

**NORMAN PLANNING COMMISSION
REGULAR SESSION MINUTES**

APRIL 14, 2022

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 14th day of April, 2022.

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.

Chair Erica Bird called the meeting to order at 6:35 p.m.

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Item No. 1, being:

ROLL CALL

MEMBERS PRESENT

Kevan Parker
Steven McDaniel
Erica Bird
Shaun Axton
Dave Boeck
Michael Jablonski

MEMBERS ABSENT

Erin Williford

A quorum was present.

STAFF MEMBERS PRESENT

Jane Hudson, Director, Planning &
Community Development
Lora Hoggatt, Planning Services Manager
Logan Hubble, Planner I
Roné Tromble, Recording Secretary
Bryce Holland, Multimedia Specialist
Beth Muckala, Asst. City Attorney
Ken Danner, Subdivision Development
Manager
Jack Burdett, Subdivision Development
Coordinator
Jami Short, Traffic Engineer

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NON-CONSENT ITEMS

Item No. 3, being:

R-2122-105 – CONSIDERATION OF ADOPTION, REJECTION, AMENDMENT, AND/OR POSTPONEMENT OF RESOLUTION No. R-2122-105, FOR FRED THOMAS IV AND HAMPTON HOMES, L.L.C. REQUEST AMENDMENT OF THE NORMAN 2025 LAND USE & TRANSPORTATION PLAN FROM INSTITUTIONAL DESIGNATION TO MEDIUM DENSITY RESIDENTIAL DESIGNATION FOR PROPERTY GENERALLY LOCATED NORTH OF 1700 N. PORTER AVENUE.

ITEMS SUBMITTED FOR THE RECORD:

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

and

Item No. 4, being:

O-2122-41 – CONSIDERATION OF ADOPTION, REJECTION, AMENDMENT, AND/OR POSTPONEMENT OF ORDINANCE No. O-2122-41, FOR FRED THOMAS IV AND HAMPTON HOMES, L.L.C. REQUEST REZONING FROM R-1, SINGLE FAMILY DWELLING DISTRICT, TO SPUD, SIMPLE PLANNED UNIT DEVELOPMENT, FOR 4.05 ACRES OF PROPERTY GENERALLY LOCATED NORTH OF 1700 N. PORTER AVENUE.

ITEMS SUBMITTED FOR THE RECORD:

1. Location Map
2. Staff Report
3. SPUD Narrative
4. Pre-Development Summary

and

Item No. 5, being:

PP-2122-11 – CONSIDERATION OF ADOPTION, REJECTION, AMENDMENT, AND/OR POSTPONEMENT OF PP-2122-11, CONSIDERATION OF A PRELIMINARY PLAT SUBMITTED BY FRED THOMAS IV, HAMPTON HOMES, L.L.C. AND NORMAN LODGE 38 AF&AM (LANDES ENGINEERING) FOR AVADON TERRACE ADDITION, A SIMPLE PLANNED UNIT DEVELOPMENT FOR 7.48 ACRES OF PROPERTY GENERALLY LOCATED NORTH OF 1700 N. PORTER AVENUE.

ITEMS SUBMITTED FOR THE RECORD:

1. Location Map
2. Preliminary Plat
3. Staff Report
3. SPUD Narrative
4. Pre-Development Summary

PRESENTATION BY STAFF:

1. Logan Hubble reviewed the staff report, a copy of which is filed with the minutes.
2. Mr. Jablonski asked the threshold between Low and Medium Density.
3. Ms. Hudson responded.
4. Mr. Boeck asked questions.
5. Mr. Jablonski asked about common areas and parks.
6. Ms. Hudson responded.

PRESENTATION BY THE APPLICANT:

1. Steve Landes, Landes Engineering, representing the applicant, responded to some of the previous questions and explained the project.
2. Mr. Boeck made comments.
3. Mr. Jablonski made comments.
4. Mr. Landes explained the detention more in-depth.
5. Mr. McDaniel asked about the NORMAN 2025 designation.

AUDIENCE PARTICIPATION:

None

DISCUSSION AND ACTION BY THE PLANNING COMMISSION:

1. Ms. Bird made comments.

Steven McDaniel moved to recommend adoption of Resolution No. R-2122-105 with Low Density Residential Designation, Ordinance No. O-2122-41, and PP-2122-11, to City Council. Michael Jablonski seconded the motion.

1. Mr. Boeck made comments.
2. Ms. Muckala made procedural recommendations.

Dave Boeck moved to recommend adoption of Resolution No. R-2122-105 with Medium Density Residential Designation to City Council. Michael Jablonski seconded the motion.

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

YEAS	Kevan Parker, Erica Bird, Dave Boeck, Shaun Axton, Michael Jablonski
NAYES	Steven McDaniel
MEMBERS ABSENT	Erin Williford

Ms. Tromble announced that the motion, to recommend adoption of Resolution No. R-2122-105 to City Council, passed by a vote of 5-1.

Michael Jablonski moved to recommend adoption of Ordinance No. O-2122-41 to City Council. Dave Boeck seconded the motion.

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

YEAS	Kevan Parker, Steven McDaniel, Erica Bird, Dave Boeck, Shaun Axton, Michael Jablonski
NAYES	None
MEMBERS ABSENT	Erin Williford

Ms. Tromble announced that the motion, to recommend adoption of Ordinance No. O-2122-41 to City Council, passed by a vote of 6-0.

Dave Boeck moved to recommend adoption of PP-2122-11, to City Council. Michael Jablonski seconded the motion.

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

YEAS	Kevan Parker, Steven McDaniel, Erica Bird, Dave Boeck, Shaun Axton, Michael Jablonski
NAYES	None
MEMBERS ABSENT	Erin Williford

Ms. Tromble announced that the motion, to recommend adoption of PP-2122-11 to City Council, passed by a vote of 6-0.
