



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

APPLICATION FOR REZONING

Staff Use Only:	
Case No.:	PC - 10521
File Date:	5 May 22
Ward No.:	7
Nbhd. Assoc.:	Mustard Seed
School District:	OPC
Extg Zoning:	R-1
Overlay:	→

Chisholm Creek Village
 Project Name

1400 NW 112th St
 Address / Location of Property to be Rezoned

duplex
 Purpose Statement / Proposed Development

R-2
 Proposed Zoning District

vacant
 Present Use of Property

7,500 sq ft
 ReZoning Area (Acres or Square Feet)

REQUIREMENTS FOR SUBMITTAL:

- One (1) Typed Legal Description of Proposed Rezoning area in MS Word file (.doc or .docx) format.
- One (1) copy of Recorded Deed(s), with Exhibit(s), listing current Property Owner in .pdf format.
- One (1) copy of Letter of Authorization from Property Owner listing Designated Representative, if Applicant is not the Property Owner of record.
- One (1) copy of Property Owners Report listing all property owners who own property within a 300-foot buffer area of the property to be rezoned. The list **MUST** include the mailing address and the legal description of their property and **MUST** be current to within 30 days of the date of submittal of the application. A minimum of 10 separate individual property owners is required. If there are less than 10 individual owners within the 300-foot buffer, the radius must be extended by increments of 100 feet until the list contains no less than 10 owners. Provide One (1) PDF (.pdf) file version, AND one (1) MS Excel (.xls or .xlsx) file version.
- One (1) Signed and Notarized copy of "Affirmation" that the Property Owners Report listings are true and correct unless the list is prepared by a Certified Abstractor or County official.
- Maps, Site Plan and, or Survey Exhibits must be Letter size (8.5" x 11"), 600dpi minimum resolution, and in a .pdf file format. Photographic file formats of drawings, maps, or other documents will not be accepted.
- A filing fee of \$1500.00 must be remitted within One (1) business day of submittal confirmation.

Property Owner Information (if other than Applicant):

Chisholm Creek Village, LLC
 Name
 3117 N. Sooner Rd, #150
 Mailing Address
 Edmond, OK 73034
 City, State, Zip Code

 Phone

 Email

Signature of Applicant
 Grubbs Consulting, LLC
 Applicant's Name (please print)
 1800 S. Sara Road
 Applicant's Mailing Address
 Yukon, OK 73099
 City, State, Zip Code
 405-265-0641
 Phone
 mark.grubbs@gc-okc.com
 Email

Submit your Application by Email to Subdivisionandzoning@OKC.gov
 Compressed files (.zip, etc.) or links to FileShare services (Dropbox, etc.) can not be accepted for security purposes.



RUBBS CONSULTING, LLC

CIVIL ENGINEERING & LAND PLANNING

1800 S. Sara Road
Yukon, OK 73099
Phone: (405) 265-0641
Fax: (405) 265-0649

Date: May 4, 2022

To: Subdivision & Zoning Office
420 W. Main, 9th Floor
Oklahoma City
(405) 297-2623

From: Terri Massey
tmassey@gc-okc.com
405-265-0641 x 109

TRANSMITTAL LETTER

Via: E-Mail

Re: Rezoning Application for 1400 NW 112th St

Attachments:

- 1 copy of rezoning application
 - 1 copy of Exhibit A – Legal Description of Subject Property
 - 1 copy of letter of authorization
 - 1 copy of proof of ownership
 - 1 copy of ownership list with certification
-

Comments: Please accept the attached rezoning application along with the supporting documents for placement on the June 23, 2022, Planning Commission docket. The filing fee of \$1500 will be remitted once the invoice with case number is provided. The legal description in Word Format will be e-mailed to Thad Johnson along with the ownership list in Excel Format. Feel free to contact Mark Grubbs or me if you have any questions.

Thanks!

EXHIBIT A

LEGAL DESCRIPTION

1400 NW 112TH ST

The East 15 feet of Lot 2A and all of Lot 2B, Block 5, Chisholm Creek Village Phase 2, an addition to Oklahoma City, Oklahoma County, Oklahoma, according to the recorded plat thereof. *(previously known as Lots 19 and 20, Block 8, North Britton Addition)*

**Chisholm Creek Village LLC
3117 N. Sooner Road #150
Edmond, OK 73034**

May 3, 2022

City of Oklahoma City
Planning & Zoning Department
420 W. Main Street, 9th Floor
Oklahoma City, OK 73102

RE: Letter of Authorization for Rezoning Property at 1400 NW 112th Street; being a part of Lot 2A and all of 2B in Block 5, Chisholm Creek Village Phase 2 to Oklahoma City, Oklahoma County, Oklahoma.

