

CASE NUMBER: PUD-2031

This notice is to inform you that **Mark W. Zitzow, Johnson & Associates, on behalf of Henry Dewberry**, filed an application with The City of Oklahoma City to change the zoning designation of the property to PUD-2031 Planned Unit Development District. The City Council will consider this zoning application at a public hearing on November 19, 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:

The North Half (N/2) of the West Half (W/2) of the Northeast Quarter (NE/4) of the Northwest Quarter (NW/4) of Section 26, Township 13 North, Range 3 West, of the Indian Meridian, Oklahoma County, Oklahoma as described in Book 7,166, Page 1,400, Oklahoma County, Oklahoma.

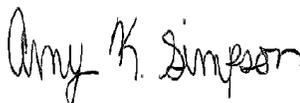
Your property is not included within the area proposed to be rezoned. This notice is being provided to you because you own property nearby.

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 22nd day of October 2024.

SEAL


Amy K. Simpson, City Clerk



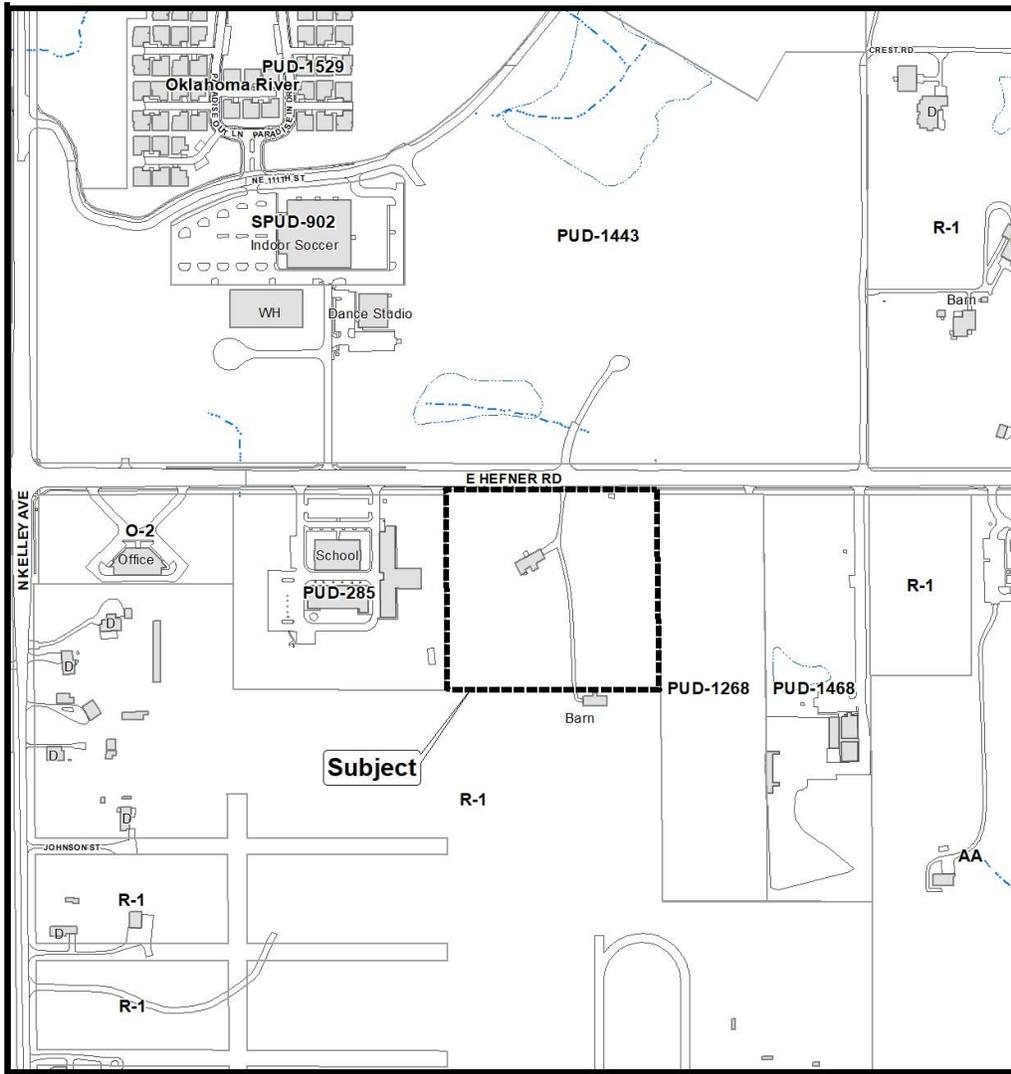
PROPOSED ZONING CHANGE:

CASE NUMBER: PUD-2031

FROM: R-1 Single-Family Residential District

TO: PUD-2031 Planned Unit Development District

ADDRESS OF PROPERTY: 1328 East Hefner Road



PROPOSED USE: The purpose of this application 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

FOR PUBLICATION ONLY

CASE NUMBER: PUD-2031

LOCATION: 1328 East Hefner 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-2031 Planned Unit Development District from R-1 Single-Family Residential District. A public hearing will be held by the City Council on November 19, 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 PUD Planned Unit Development District would be extended to include the following described property:

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PROPOSED USE: The purpose of this application 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 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 22nd day of October 2024.

SEAL

Amy K. Simpson, City Clerk

