to the north. Sidewalks are not required.

RECOMMENDATION:

The final plat is consistent with the preliminary plat. Based upon the above information, staff recommends approval of the final site development plan and final plat and the filing of the final site development plan and final plat for Saxon Industrial Park Phase III, a PUD.