

ITEM: CONSIDERATION OF APPROVAL, ACCEPTANCE, REJECTION, AMENDMENT, AND/OR POSTPONEMENT OF A FINAL PLAT FOR DOMERICA ADDITION, THE ACCEPTANCE OF PUBLIC DEDICATIONS CONTAINED THEREIN AND APPROVAL OF EASEMENT NO. E-2324-31.

LOCATION: Located at 3360 S. Classen Boulevard.

INFORMATION:

1. Owner. Pham and Lynn Do.
2. Developer. Pham and Lynn Do.
3. Engineer. Parkhill Engineering/Lemke Land Surveying.

HISTORY:

1. Refer to the Norman Development Committee Staff Report, December 20, 2023.
2. October 11, 2007. Planning Commission, on a vote of 8-0, recommended to City Council this property be placed in C-2, General Commercial District and removed from I-1, Light Industrial District.
3. July 11, 2023. City Council approved the preliminary plat for Domerica Addition.
4. December 20, 2023. The Norman Development Committee approved the program of public improvements, site plan, final plat and recommended that the final plat be submitted to City Council for consideration.

IMPROVEMENT PROGRAM:

1. Refer to the Norman Development Committee Staff Report, December 20, 2023.
2. Subdivision Bond. A subdivision bond has not been submitted since the developer has requested approval of the final plat with the filing thereof to be directed subject to completion and City acceptance of all required public improvements. A subdivision bond will be required for sidewalks not installed prior to the filing of the final plat.

PUBLIC DEDICATIONS:

1. Refer to the Norman Development Committee Staff Report, December 20, 2023.
2. Easement. Easement No. E-2324-31 has been submitted as an off-plat utility easement for sanitary sewer and water improvements that were installed in 2008 when a previous final plat for Domerica was originally going through the platting process. The owner/developer abandoned that process in 2008.

SUPPLEMENTAL MATERIAL: Copies of an advisory memorandum, location map, preliminary plat; site plan, final plat, preliminary plat, Staff Report recommending approval and the Development Committee form are included in the Agenda Book.

ACTION NEEDED: Motion to approve or reject Easement No. E-2324-31 and approve or reject the final plat; and, if approved accept the public dedications contained within the plat and direct the filing of the final plat and easement subject to the receipt of \$16,210.26 for traffic impact fees and authorize the Mayor sign the final plat and easement subject to completion and acceptance of public improvements or bonding of public improvements.

ACTION TAKEN: _____