

**NORMAN PLANNING COMMISSION
REGULAR SESSION MINUTES**

DECEMBER 9, 2021

The Planning Commission of the City of Norman, Cleveland County, State of Oklahoma, met in Regular Session in the Council Chambers of the Norman Municipal Building, 201 West Gray Street, on the 9th day of December, 2021.

Notice and agenda of the meeting was 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.

Chair Erica Bird called the meeting to order at 6:30 p.m.

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ROLL CALL

MEMBERS PRESENT

Erin Williford (arrived at 6:32 p.m.)
Kevan Parker
Steven McDaniel
Erica Bird
Dave Boeck
Sandy Bahan
Michael Jablonski

MEMBERS ABSENT

Lark Zink

A quorum was present.

STAFF MEMBERS PRESENT

Jane Hudson, Director, Planning &
Community Development
Lora Hoggatt, Planning Services Manager
Logan Hubble, Planner I
Anais Starr, Planner II
Colton Wayman, Planner I
Roné Tromble, Recording Secretary
Ken Danner, Subdivision Development
Manager
Kathryn Walker, City Attorney
Heather Poole, Asst. City Attorney
Jeanne Snider, Asst. City Attorney
Jami Short, Traffic Engineer
Bryce Holland, Multimedia Specialist

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Item No. 5, being:

CONSIDERATION OF ADOPTION, REJECTION, AMENDMENT, AND/OR POSTPONEMENT OF RESOLUTION NO. R-2122-64: SANCTUARY GARDENS AND WELLNESS, L.L.C. REQUESTS AMENDMENT OF THE NORMAN 2025 LAND USE AND TRANSPORTATION PLAN FROM COUNTRY RESIDENTIAL DESIGNATION TO COMMERCIAL DESIGNATION FOR APPROXIMATELY 5.99 ACRES OF PROPERTY LOCATED WEST OF OLIPHANT AVENUE BETWEEN ALAMEDA DRIVE AND ALAMEDA STREET.

ITEMS SUBMITTED FOR THE RECORD:

1. NORMAN 2025 Map
2. Staff Report
3. Pre-Development Summary

Item No. 6, being:

CONSIDERATION OF ADOPTION, REJECTION, AMENDMENT, AND/OR POSTPONEMENT OF ORDINANCE NO. O-2122-22: SANCTUARY GARDENS AND WELLNESS, L.L.C. REQUESTS REZONING FROM RE, RESIDENTIAL ESTATES DWELLING DISTRICT, TO CR, RURAL COMMERCIAL DISTRICT, FOR APPROXIMATELY 5.99 ACRES OF PROPERTY LOCATED WEST OF OLIPHANT AVENUE BETWEEN ALAMEDA DRIVE AND ALAMEDA STREET.

ITEMS SUBMITTED FOR THE RECORD:

1. Location Map
2. Staff Report
3. Site Plan
4. Pre-Development Summary

Item No. 7, being:

CONSIDERATION OF APPROVAL, ACCEPTANCE, REJECTION, AMENDMENT, AND/OR POSTPONEMENT OF PP-2122-6, A PRELIMINARY PLAT SUBMITTED BY SAFFRON FLETCHER/SANCTUARY GARDENS AND WELLNESS, L.L.C. (NSE ENGINEERING CONSULTANTS) FOR ALAMEDA GARDEN CENTER FOR APPROXIMATELY 5.99 ACRES OF PROPERTY LOCATED WEST OF OLIPHANT AVENUE BETWEEN ALAMEDA DRIVE AND ALAMEDA STREET.

ITEMS SUBMITTED FOR THE RECORD:

1. Location Map
2. Preliminary Plat
3. Staff Report
4. Transportation Impacts
5. Site Plan
6. Pre-Development Summary
7. Greenbelt Commission Action

PRESENTATION BY STAFF:

1. Ms. Lora Hoggatt presented the staff report. One protest letter was received which represented 7.6% of the notification area.

PRESENTATION BY THE APPLICANT:

The applicant's representative was in attendance, but did not make a presentation.

Commissioner Parker asked a question.

Ms. Saffron Fletcher, the applicant, responded to the question.

Commissioner McDaniel asked a follow-up question.

Ms. Jami Short, Traffic Engineer, responded.

AUDIENCE PARTICIPATION:

None

DISCUSSION AND ACTION BY THE PLANNING COMMISSION:

Commissioner Boeck made comments.
Commissioner Parker made comments.
Commissioner Jablonski made comments.
Commissioner Williford made comments.
Ms. Jami Short, Traffic Engineer, responded.

Michael Jablonski moved to recommend adoption of Resolution No. R-2122-64, Ordinance No. O-2122-22, and PP-2122-6, the Preliminary Plat for ALAMEDA GARDEN CENTER, to City Council. Steven McDaniel seconded the motion.

There being no further discussion, a vote on the motion was taken with the following result:

YEAS	Erin Williford, Steven McDaniel, Erica Bird, Dave Boeck, Sandy Bahan, Michael Jablonski
NAYES	Kevan Parker
MEMBERS ABSENT	Lark Zink

The motion, to recommend adoption of Resolution No. R-2122-64, Ordinance No. O-2122-22, and PP-2122-6 to City Council, passed by a vote of 6-1.

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