To Whom It May Concern:

As representative for Chisholm Creek Village LLC, Inc. I hereby authorize Grubbs Consulting, LLC to act as agent on our behalf in the preparation, filing and representation of the rezoning application described above to the City of Oklahoma City.

Respectfully Submitted,



Chisholm Creek Village LLC

First American Title
1949 W 33rd Street
Edmond, OK 73013

2022033101049636 B: 15109 P: 1517
03/31/2022 03:53:57 PM Pgs: 2
Fee: \$20.00 Doc Stamp: \$2812.50
David B. Hooten, County Clerk
Oklahoma County - State of Oklahoma



Return To:
Chisholm Creek Village, LLC
39004 W MacArthur #100
Shawnee, OK 74804

WARRANTY DEED
(OKLAHOMA STATUTORY FORM)

Doc Stamps: **2,812.50**
Filed/insured by: First American Title Insurance Company
File No.: **2706321-OK15 (MM)**

Tax ID#:

That **A-List Construction, Inc., an Oklahoma corporation**, (the "Grantor"), in consideration of the sum of TEN & NO/100-----Dollars and other valuable considerations, in hand paid, the receipt of which is hereby acknowledged, do(es) hereby, grant, bargain, sell and convey unto **Chisholm Creek Village, LLC, an Oklahoma limited liability company**, (the "Grantee"), the following described real property and premises situated in **Oklahoma County, State of Oklahoma**, to wit:

Lots Five A (5A), Five B (5B), Six A (6A), Six B (6B), Seven A (7A), Seven B (7B), Eight A (8A), Eight B (8B), Nine A (9A), Nine B (9B), Ten A (10A), Ten B (10B), Eleven A (11A), Eleven B (11B), Twelve A (12A), Twelve B (12B), Thirteen A (13A), Thirteen B (13B), Fourteen A (14A), Fourteen B (14B), Fifteen A (15A), Fifteen B (15B), Sixteen A (16A) and Sixteen B (16B), in Block Four, and Lots One A (1A), One B (1B), Two A (2A), Two B (2B), Four A (4A), Four B (4B), Five A (5A), Five B (5B), Six A (6A), Six B (6B), Seven A (7A), Seven B (7B), Eight A (8A), Eight B (8B), Nine A (9A), Nine B (9B), Ten A (10A), Ten B (10B), Eleven A (11A), Eleven B (11B), Twelve A (12A), Twelve B (12B), Thirteen A (13A), Thirteen B (13B), Fourteen A (14A), Fourteen B (14B), Fifteen A (15A), Fifteen B (15B), Sixteen A (16A), Sixteen B (16B), Seventeen A (17A), Seventeen B (17B), Eighteen A (18A), Eighteen B (18B), Nineteen A (19A) and Nineteen B (19B), in Block Five (5), of CHISHOLM CREEK VILLAGE PHASE 2, a replat of a portion of Blocks 3, 5 & 8, all of Blocks 6 & 7 NORTH BRITTON ADDITION, an Addition to the City of Oklahoma City, Oklahoma County, Oklahoma, according to the recorded plat thereof.

Property Address: **Chisholm Creek Village 2, Oklahoma City, OK**

Together with all the improvements thereon and the appurtenances thereunto belonging, and warrant the title to the same. LESS AND EXCEPT any interest in and to oil, gas, coal, metallic ores and other minerals therein and thereunder previously reserved or conveyed of record and all rights, interests and estates of whatsoever nature incident thereto or arising thereunder, and SUBJECT TO easements, rights of way, restrictive covenants of record.

TO HAVE AND TO HOLD said described premises unto the Grantee, and to the heirs, successors 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.

OWNERSHIP LIST CERTIFICATION

I certify that the ownership list submitted as a part of the Rezoning application on property located at 1400 NW 112th Street is true and correct as of May 3, 2022, according to the current year's tax rolls in the office of the County Treasurer of Oklahoma County and consists of the names of all owners of record as shown by said records within 300 feet of the subject property.

Executed at Oklahoma City, Oklahoma, on the 4th day of May, 2022

[Signature]

Subscribed and sworn to before me, a Notary Public, in and for the State of Oklahoma, County of Canadian, on the 4th day of May, 2022.

