



The City of Oklahoma City
Planning Department, Subdivision and Zoning
420 West Main Street, Suite 910, Oklahoma City, Oklahoma, 73102
Phone: (405) 297-2623 – Web: <https://www.okc.gov>

BOA - 15645
Zoning: HP/UC/W6/OKC
Mesta Park HP, MPHHE Security

APPLICATION FOR BOARD OF ADJUSTMENT

Application for Variance, Special Exception, or Appeal

Address of subject property: 529 NW 22ND TREET OKLAHOAM CITY OK 73103

Present use of property: ADELA DE LEON VELIZ Size of Property (Acres): 0.16(Acres)

- ☐ VARIANCE: Chapter: _____ Section: _____
- ☒ SPECIAL EXCEPTION: Chapter: 59 Section: 9350.38.1
- ☐ APPEAL FROM ADMINISTRATIVE DECISION

VARIANCE APPLICANTS:

Summary of Variance sought



SPECIAL EXCEPTION APPLICANTS:

Summary of Special Exception being sought

- ☒ HOME SHARING TWO BEDROOM HP ZNG
RENTED PROPERTY WITH OCCUPIED

APPEAL APPLICANTS:

Summary of Nature of Appeal



I certify that the submitted information is true and correct.

Property Owner Information (if other than Applicant):

Big Truck Tacos Inc.
Name

530 NW 23rd
Mailing Address

OKC, OK 73103
City, State, Zip Code

405-822-6000
Phone

Chris.Lower@me.com
Email

Adela De Leon Veliz
Signature of Applicant

ADELA DE LEON VELIZ
Applicant's Name (please print)

529 NW 22ND STREET
Applicant's Mailing Address

OKLAHOMA CITY, OK 73103
City, State, Zip Code

405-889-4790
Phone

ADELA DE LEON@ICLOUD.COM
Email

Submit your Application by Email to Subdivisionandzoning@OKC.gov

Compressed files (.zip, etc..) or links to FileShare services (Dropbox, Google Drive, etc..) can not be accepted for security purposes.



2010090701103270
 09/07/2010 01:24:02 PM
 Bl:RE11451 Pg:110 Pgs:1 DEED
 State of Oklahoma
 County of Oklahoma
 Oklahoma County Clerk
 Carolynn Caudill

**LIMITED LIABILITY COMPANY
 WARRANTY DEED
 (Oklahoma Statutory Form)**

KNOW ALL MEN BY THESE PRESENTS:

THAT Plugge Management Company, LLC, party of the first part, in consideration of the sum of Ten dollars and Zero cents and other valuable considerations, in hand paid, the receipt of which is hereby acknowledged, does hereby grant, bargain, sell and convey unto Big Truck Tacos, Inc. party of the second part, the following described real property and premises situate in Oklahoma County, State of Oklahoma, to-wit:

Lots Thirty-one (31) and Thirty-two (32), in Block One (1), of UNIVERSITY ADDITION, to Oklahoma City, Oklahoma County, Oklahoma, as shown by the recorded plat thereof.

Return To: Big Truck Tacos Inc.
 1732 Westminster Pl
 Oklahoma City, OK 73120

Tax Statements To: Same as Return

TAX I.D. NUMBER: 045000090

Subject to easements, rights of way and restrictive covenants of record. Less and except all oil, gas and other minerals which the grantor reserves unto himself.

together with all the improvements thereon and the appurtenances thereunto belonging, and warrant the title to the same.

TO HAVE AND TO HOLD said described premises unto the said parties of the second part, its successors, heirs and assigns, forever, free, clear and discharged of and from all former grants, charges, taxes, judgments, mortgages and other liens and encumbrances of whatsoever nature.

Signed and delivered this 1st day of September, 2010.

Plugge Management Company, LLC

By: Donald C Plugge
 Donald C Plugge, Manager

STATE OF Oklahoma)
) SS. LLC ACKNOWLEDGMENT
 COUNTY OF Oklahoma)

Before me, the undersigned, a Notary Public, in and for said County and State, on this 1st day of September, 2010, personally appeared Donald C Plugge, Manager of Plugge Management Company, LLC to me known to be the identical person who signed the name of the maker thereof to the within and foregoing instrument and acknowledged to me that he executed the same as his free voluntary act and deed for the uses and purposes therein set forth.

Given under my hand and seal the day and year last above written.

