

CASE NUMBER: PC-10959

This notice is to inform you that **Mark Grubbs, Grubbs Consulting, LLC, on behalf of Shyr Company, LLC**, filed an application with the City of Oklahoma City to change the zoning designation of their property to the I-3 Heavy Industrial District. The City Council will consider this zoning application at a public hearing on April 22, 2025. The only property to be rezoned is outlined on the attached map. **The City Council meets in the Council Chamber, 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 in the Southeast Quarter (SE/4) of Section 27, Township 12 North, Range 5 West of the Indian Meridian, Canadian County, Oklahoma, being more particularly described as follows: Beginning at the Southwest Corner of said SE/4 (Southwest Corner being a 3/8" Iron Pin); Thence N00°12'17"W on the West line of said SE/4 a distance of 1,117.36 feet to a point on the South right-of-way line of the Chicago Pacific Railroad; Thence S48°15'53"E on the South right-of-way line of the Chicago Pacific Railroad a distance of 537.74 feet; Thence S00°12'17"E a distance of 759.69 feet; Thence N89°57'24"W on the South line of said SE/4 a distance of 400.00 feet to the point or place of beginning.

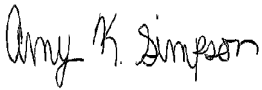
Your property is not included within the area proposed to be rezoned. This notice is being provided to you because you own property nearby.

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 25th day of March 2025.

SEAL


Amy K. Simpson, City Clerk



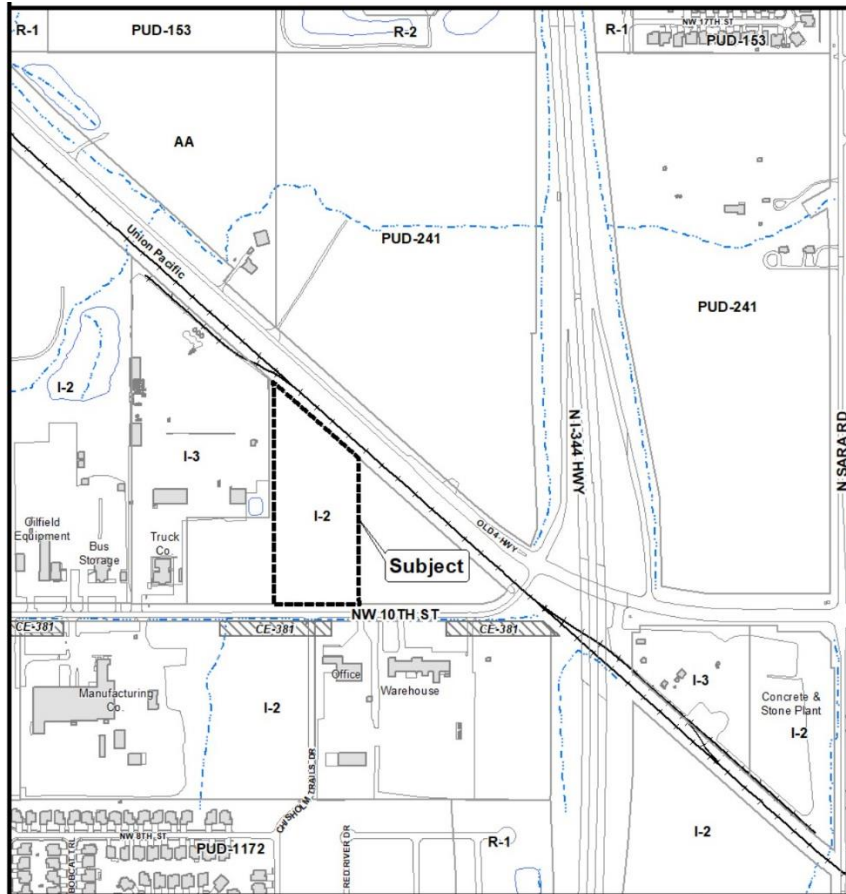
PROPOSED ZONING CHANGE:

CASE NUMBER: PC-10959

FROM: I-2 Moderate Industrial District

TO: I-3 Heavy Industrial District

ADDRESS OF PROPERTY: 10931 NW 10th Street



PROPOSED USE: The purpose of this request is to allow industrial use and development.

BRIEF DESCRIPTION OF PROPOSED ZONING DISTRICT:

I-3 Heavy Industrial District is intended to provide locations for those industrial uses that may generate relatively high levels of noise, vibrations, smoke, dust, odor or light. These industrial uses are incompatible with residential uses.

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

subdivisionandzoning@okc.gov

FOR PUBLICATION ONLY

CASE NUMBER: PC-10959

LOCATION: 10931 NW 10th Street

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 I-3 Heavy Industrial District from the I-2 Moderate Industrial District. A public hearing will be held by the City Council on April 22, 2025. **The City Council meets in the Council Chamber, 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 I-3 Heavy Industrial District would be extended to include the following described property:

LEGAL DESCRIPTION:

A tract of land in the Southeast Quarter (SE/4) of Section 27, Township 12 North, Range 5 West of the Indian Meridian, Canadian County, Oklahoma, being more particularly described as follows: Beginning at the Southwest Corner of said SE/4 (Southwest Corner being a 3/8" Iron Pin); Thence N00°12'17"W on the West line of said SE/4 a distance of 1,117.36 feet to a point on the South right-of-way line of the Chicago Pacific Railroad; Thence S48°15'53"E on the South right-of-way line of the Chicago Pacific Railroad a distance of 537.74 feet; Thence S00°12'17"E a distance of 759.69 feet; Thence N89°57'24"W on the South line of said SE/4 a distance of 400.00 feet to the point or place of beginning.

PROPOSED USE: The purpose of this request is to allow industrial use and development.

BRIEF DESCRIPTION OF PROPOSED ZONING DISTRICT:

I-3 Heavy Industrial District is intended to provide locations for those industrial uses that may generate relatively high levels of noise, vibrations, smoke, dust, odor or light. These industrial uses are incompatible with residential uses.

Any person having any objections to the proposed rezoning may appear before the City Council in the **COUNCIL CHAMBER** 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.

For further information call (405) 297-2623.

Dated this 25th day of March 2025.

SEAL

Amy K. Simpson, City Clerk

