

CASE NUMBER: PUD-1970

This notice is to inform you that **Brad Reid, LTS Engineering Services, LLC, on behalf of OKC L DEV., LLC**, filed an application with The City of Oklahoma City to change the zoning designation of the property to PUD-1970 Planned Unit Development District. The City Council will consider this zoning application at a public hearing on January 2, 2024. 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 situate within a portion of the Northwest Quarter (NW/4) of Section Sixteen (16), Township Eleven North (T11N), Range Five West (R5W) of the Indian Meridian (I.M.) in Oklahoma City, Canadian County, Oklahoma, being more particularly described as follows: COMMENCING at the Southwest Corner of said NW/4; Thence S 89°50'05" E along the south line of said NW/4 a distance of 588.20 feet to the POINT OF BEGINNING; Thence N 00°08'03" W a distance of 122.06 feet; Thence N 89°51'57" E a distance of 36.49 feet; Thence N 00°08'03" W a distance of 50.00 feet; Thence N 45°08'03" W a distance of 35.36 feet; Thence N 00°08'03" W a distance of 25.00 feet; Thence N 89°51'57" E a distance of 120.00 feet; Thence N 00°08'03" W a distance of 610.00 feet; Thence N 89°51'57" E a distance of 36.90 feet to a point on a tangent curve to the left; Thence 33.01 feet along the arc of said curve having a radius of 125.00 feet, subtended by a chord of 32.92 feet which bears N 82°17'59" E; Thence S 74°15'47" E a distance of 40.07 feet to a point on a non-tangent curve to the right; Thence 2.09 feet along the arc of said curve having a radius of 75.00 feet, subtended by a chord of 2.09 feet which bears S 32°05'29" E; Thence N 58°42'21" E a distance of 50.00 feet to a point on a non-tangent curve to the left; Thence 8.12 feet along the arc of said curve having a radius of 125.00 feet, subtended by a chord of 8.12 feet which bears N 33°09'22" W; Thence N 02°06'21" E a distance of 38.35 feet; Thence N 42°01'43" E a distance of 320.81 feet; Thence N 89°54'20" E a distance of 33.54 feet to a point on a non-tangent curve to the right; Thence 11.18 feet along the arc of said curve having a radius of 75.00 feet, subtended by a chord of 11.17 feet which bears S 28°50'55" E; Thence N 65°25'12" E a distance of 50.00 feet to a point on a non-tangent curve to the left; Thence 31.65 feet along the arc of said curve having a radius of 125.00 feet, subtended by a chord of 31.56 feet which bears N 31°49'58" W; Thence N 01°15'04" W a distance of 36.40 feet; Thence N 42°01'43" E a distance of 196.74 feet; Thence N 87°01'43" E a distance of 35.36 feet; Thence N 42°01'43" E a distance of 50.00 feet; Thence N 02°58'17" W a distance of 35.36 feet; Thence N 42°01'43" E a distance of 225.14 feet; Thence S 48°01'12" E a distance of 780.81 feet; Thence S 48°00'40" E a distance of 762.00 feet to a point on the east line of said NW/4; Thence S 00°11'05" E along said east line a distance of 569.47 feet to the Southeast Corner of said NW/4; Thence N 89°50'05" W along the south line of said NW/4 a distance of 2058.23 feet to the POINT OF BEGINNING.

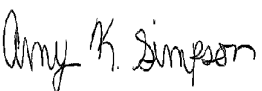
Your property is not included within the area proposed to be rezoned. This notice is being provided to you because you own property nearby.

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 5th day of December 2023.

