

CASE NUMBER: SPUD-1647

This notice is to inform you that **David M. Box, Williams, Box, Forshee, & Bullard, P.C., on behalf of TAF Construction, LLC**, filed an application with The City of Oklahoma City to change the zoning designation of the property to SPUD-1647 Simplified Planned Unit Development and AE-2 Airport Environs Zone Two Overlay Districts. The City Council will consider this zoning application at a public hearing on September 24, 2024. 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:

All of Lots One (1) to Twenty-five (25), inclusive in Block Twenty-five (25) and All of Lots One (1) to Twenty-five (25), inclusive in Block Twenty-six (26) in PACKING HOUSE VIEW ADDITION to Oklahoma City, Oklahoma County, Oklahoma, Except the North 84 feet of Lots One (1) to Eight (8) inclusive, in Block Twenty-five (25) aforesaid, now vacated, and now described as follows: Beginning at a point on the East line of the Southeast Quarter (SE/4) of Section Eleven (11), Township Eleven (11) North, Range Four (4) West of the Indian Meridian, Oklahoma County, Oklahoma; Thence 508 feet North of the Southeast Corner of said Quarter Section to the Point of Beginning; Thence West and parallel with the South line of said Quarter Section a distance of 1,333 feet; Thence North and parallel with the East line of said Quarter Section a distance of 165 feet; Thence East and parallel with the South line of said Quarter Section a distance of 1,333 feet; Thence South 165 feet to the Point or Place of Beginning, LESS & EXCEPT, the North 84 feet of Lots 1 to 8, inclusive Block 25, aforesaid, **AND LESS & EXCEPT** a part of Section Eleven (11), Township Eleven (11) North, Range Four (4) West of the Indian Meridian, Oklahoma County, Oklahoma, formerly known as the South 56 feet of Lots One (1) through Eight (8), Inclusive, in Block Twenty-five (25), PACKING HOUSE VIEW ADDITION, now vacated, and now described as follows: Commencing at the Southeast corner of the Southeast Quarter (SE/4) of said Section Eleven (11); Thence North 00°15'56" West along the East line of said Southeast Quarter (SE/4) a distance of 508 feet (Platted), 526.87 feet (Measured); Thence North 89°42'12" West a distance of 33 feet to the Point of Beginning; Thence continuing North 89°42'12" West a distance of 200 feet; Thence North 00°15'43" West a distance of 56 feet; Thence South 89°42'12" East a distance of 200 feet to a point on the West Right-of-Way of South Portland Avenue; Thence South 00°15'42" East a distance of 56 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 27th day of August 2024.

SEAL

Amy K. Simpson
Amy K. Simpson, City Clerk



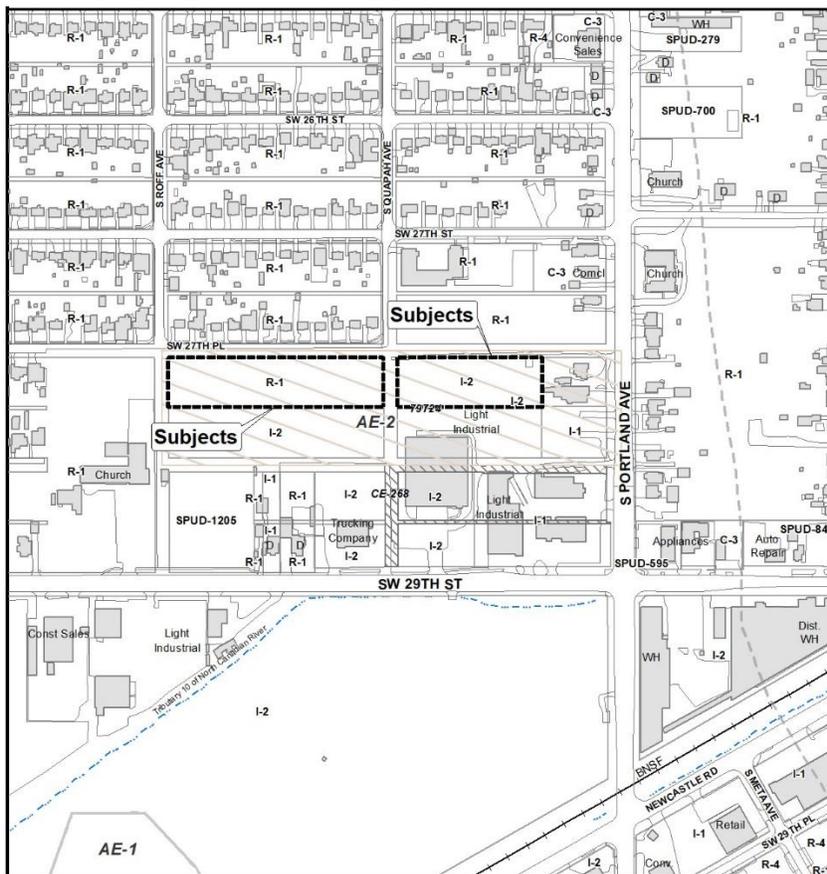
PROPOSED ZONING CHANGE:

