

CASE NUMBER: SPUD-1716

This notice is to inform you that **David M. Box, Box Law Group, PLLC, on behalf of Sandoval Group, LLC**, filed an application with The City of Oklahoma City to change the zoning designation of the property to SPUD-1716 Simplified Planned Unit Development District. The City Council will consider this zoning application at a public hearing on June 17, 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 situated within the Southeast Quarter (SE/4) of Section Thirteen (13), Township Ten North (T10N), Range Four West (R4W) of the Indian Meridian, (I.M.), Oklahoma City, Cleveland County, Oklahoma, being more particularly described by metes and bounds as follows: COMMENCING at the Southeast corner of said SE/4; Thence N00°22'38"W along the East line of said SE/4 a distance of 399.86 feet to the POINT OF BEGINNING; Thence S89°37'22"W a distance of 50.00 feet; Thence S00°22'38"E a distance of 324.96 feet; Thence S44°34'42"W a distance of 35.48 feet; Thence S89°22'56"W a distance of 262.96 feet; Thence N00°22'39"W a distance of 480.94 feet; Thence N89°37'21"E a distance of 338.03 feet; Thence S00°22'38"E a distance of 129.77 feet to the POINT OF BEGINNING.

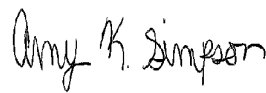
Your property is not included within the area proposed to be rezoned. This notice is being provided to you because you own property nearby.

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 20th day of May 2025.

SEAL


Amy K. Simpson, City Clerk



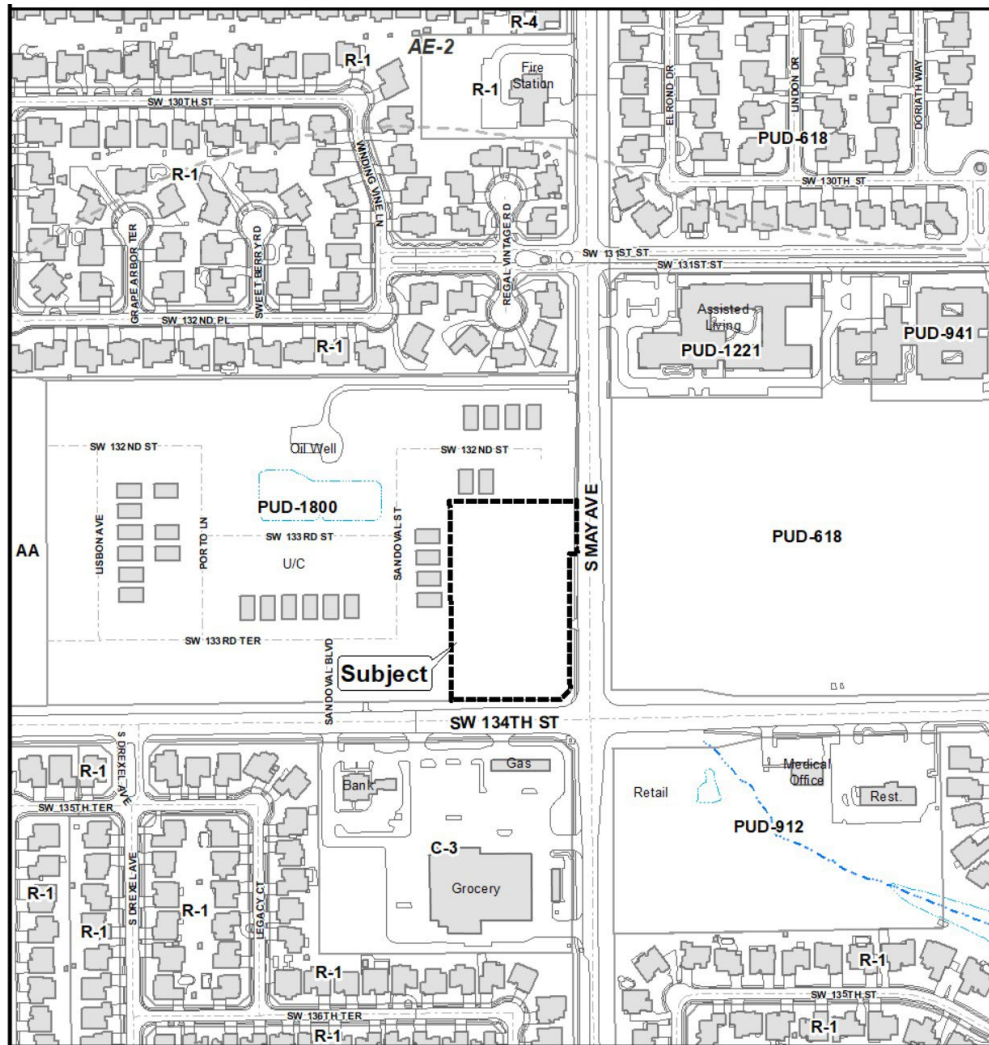
PROPOSED ZONING CHANGE:

CASE NUMBER: SPUD-1716

FROM: PUD-1800 Planned Unit Development District

TO: SPUD-1716 Simplified Planned Unit Development District

ADDRESS OF PROPERTY: 13401 South May Avenue



PROPOSED USE: The purpose of this application is to allow commercial development.

BRIEF DESCRIPTION OF PROPOSED ZONING DISTRICT:

This site will be developed in accordance with the regulation of the modified **C-3 Community Commercial 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

subdivisionandzoning@okc.gov

FOR PUBLICATION ONLY

CASE NUMBER: SPUD-1716

LOCATION: 13401 South May Avenue

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 SPUD-1716 Simplified Planned Unit Development District from PUD-1800 Planned Unit Development District. A public hearing will be held by the City Council on June 17, 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 SPUD Simplified Planned Unit Development District would be extended to include the following described property:

LEGAL DESCRIPTION:

A tract of land situated within the Southeast Quarter (SE/4) of Section Thirteen (13), Township Ten North (T10N), Range Four West (R4W) of the Indian Meridian, (I.M.), Oklahoma City, Cleveland County, Oklahoma, being more particularly described by metes and bounds as follows: COMMENCING at the Southeast corner of said SE/4; Thence N00°22'38"W along the East line of said SE/4 a distance of 399.86 feet to the POINT OF BEGINNING; Thence S89°37'22"W a distance of 50.00 feet; Thence S00°22'38"E a distance of 324.96 feet; Thence S44°34'42"W a distance of 35.48 feet; Thence S89°22'56"W a distance of 262.96 feet; Thence N00°22'39"W a distance of 480.94 feet; Thence N89°37'21"E a distance of 338.03 feet; Thence S00°22'38"E a distance of 129.77 feet to the POINT OF BEGINNING.

PROPOSED USE: The purpose of this application is to allow commercial development.

BRIEF DESCRIPTION OF PROPOSED ZONING DISTRICT:

This site will be developed in accordance with the regulation of the modified **C-3 Community Commercial District** (OKC Zoning Ordinance, 2020).

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 20th day of May 2025.

SEAL

Amy K. Simpson, City Clerk