My Commission Expires:

01/28/2023

[Signature]
Notary Public
Commission # 15000877



name1	mailingaddress1	city	state	zipcode	subname	block	lot	legal
RICK & PAUL LLC	1438 FLORIDA ST	5AN FRANCISCO	CA	94110	CHISHOLM CREEK VILLAGE PH 1	2	01B	CHISHOLM CREEK VILLAGE PH 1 BLK 002 LOT 01B
SUDERS RENTAL PROPERTIES LLC	2624 W WILSHIRE BLVD	OKLAHOMA CITY	OK	73116	CHISHOLM CREEK VILLAGE PH 1	4	01B	CHISHOLM CREEK VILLAGE PH 1 BLK 004 LOT 01B
BENZ MATTHEW ERIC	1978 LOMBARD ST	5AN FRANCISCO	CA	94123	CHISHOLM CREEK VILLAGE PH 1	2	14B	CHISHOLM CREEK VILLAGE PH 1 BLK 002 LOT 14B
RICK & PAUL LLC	1438 FLORIDA ST	5AN FRANCISCO	CA	94110	CHISHOLM CREEK VILLAGE PH 1	2	01A	CHISHOLM CREEK VILLAGE PH 1 BLK 002 LOT 01A
SUDERS RENTAL PROPERTIES LLC	2624 W WILSHIRE BLVD	OKLAHOMA CITY	OK	73116	CHISHOLM CREEK VILLAGE PH 1	4	01A	CHISHOLM CREEK VILLAGE PH 1 BLK 004 LOT 01A
SOONER STATE PROPERTIES LLC	4 NE 10TH ST STE 275	OKLAHOMA CITY	OK	73104	ROBERTS SKYVIEW	1	1	ROBERTS SKYVIEW 001 001
CITY OF OKLA CITY	200 N WALKER AVE 2ND FLR	OKLAHOMA CITY	OK	73102	NORTH BRITTON ADD	7	0	48 NORTH BRITTON ADD 007 000 510FT OF LOTS 42 THRU
A LIST CONSTRUCTION INC	2525 NW EXPRESSWAY, Unit 532	OKLAHOMA CITY	OK	73112-7205	NORTH BRITTON ADD	7	0	THRU 41 & 42 THRU 48 EX 510FT
A LIST CONSTRUCTION INC	2525 NW EXPRESSWAY, Unit 532	OKLAHOMA CITY	OK	73112-7205	NORTH BRITTON ADD	8	0	NORTH BRITTON ADD 008 000 LOTS 43 & 44
A LIST CONSTRUCTION INC	2525 NW EXPRESSWAY, Unit 532	OKLAHOMA CITY	OK	73112-7205	NORTH BRITTON ADD	8	0	NORTH BRITTON ADD 008 000 LOTS 1 & 2 & LOTS 5
A LIST CONSTRUCTION INC	2525 NW EXPRESSWAY, Unit 532	OKLAHOMA CITY	OK	73112-7205	NORTH BRITTON ADD	8	0	THRU 16 & 21 THRU 42 & 45 THRU 48
A LIST CONSTRUCTION INC	2525 NW EXPRESSWAY, Unit 532	OKLAHOMA CITY	OK	73112-7205	NORTH BRITTON ADD	8	0	NORTH BRITTON ADD 008 000 LOTS 1 & 2 & LOTS 5
A LIST CONSTRUCTION INC	2525 NW EXPRESSWAY, Unit 532	OKLAHOMA CITY	OK	73112-7205	NORTH BRITTON ADD	7	0	THRU 41 & 42 THRU 48 EX 510FT
A LIST CONSTRUCTION INC	2525 NW EXPRESSWAY, Unit 532	OKLAHOMA CITY	OK	73112-7205	NORTH BRITTON ADD	8	0	THRU 16 & 21 THRU 42 & 45 THRU 48
A LIST CONSTRUCTION INC	2525 NW EXPRESSWAY, Unit 532	OKLAHOMA CITY	OK	73112-7205	NORTH BRITTON ADD	8	0	THRU 16 & 21 THRU 42 & 45 THRU 48
A LIST CONSTRUCTION INC	2525 NW EXPRESSWAY, Unit 532	OKLAHOMA CITY	OK	73112-7205	NORTH BRITTON ADD	8	18	NORTH BRITTON ADD 008 018
A LIST CONSTRUCTION INC	2525 NW EXPRESSWAY, Unit 532	OKLAHOMA CITY	OK	73112-7205	NORTH BRITTON ADD	8	0	NORTH BRITTON ADD 008 000 LOTS 19 & 20
A LIST CONSTRUCTION INC	2525 NW EXPRESSWAY, Unit 532	OKLAHOMA CITY	OK	73112-7205	NORTH BRITTON ADD	7	0	THRU 41 & 42 THRU 48 EX 510FT
