

**CASE NUMBER: PC-10888**

This notice is to inform you that **Jason Spencer, P.E., Crafton Tull and Associates, Inc., on behalf of Tuscany Lakes Development, LLC and Harold J McConnell Revocable Trust**, filed an application with the City of Oklahoma City to change the zoning designation of their property to the R-2 Medium-Low Density Residential District. The City Council will consider this zoning application at a public hearing on August 15, 2023. The only property to be rezoned is outlined on the attached map. **The City Council meets in the Council Chambers, Third Floor, Municipal Building, 200 North Walker Avenue, Oklahoma City, Oklahoma beginning at 8:30 a.m.**

Agenda and case materials are available online at <https://okc.primegov.com/public/portal>.

**LEGAL DESCRIPTION:**

A tract of land situated within a portion of the Southeast Quarter (SE/4) of Section Thirteen (13), Township Thirteen North (T13N), Range Five West (R5W) of the Indian Meridian (I.M.) in Oklahoma City, Canadian County, Oklahoma, being more particularly described as follows: BEGINNING at the Northeast Corner of said SE/4; Thence S00°11'01"E along the East line of said SE/4 a distance of 426.78 feet; Thence S89°48'59"W a distance of 220.00 feet; Thence N00°11'01"W a distance of 22.96 feet; Thence N89°21'01"W a distance of 465.98 feet; Thence N71°14'41"W a distance of 228.79 feet; Thence N00°02'52"E a distance of 326.54 feet to a point on the North line of said SE/4; Thence S89°56'41"E along said North line a distance of 901.03 feet to the POINT OF BEGINNING.

**Your property is not included within the area proposed to be rezoned. This notice is being provided to you because you own property nearby.**

**You are not required to attend the hearing, but if you wish to you may. You can also have someone appear on your behalf.**

If you object to the rezoning of the property, you can file legal written protest no later than three days prior to the hearing, with the Office of the City Clerk, 200 North Walker Avenue, Oklahoma City, Oklahoma 73102.

Dated this 18th day of July 2023

SEAL

*Amy K. Simpson*  
Amy Simpson, City Clerk



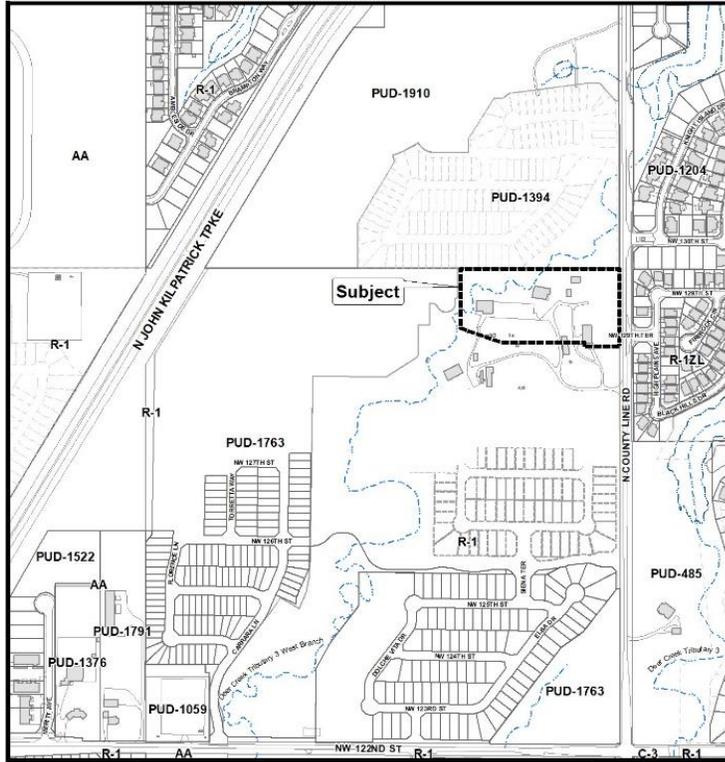
**PROPOSED ZONING CHANGE:**

**CASE NUMBER: PC-10888**

**FROM:** R-1 Single-Family Residential District

**TO:** R-2 Medium-Low Density Residential District

**ADDRESS OF PROPERTY:** 12905 North County Line Road



**PROPOSED USE:** The purpose of this request is to allow two-family (duplex) residential development.

**BRIEF DESCRIPTION OF PROPOSED ZONING DISTRICT:**

**R-2 Medium-Low Density Residential District** is a residential district with restrictions similar to the R-1 District. The purpose of this district is to create and preserve residential areas with a broad range of housing types and densities in proximity to essential support services.

**Should you have any questions or concerns regarding this application please call:**

**The City of Oklahoma City  
Planning Department  
420 West Main Street, Suite 910  
Oklahoma City, Oklahoma 73102**

**(405) 297-2623**

**(405) 297-2495**

**(405) 297-2289**

**(405) 297-3908**

[subdivisionandzoning@okc.gov](mailto:subdivisionandzoning@okc.gov)

# FOR PUBLICATION ONLY

CASE NUMBER: PC-10888

**LOCATION:** 12905 North County Line Road

**NOTICE IS HEREBY GIVEN**, that the City Council of Oklahoma City will hold a public hearing on a proposed ordinance, extending the limits of the R-2 Medium-Low Density Residential District from the R-1 Single-Family Residential District. A public hearing will be held by the City Council on August 15, 2023. **The City Council meets in the Council Chambers, Third Floor, Municipal Building, 200 North Walker Avenue, Oklahoma City, Oklahoma beginning at 8:30 a.m.**

Agenda and case materials are available online at <https://okc.primegov.com/public/portal>.

Under the terms of said ordinance, the limits of and boundaries of the R-2 Medium-Low Density Residential District would be extended to include the following described property:

## **LEGAL DESCRIPTION:**

A tract of land situated within a portion of the Southeast Quarter (SE/4) of Section Thirteen (13), Township Thirteen North (T13N), Range Five West (R5W) of the Indian Meridian (I.M.) in Oklahoma City, Canadian County, Oklahoma, being more particularly described as follows: BEGINNING at the Northeast Corner of said SE/4; Thence S00°11'01"E along the East line of said SE/4 a distance of 426.78 feet; Thence S89°48'59"W a distance of 220.00 feet; Thence N00°11'01"W a distance of 22.96 feet; Thence N89°21'01"W a distance of 465.98 feet; Thence N71°14'41"W a distance of 228.79 feet; Thence N00°02'52"E a distance of 326.54 feet to a point on the North line of said SE/4; Thence S89°56'41"E along said North line a distance of 901.03 feet to the POINT OF BEGINNING.

**PROPOSED USE:** The purpose of this request is to allow two-family (duplex) residential development.

## **BRIEF DESCRIPTION OF PROPOSED ZONING DISTRICT:**

**R-2 Medium-Low Density Residential District** is a residential district with restrictions similar to the R-1 District. The purpose of this district is to create and preserve residential areas with a broad range of housing types and densities in proximity to essential support services.

Any person having any objections to the proposed rezoning may appear before the City Council in the **COUNCIL CHAMBERS** on the above date set for hearing and show cause why the proposed rezoning should not be carried out in accordance with said ordinance. At any time not later than three days prior to said hearing, any owner of property within the district affected, or any owner of property within a 300-foot radius of the exterior boundary of the subject property, may make legal written protest by filing the same with the Office of the City Clerk, 200 North Walker Avenue, Oklahoma City, Oklahoma 73102.

Dated this 18th day of July 2023

SEAL

Amy Simpson, City Clerk

