

ORDINANCE NO. _____

AN ORDINANCE AMENDING CHAPTER 59, SECTION 5150, OF THE OKLAHOMA CITY MUNICIPAL CODE, 2020, TO ESTABLISH A SPECIAL PERMIT TO ALLOW USE UNIT 8350.13 SCRAP OPERATIONS IN THE I-3 HEAVY INDUSTRIAL DISTRICT AND DECLARING AN EMERGENCY.

EMERGENCY ORDINANCE

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF OKLAHOMA CITY:

SECTION 1. That Chapter 59, Section 5150, of the Oklahoma City Municipal Code, 2020, be amended to establish a Special Permit to allow use unit 8350.13 Scrap Operations in the I-3 Heavy Industrial District, as shown upon the District Map to include therein the following described property:

A part of the Southwest Quarter (SW/4) of Section THIRTY-FIVE (35), Township TWELVE (12) North, Range THREE (3) West of the Indian Meridian, Oklahoma County, Oklahoma, being more particularly described as follows: COMMENCING at the Southeast Corner of the Southwest Quarter of said Section 35; THENCE North 00°07'32" East, along the East line of said Southwest Quarter, a distance of 33.00 feet to the POINT OF BEGINNING; THENCE North 88°48'28" West, parallel with the South line of the Southwest Quarter of said Section 35, a distance of 324.96 feet; THENCE North 00°07'32" East, parallel with the East line of said Southwest Quarter, a distance of 897.73 feet to the Northeast Corner of the tract of land described in WARRANTY DEED recorded in Book 4,802, Page 156 of the Oklahoma County Clerk's Office; THENCE North 88°48'28" West, parallel with the South line of the Southwest Quarter of said Section 35 and along the North line of the tract of land described in said WARRANTY DEED recorded in Book 4,802, Page 156, a distance of 710.46 feet to the East Right of Way line of Lottie Avenue; THENCE North 00°12'32" East, along the East Right-of-Way line of Lottie Avenue, a distance of 288.61 feet; THENCE North 53°22'32" East a distance of 31.52 feet to a point of curvature; THENCE Northeasterly along a curve to the right having a radius of 686.27 feet (said curve subtended by a chord bearing North 69°28'33" East a distance of 403.56 feet) and an arc distance of 409.63 feet to a point of intersection with a tangent curve; THENCE North 86°34'32" East a distance of 633.13 feet to a point on the East line of the Southwest Quarter of said Section 35; THENCE South 00°07'32" West, along the East line of said Southwest Quarter of said Section 35, a distance of 1,406.00 feet to the POINT OR PLACE OF BEGINNING.

AND A tract of land being a part of the South Half (S/2) of the Southwest Quarter (SW/4) of Section Thirty-five (35), Township Twelve (12) North, Range Three (3) West of the Indian Meridian, Oklahoma County, Oklahoma, more particularly described as follows: Commencing at a point 324.64 feet West of the Southeast corner of the Southwest Quarter (SW/4) of said Section 35; Thence North 01°04'00" West a distance of 33.02 feet to the Point or Place of Beginning; Thence North a distance of 353.00 feet; Thence West a distance of 555.00 feet; Thence South a distance of 353.00 feet; Thence East a distance of 555.00 feet to the Point or Place of Beginning.

SECTION 2. Conditions. This Special Permit is adopted subject to and contingent upon the following condition, to-wit:

1. The operation shall conform to the "Conditions" of the Program Description.

SECTION 3. (EMERGENCY) WHEREAS, it being immediately necessary for the preservation of the peace, health, safety, and public good of Oklahoma City and the inhabitants thereof that the provisions of this ordinance be put into full force and effect, an emergency is hereby declared to exist by reason whereof this ordinance shall take effect, and be in full force from and after its passage, as provided by law.

INTRODUCED AND READ in open meeting of the Council of The City of Oklahoma City, Oklahoma, on this 11TH day of FEBRUARY, 2025.

PASSED by the Council and **SIGNED** by the Mayor of The City of Oklahoma City, Oklahoma, this _____ day of _____, 20____.

ATTEST:

CITY CLERK

MAYOR

REVIEWED for form and legality.



ASSISTANT MUNICIPAL COUNSELOR

Special Permit Program Description

Amended February 5, 2025

This Special Permit is brought on behalf of the Applicant, Standard Iron & Metal Co., Inc., and Scrap Management Industries, to use the properties located at 1501 E. Reno Ave. and 1315 E. Reno Ave. (collectively referenced as “Property”) as a scrap operation, including scrap of recyclable materials and outdoor storage. Metal products will be shredded on site and delivered to a purchaser.

The Property is surrounded by the following zoning districts and uses:

North: I-3 / Railroad

South: I-3 / Industrial development

East: I-3 / Undeveloped

West: I-3 / Industrial development

The existing structure shall remain. A sight-proof fence shall be installed along the arterial frontage where outdoor material is stored. The following conditions shall also be included with this Application:

Hours of Operation:

- The facility shall be open to the public Monday through Friday from 7:30 a.m. to 4:30 p.m., and Saturday from 7:30 a.m. to 12:00 p.m.
- The mill will operate from 9:00 a.m. until 4:00 p.m. on weekdays and not on the weekends.
- Maintenance of the equipment after public hours may continue after operation of the mill ceases

Scrap Management Industries (SMI) works to ensure that the safety of employees and site visitors is of paramount importance, and this includes the safety of the neighbors as well. Within metals recycling, explosions can happen because of certain materials coming onto the yard and being unintentionally processed, so recycling facilities and feeder yards implement certain processes to ensure these events are minimized and mitigated as much as possible. Said procedures are as follows:

- Cameras are in place on the scales to document each load, which allows scale house personnel to briefly inspect the loads to ensure loads do not have any hazardous materials. (Checkpoint #1)
- SMI personnel are used at the scale house to get better visual affirmations and document findings about loads coming in. Scale house personnel will walk around the load and inspect the material to the best of their ability. (Checkpoint #2) If any sealed container is found, the customer is informed and is required to take that container with them upon leaving the yard.

- There are load checkers in the shredder area. One on the ground (Checkpoint #3) and one on the front-end loader (Checkpoint #4). If a sealed container is found the scale personnel and buyer are notified via radio or cell phone that a sealed container has been unloaded. The scale personnel and buyer will notify the customer the unit will be returned to them.
- SMI personnel specifically look for high pressure gas cylinders, batteries, unopened barrels/containers, air bottles, hydraulic cylinders, propane tanks, and aerosol cans. Suspected hazardous material is spread out on the ground for further inspection. If the material is found to be hazardous, it is reported to the customer as well as the scale house, returned to the customer for removal, and rejected.
- When a car or a load of cars comes in, SMI personnel confirm that fluids have been drained, and the battery is removed. If the car is compressed natural gas, electric, or powered by fuel other than diesel or gasoline, appropriate review and determination is made as to whether the material can be handled properly. If these criteria are not met, the load is rejected.
- Vehicles that come from salvage dealers are often flattened. It is unlikely that a sealed container will survive a flattening process. For vehicles which have not been flattened SMI personnel are instructed to pry the trunk open or remove the trunk lid to check for unacceptable material. The vehicle is turned upside down and the gas tanks are removed prior to being put into the shredder.
- Despite these precautions if there is an explosion SMI will investigate and document the matter and take the appropriate corrective actions to address it.

All other City, County, State, and Federal regulations shall be met and adhered to. It is SMI's full intent to be a good citizen of the community and therefore we are willing to meet with neighbors to communicate our policies and practices and to answer their questions.