A LIST CONSTRUCTION INC	2525 NW EXPRESSWAY, Unit 532	OKLAHOMA CITY	OK	73112-7205	NORTH BRITTON ADD	8	0	THRU 16 & 21 THRU 42 & 45 THRU 48
A LIST CONSTRUCTION INC	2525 NW EXPRESSWAY, Unit 532	OKLAHOMA CITY	OK	73112-7205	NORTH BRITTON ADD	8	0	THRU 16 & 21 THRU 42 & 45 THRU 48
A LIST CONSTRUCTION INC	2525 NW EXPRESSWAY, Unit 532	OKLAHOMA CITY	OK	73112-7205	NORTH BRITTON ADD	5	0	NORTH BRITTON ADD 005 000 LOTS 40 THRU 42
A LIST CONSTRUCTION INC	2525 NW EXPRESSWAY, Unit 532	OKLAHOMA CITY	OK	73112-7205	NORTH BRITTON ADD	5	0	NORTH BRITTON ADD 005 000 LOTS 1 THRU 3 & 10
A LIST CONSTRUCTION INC	2525 NW EXPRESSWAY, Unit 532	OKLAHOMA CITY	OK	73112-7205	NORTH BRITTON ADD	5	0	THRU 15 & 22 THRU 33 & 37 THRU 39 & 43 THRU 45
A LIST CONSTRUCTION INC	2525 NW EXPRESSWAY, Unit 532	OKLAHOMA CITY	OK	73112-7205	NORTH BRITTON ADD	5	0	THRU 15 & 22 THRU 33 & 37 THRU 39 & 43 THRU 45
A LIST CONSTRUCTION INC	2525 NW EXPRESSWAY, Unit 532	OKLAHOMA CITY	OK	73112-7205	NORTH BRITTON ADD	6	0	THRU 42 & 46 THRU 48
A LIST CONSTRUCTION INC	2525 NW EXPRESSWAY, Unit 532	OKLAHOMA CITY	OK	73112-7205	NORTH BRITTON ADD	6	0	THRU 42 & 46 THRU 48
A LIST CONSTRUCTION INC	2525 NW EXPRESSWAY, Unit 532	OKLAHOMA CITY	OK	73112-7205	NORTH BRITTON ADD	6	0	NORTH BRITTON ADD 006 000 LOTS 43 44 & 45
A LIST CONSTRUCTION INC	2525 NW EXPRESSWAY, Unit 532	OKLAHOMA CITY	OK	73112-7205	NORTH BRITTON ADD	5	0	NORTH BRITTON ADD 005 000 LOTS 1 THRU 3 & 10
A LIST CONSTRUCTION INC	2525 NW EXPRESSWAY, Unit 532	OKLAHOMA CITY	OK	73112-7205	NORTH BRITTON ADD	5	0	THRU 15 & 22 THRU 33 & 37 THRU 39 & 43 THRU 45
A LIST CONSTRUCTION INC	2525 NW EXPRESSWAY, Unit 532	OKLAHOMA CITY	OK	73112-7205	NORTH BRITTON ADD	5	16	NORTH BRITTON ADD 005 016
A LIST CONSTRUCTION INC	2525 NW EXPRESSWAY, Unit 532	OKLAHOMA CITY	OK	73112-7205	NORTH BRITTON ADD	5	17	NORTH BRITTON ADD 005 017
A LIST CONSTRUCTION INC	2525 NW EXPRESSWAY, Unit 532	OKLAHOMA CITY	OK	73112-7205	NORTH BRITTON ADD	5	18	NORTH BRITTON ADD 005 018
A LIST CONSTRUCTION INC	2525 NW EXPRESSWAY, Unit 532	OKLAHOMA CITY	OK	73112-7205	NORTH BRITTON ADD	5	19	NORTH BRITTON ADD 005 019
A LIST CONSTRUCTION INC	2525 NW EXPRESSWAY, Unit 532	OKLAHOMA CITY	OK	73112-7205	NORTH BRITTON ADD	5	20	NORTH BRITTON ADD 005 020
A LIST CONSTRUCTION INC	2525 NW EXPRESSWAY, Unit 532	OKLAHOMA CITY	OK	73112-7205	NORTH BRITTON ADD	5	21	NORTH BRITTON ADD 005 021
A LIST CONSTRUCTION INC	2525 NW EXPRESSWAY, Unit 532	OKLAHOMA CITY	OK	73112-7205	NORTH BRITTON ADD	5	0	NORTH BRITTON ADD 005 000 LOTS 1 THRU 3 & 10
A LIST CONSTRUCTION INC	2525 NW EXPRESSWAY, Unit 532	OKLAHOMA CITY	OK	73112-7205	NORTH BRITTON ADD	5	0	THRU 15 & 22 THRU 33 & 37 THRU 39 & 43 THRU 45
A LIST CONSTRUCTION INC	2525 NW EXPRESSWAY, Unit 532	OKLAHOMA CITY	OK	73112-7205	NORTH BRITTON ADD	6	0	THRU 42 & 46 THRU 48