



CITY OF NORMAN, OK STAFF REPORT

MEETING DATE: 08/13/2026

REQUESTER: McGregor Family Trust

PRESENTER: Ken Danner, Subdivision Development Manager

ITEM TITLE: CONSIDERATION OF APPROVAL, ACCEPTANCE, REJECTION, AMENDMENT, AND/OR POSTPONEMENT OF NORMAN RURAL CERTIFICATE OF SURVEY NO. COS-2627-2 FOR CHEYENNE ESTATES

LOCATION: Generally located on the south side of Post Oak Road and one-half of a mile east of 120th Avenue S.E.

INFORMATION:

1. Owners. McGregor Family Trust.
2. Developer. McGregor Family Trust.
3. Surveyor. Pollard and Whited Surveying, Inc.

HISTORY:

1. October 21, 1961. City Council adopted Ordinance No. 1318 annexing this property into the City of Norman Corporate city limits without zoning.
2. October 30, 1961. Planning Commission recommended to City Council that this property be placed in A-2, Rural Agricultural District.
3. December 12, 1961. City Council adopted Ordinance No. 1322 placing this property in the A-2, Rural Agricultural District.

IMPROVEMENT PROGRAM:

1. Fire Protection. Fire protection will be provided by the Norman Fire Department.
2. Sanitary Sewer. Individual sanitary sewer systems will be installed in accordance with City and Oklahoma Department of Environmental Quality standards.

3. Water. Individual water wells will be installed in accordance with City and Oklahoma Department of Environmental Quality standards.
4. Acreage. This property consists of 60 acres. Tract 1 consists of 10 acres, Tract 2 consists of 10, Tract 3 consists of 10 acres, Tract 4 consists of 10 acres, Tract 5 consists of 10 acres and Tract 6 consists of 10 acres.
5. Private Road. The private road will serve the tracts. City standards requires a private road width of twenty-feet.
6. Easements. The owners has submitted an easement for roadway, drainage and utilities in connection with Post Oak Road.

SUPPLEMENTAL MATERIAL: Copies of a location map and Norman Rural Certificate of Survey No. COS-2627-2 for Cheyenne Estates are included in the Agenda Book.

STAFF COMMENTS AND RECOMMENDATION: The owners propose to subdivide their 60 acres into six (6) single-family residential tracts. Staff supports Norman Rural Certificate of Survey No. COS-2627-2 for Cheyenne Estates.

ACTION NEEDED: Recommend approval or disapproval of Norman Rural Certificate of Survey No. COS-2627-2 for Cheyenne Estates to City Council.

ACTION TAKEN: _____