

**CASE NUMBER: SPUD-1586**

This notice is to inform you that **Mark Zitzow, Johnson & Associates, on behalf of FP Overlook, LLC**, filed an application with The City of Oklahoma City to change the zoning designation of the property to SPUD-1586 Simplified Planned Unit Development District. The City Council will consider this zoning application at a public hearing on January 30, 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 part of the Southwest Quarter (SW/4) of Section Fifteen (15), Township Thirteen (13) North, Range Four (4) West of the Indian Meridian, Oklahoma County, Oklahoma, being more particularly described as follows: Beginning at the Northwest Corner of said Southwest Quarter; Thence South 00°14'30" East on the West line of said Southwest Quarter for a distance of 402.90 feet; Thence South 75°47'20" East for a distance of 124.17 feet; Thence North 71°07'16" East for a distance of 56.01 feet; Thence North 23°25'22" East for a distance of 58.32 feet; Thence South 85°21'38" East for a distance of 33.49 feet; Thence North 71°27'04" East for a distance of 74.77 feet; Thence South 68°14'58" East for a distance of 110.73 feet; Thence North 29°10'39" East for a distance of 76.02 feet; Thence North 57°09'35" East for a distance of 70.68 feet; Thence North 14°40'12" East for a distance of 74.67 feet; Thence North 37°06'49" East for a distance of 131.60 feet; Thence North 61°03'56" East for a distance of 115.75 feet; Thence South 48°31'56" East for a distance of 57.39 feet; Thence South 65°13'30" East for a distance of 42.95 feet; Thence North 24°00'47" East for a distance of 109.26 feet to the North line of said SW/4; Thence due West on the North line of said SW/4 for a distance of 824.41 (827.90 calculated) 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 2nd day of January 2024.

SEAL

*Amy K. Simpson*

Amy K. Simpson, City Clerk



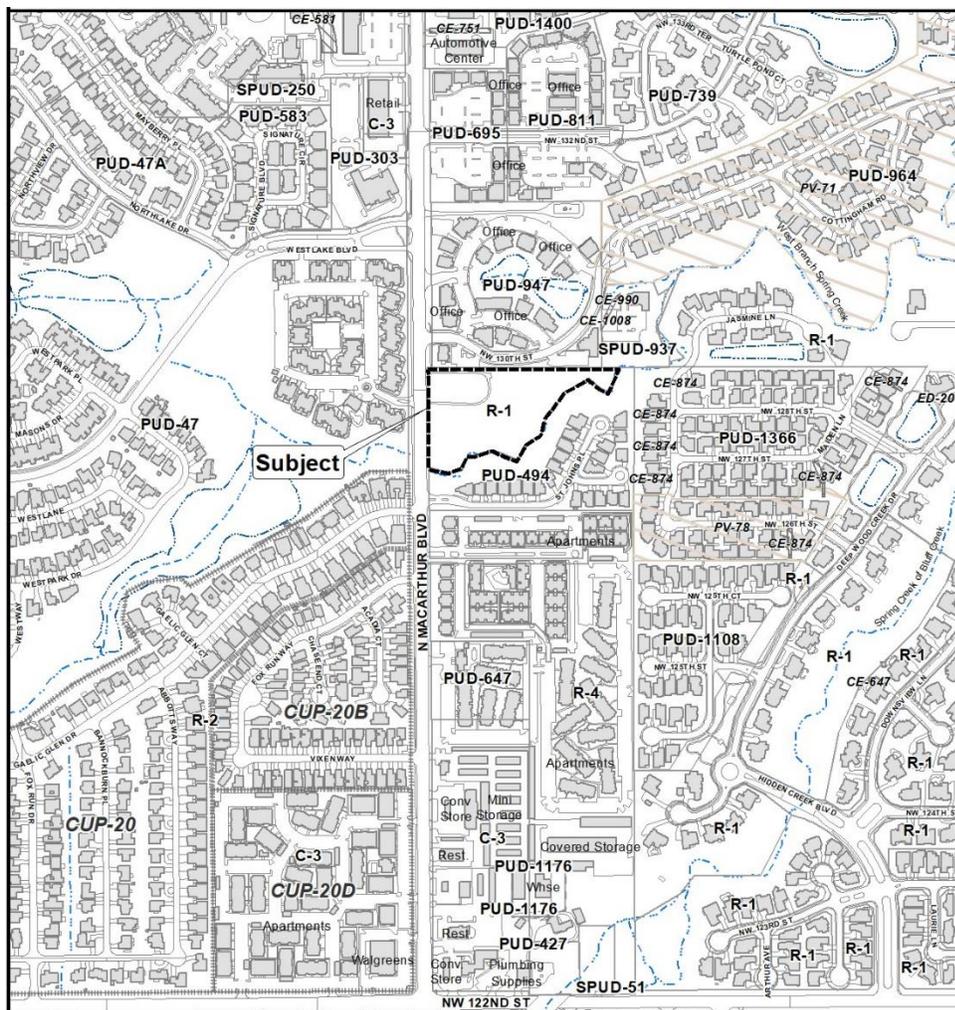
**PROPOSED ZONING CHANGE:**

**CASE NUMBER: SPUD-1586**

**FROM:** R-1 Single-Family Residential District

**TO:** SPUD-1586 Simplified Planned Unit Development District

**ADDRESS OF PROPERTY:** 12800 North MacArthur Boulevard



**PROPOSED USE:** The purpose of this request is to allow office and 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

(405) 297-2495

(405) 297-2289

[subdivisionandzoning@okc.gov](mailto:subdivisionandzoning@okc.gov)

# FOR PUBLICATION ONLY

CASE NUMBER: SPUD-1586

**LOCATION:** 12800 North MacArthur Boulevard

**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-1586 Simplified Planned Unit Development District from R-1 Single-Family Residential District. A public hearing will be held by the City Council on January 30, 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 SPUD Simplified Planned Unit Development District would be extended to include the following described property:

## **LEGAL DESCRIPTION:**

A part of the Southwest Quarter (SW/4) of Section Fifteen (15), Township Thirteen (13) North, Range Four (4) West of the Indian Meridian, Oklahoma County, Oklahoma, being more particularly described as follows: Beginning at the Northwest Corner of said Southwest Quarter; Thence South 00°14'30" East on the West line of said Southwest Quarter for a distance of 402.90 feet; Thence South 75°47'20" East for a distance of 124.17 feet; Thence North 71°07'16" East for a distance of 56.01 feet; Thence North 23°25'22" East for a distance of 58.32 feet; Thence South 85°21'38" East for a distance of 33.49 feet; Thence North 71°27'04" East for a distance of 74.77 feet; Thence South 68°14'58" East for a distance of 110.73 feet; Thence North 29°10'39" East for a distance of 76.02 feet; Thence North 57°09'35" East for a distance of 70.68 feet; Thence North 14°40'12" East for a distance of 74.67 feet; Thence North 37°06'49" East for a distance of 131.60 feet; Thence North 61°03'56" East for a distance of 115.75 feet; Thence South 48°31'56" East for a distance of 57.39 feet; Thence South 65°13'30" East for a distance of 42.95 feet; Thence North 24°00'47" East for a distance of 109.26 feet to the North line of said SW/4; Thence due West on the North line of said SW/4 for a distance of 824.41 (827.90 calculated) feet to the point or place of beginning.

**PROPOSED USE:** The purpose of this request is to allow office and 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 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 2nd day of January 2024.

SEAL

Amy K. Simpson, City Clerk