My Commission Expires:

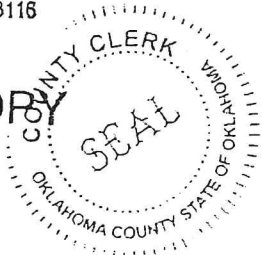
Carolynn Caudill
 Notary Public

A 10071017
 Capitol Abstract and Title Company
 1200 W. Wilshire, Suite 430
 Oklahoma City, OK 73116



CERTIFIED COPY

APR 11 2024



By: Russell Deputy

112.50

2010090701103270
 Filing Fee: \$13.00
 Doc. Stamps: \$112.50
 09/07/2010 01:24:02 PM
 DEED




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LETTER OF AUTHORIZATION

I, Big Trick Tacos, Inc or,
Property Owner of Record
by: Chris Lower authorize,
Agent of the Property Owner of Record and Title
Adela de Leon Veliz
Designated Representative

to make application for municipal approvals and do all things necessary for the advancement of such application with respect to the property at the following location:

529 NW 22nd Oklahoma City, OK 73103
Address and/or County Assessor account number and County Name

By: 
Signature
Title: President
Manager / Proprietor
Date: 4/11/24
MM/DD/YYYY

ADDRESS: 529 NW 22nd Street

LEGAL DESCRIPTION: Lots 31&32, Block 1, University Addition

Special Exception for Lodging Accommodations: Home Sharing.

529 NW 22ND Street,
Oklahoma City, OK 73103

Our property will be advertised only on the AIRBNB platform. It has two bedrooms and can accommodate a maximum of four guests.

Number of years sought for Special Exception: three or four years.

House Rule:

You may not exceed the number of people stated in your reservation confirmation at any time without the prior approval of the host. This limitation applies regardless of whether such persons stay the night or just visit. You may not have more than [2] cars on the property without the prior permission of the Host.

-\$80 per extra guest OR visitor who stays or enters the house WITHOUT PRIOR APPROVAL OF HOST.

- Please note that we are a SHOELESS HOME. We ask that the shoes be removed.
- There is no Driveway parking on the property, but Street parking is available in front of the house, either NW 22nd or Dewey Street.
- The front porch light has a timer from dusk to dawn. These lights can't be turned off during the night.
- Guests have full access to the entire property.
- Guests will be responsible for their essentials (soap, toilet paper, etc.) once they have used the complimentary essentials provided at the beginning of their stay.

CANCELLATIONS

If, for any reason beyond the Property owner's control, the Property is unavailable for use by the Guest, Host may cancel your reservation with only a refund of the actual fees and deposits you have paid.

INTERNET

No illegal or abusive use of Internet access is allowed on the Property.

OWNER ACCESS

Guest shall allow the owner of the Property or any designated workers access to the Property for landscaping and routine maintenance, cleaning, repairs, and inspection of the Property.

SMOKING

Smoking, vaping, and e-cigarettes are not allowed inside the house on the Property or within 15 feet of any exterior door. The Host will charge up to \$1,500 for any sign of smoking, vaping, and or e-cigarettes.

NO PET IS ALLOWED PER.

The host charges \$500 for unapproved pets.

NOISE

Be considerate of the neighbors and keep music and voices at a respectful volume. There is a county-wide noise ordinance of no amplified music or loud noises after 8 pm.

All activities on the property must be above board: Legally, ethnically, and honestly.

NO PARTIES OR GATHERINGS.

FURNITURE

Please do not take furniture from inside the house and use it outside. If, for some reason, you decide to rearrange any of the furniture, you are responsible for returning it to where it was located when you arrived. Our cleaners are unable to move heavy furniture. If you move furniture, please lift rather than drag heavy items to avoid damaging the floors.

-We have yellow microfiber cleaning rags for cleaning anything you could need to clean.

LAUNDRY

You may find clean sheets or towels in the washer and or dryer. If you need to use the dryer, please remove it, and set it on the side. Please transfer and run the dryer if you need to use the washer.

-Do not wash the towels with any other color, liner, or cloth.

-If the towels get stained, please spray them with stain removal, and soak them with soap before drying them.

KITCHEN

Please do not put anything hot directly on the countertop or table; hot pads are provided.

- DO NOT WATER THE PLANTS.

Guest agrees to release and indemnify Host from any damages, losses, costs, and expenses, including the value of missing items, resulting from Guest's failure to follow the rules stated in this Agreement or as a result of the causes stated below in this paragraph.

Accordingly, the Host will be charging the Guest's credit card and or pursuing legal action, including, but not limited to, damage to premises or contents; missing or broken items; required excessive cleaning; failure to comply fully with the departure checklist; smoke odors or damage; mailing charges for items left behind; unauthorized persons visiting or staying on the property; the presence of a dog without authorization; noise complaints after 8 pm, including related fines; trespassing on neighboring properties; and unauthorized late check-out.



There is no Driveway parking on the property, but Street parking is available in front of the house, either N Dewey Ave. or NW 22nd Street.

