

CASE NUMBER: PC-10948

This notice is to inform you that **Mark W. Zitzow, Johnson & Associates, on behalf of Matt & Jane Hoffman Revocable Trust**, filed an application with the City of Oklahoma City to change the zoning designation of their property to the R-1 Single-Family Residential District. The City Council will consider this zoning application at a public hearing on November 5, 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:

A tract of land located in the SW ¼ of Sec. 4, T13N, R3W, I.M. Oklahoma County, Oklahoma being more particularly described as follows: COMMENCING at the NW corner of said SW ¼; THENCE N89°04'35"E along the north line of said SW ¼ a distance of 1,090.13 ft. to the POINT OF BEGINNING; THENCE Continuing N89°04'35"E along the north line of said SW ¼ a distance of 242.50 ft; THENCE S00°09'16"E a distance of 281.02 ft; THENCE S37°30'08"E a distance of 73.52 ft; THENCE S45°12'11"E a distance of 79.33 ft; THENCE N85°08'25"W a distance of 361.66 ft. to a point on a non-tangential curve; THENCE Along said curve to the left having a radius of 125.00 ft. for an arc length of 131.75 ft. (the chord of said curve bears N29°48'20"E a distance of 125.73 ft.); Thence N00°23'20"W a distance of 30.00 ft. to a point of curve; THENCE Along said curve to the left having a radius of 125.00 ft. for an arc length of 109.15 ft. (The chord of said curve bears N25°24'17"W a distance of 105.72 ft.); THENCE N00°23'20"W a distance of 126.10 ft. to the POINT OF BEGINNING.

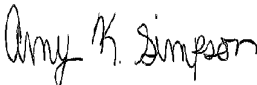
Your property is not included within the area proposed to be rezoned. This notice is being provided to you because you own property nearby.

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 8th day of October 2024.

SEAL


Amy K. Simpson, City Clerk



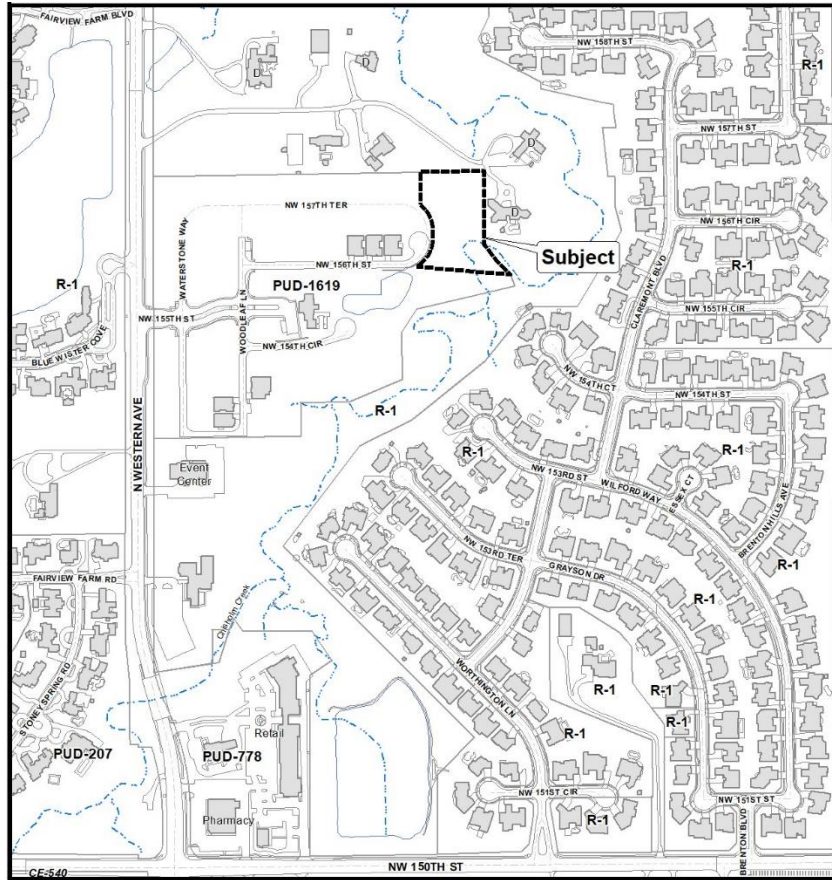
PROPOSED ZONING CHANGE:

CASE NUMBER: PC-10948

FROM: PUD-1619 Planned Unit Development District

TO: R-1 Single-Family Residential District

ADDRESS OF PROPERTY: 15710 North Western Avenue



PROPOSED USE: The purpose of this request is to allow a residence.

BRIEF DESCRIPTION OF PROPOSED ZONING DISTRICT:

R-1 Single-Family Residential District is the most restrictive residential district. The principal use is single-family residential with provisions for related recreational, religious and educational facilities that are normally required to provide the basic elements of a balanced and attractive residential area.

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: PC-10948

LOCATION: 15710 North Western 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 R-1 Single-Family Residential District from the PUD-1619 Planned Unit Development District. A public hearing will be held by the City Council on November 5, 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 R-1 Single-Family Residential District would be extended to include the following described property:

LEGAL DESCRIPTION:

A tract of land located in the SW ¼ of Sec. 4, T13N, R3W, I.M. Oklahoma County, Oklahoma being more particularly described as follows: COMMENCING at the NW corner of said SW ¼; THENCE N89°04'35"E along the north line of said SW ¼ a distance of 1,090.13 ft. to the POINT OF BEGINNING; THENCE Continuing N89°04'35"E along the north line of said SW ¼ a distance of 242.50 ft; THENCE S00°09'16"E a distance of 281.02 ft; THENCE S37°30'08"E a distance of 73.52 ft; THENCE S45°12'11"E a distance of 79.33 ft; THENCE N85°08'25"W a distance of 361.66 ft. to a point on a non-tangential curve; THENCE Along said curve to the left having a radius of 125.00 ft. for an arc length of 131.75 ft. (the chord of said curve bears N29°48'20"E a distance of 125.73 ft.); Thence N00°23'20"W a distance of 30.00 ft. to a point of curve; THENCE Along said curve to the left having a radius of 125.00 ft. for an arc length of 109.15 ft. (The chord of said curve bears N25°24'17"W a distance of 105.72 ft.); THENCE N00°23'20"W a distance of 126.10 ft. to the POINT OF BEGINNING.

PROPOSED USE: The purpose of this request is to allow a residence.

BRIEF DESCRIPTION OF PROPOSED ZONING DISTRICT:

R-1 Single-Family Residential District is the most restrictive residential district. The principal use is single-family residential with provisions for related recreational, religious and educational facilities that are normally required to provide the basic elements of a balanced and attractive residential area.

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 8th day of October 2024.

SEAL

Amy K. Simpson, City Clerk