CASE NUMBER: SPUD-1647

FROM: R-1 Single-Family Residential, I-2 Moderate Industrial and AE-2 Airport Environs Zone Two Overlay Districts

TO: SPUD-1647 Simplified Planned Unit Development and AE-2 Airport Environs Zone Two Overlay Districts

ADDRESS OF PROPERTY: 3800 SW 27th Place



PROPOSED USE: The purpose of this application is to allow single-family residential 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** and **AE-2 Airport Environs Zone Two Overlay 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: SPUD-1647

LOCATION: 3800 SW 27th Place

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-1647 Simplified Planned Unit Development District subject to the AE-2 Airport Environs Zone Two Overlay District from R-1 Single-Family Residential, I-2 Moderate Industrial and AE-2 Airport Environs Zone Two Overlay Districts. A public hearing will be held by the City Council on September 24, 2024. **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, subject to the AE-2 Airport Environs Zone Two Overlay District boundary:

LEGAL DESCRIPTION:

All of Lots One (1) to Twenty-five (25), inclusive in Block Twenty-five (25) and All of Lots One (1) to Twenty-five (25), inclusive in Block Twenty-six (26) in PACKING HOUSE VIEW ADDITION to Oklahoma City, Oklahoma County, Oklahoma, Except the North 84 feet of Lots One (1) to Eight (8) inclusive, in Block Twenty-five (25) aforesaid, now vacated, and now described as follows: Beginning at a point on the East line of the Southeast Quarter (SE/4) of Section Eleven (11), Township Eleven (11) North, Range Four (4) West of the Indian Meridian, Oklahoma County, Oklahoma; Thence 508 feet North of the Southeast Corner of said Quarter Section to the Point of Beginning; Thence West and parallel with the South line of said Quarter Section a distance of 1,333 feet; Thence North and parallel with the East line of said Quarter Section a distance of 165 feet; Thence East and parallel with the South line of said Quarter Section a distance of 1,333 feet; Thence South 165 feet to the Point or Place of Beginning, LESS & EXCEPT, the North 84 feet of Lots 1 to 8, inclusive Block 25, aforesaid, **AND LESS & EXCEPT** a part of Section Eleven (11), Township Eleven (11) North, Range Four (4) West of the Indian Meridian, Oklahoma County, Oklahoma, formerly known as the South 56 feet of Lots One (1) through Eight (8), Inclusive, in Block Twenty-five (25), PACKING HOUSE VIEW ADDITION, now vacated, and now described as follows: Commencing at the Southeast corner of the Southeast Quarter (SE/4) of said Section Eleven (11); Thence North 00°15'56" West along the East line of said Southeast Quarter (SE/4) a distance of 508 feet (Platted), 526.87 feet (Measured); Thence North 89°42'12" West a distance of 33 feet to the Point of Beginning; Thence continuing North 89°42'12" West a distance of 200 feet; Thence North 00°15'43" West a distance of 56 feet; Thence South 89°42'12" East a distance of 200 feet to a point on the West Right-of-Way of South Portland Avenue; Thence South 00°15'42" East a distance of 56 feet to the Point of Beginning.

PROPOSED USE: The purpose of this application is to allow single-family residential 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 and AE-2 Airport Environs Zone Two Overlay 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 27th day of August 2024.

SEAL

Amy K. Simpson, City Clerk