SEAL


Amy K. Simpson, City Clerk



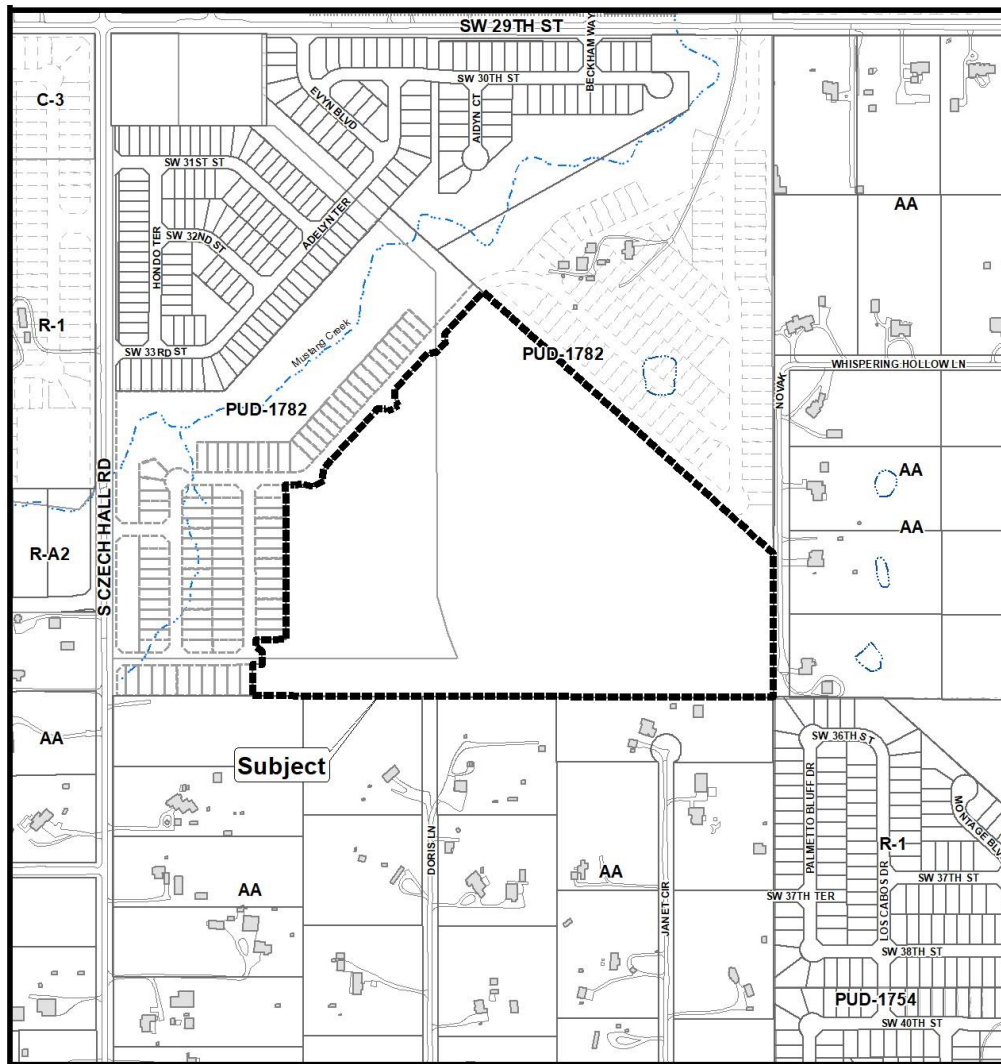
PROPOSED ZONING CHANGE:

CASE NUMBER: PUD-1970

FROM: PUD-1782 Planned Unit Development District

TO: PUD-1970 Planned Unit Development District

ADDRESS OF PROPERTY: 3778 South Czech Hall Road



PROPOSED USE: The purpose of this application is to allow residential use and development.

BRIEF DESCRIPTION OF PROPOSED ZONING DISTRICT:

This site will be developed in accordance with the regulation of the modified **R-1 Single-family Residential District** (OKC Zoning Ordinance, 2020).

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: PUD-1970

LOCATION: 3778 South Czech Hall 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 PUD-1970 Planned Unit Development District from PUD-1782 Planned Unit Development District. A public hearing will be held by the City Council on January 2, 2024. **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 PUD Planned Unit Development District would be extended to include the following described property:

LEGAL DESCRIPTION:

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PROPOSED USE: The purpose of this application is to allow residential use and development.

BRIEF DESCRIPTION OF PROPOSED ZONING DISTRICT:

This site will be developed in accordance with the regulation of the modified **R-1 Single-family Residential District** (OKC Zoning Ordinance, 2020).

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.

For further information call (405) 297-2623.

Dated this 5th day of December 2023.

SEAL

Amy K. Simpson, City Clerk

