

CASE NUMBER: SPUD-1392

This notice is to inform you that **Smoking Oaks Addition, Inc.** filed an application with The City of Oklahoma City to change the zoning designation of the property to the SPUD-1392 Simplified Planned Unit Development District. The City Council will consider this zoning application at a public hearing on April 26, 2022. 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.**

To review copy of the Proposed Master Design Statement for this SPUD visit www.okc.gov/districts.

LEGAL DESCRIPTION:

A tract of land being a part of the Northeast Quarter (NE/4) of Section Fourteen (14), Township Eleven (11) North, Range Three (3) West of the Indian Meridian, Oklahoma City, Oklahoma County, Oklahoma, and being more particularly described as follows: Commencing at the Northeast (NE) Corner of said Northeast Quarter (NE/4); Thence South 00°10'50" East, along and with the East line of said Northeast Quarter (NE/4), a distance of 967.00 feet Thence South 89°41'12" West, departing said East line, a distance of 49.84 feet to a point on the West line of an easement in favor of the State of Oklahoma recorded in Book 372, Page 476, said point being The Point of Beginning Thence South 00°10'50" East, departing said West line, a distance of 306.55 feet Thence South 32°45'00" West, a distance of 126.42 feet Thence South 89°41'12" West, a distance of 467.84 feet Thence North 00°10'50" West; a distance of 412.50 feet Thence North 89°41'12" East, a distance of 536.56 feet to the Point of Beginning.

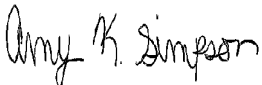
Your property is not included within the area proposed to be rezoned. This notice is being provided to you because you own property nearby.

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 29th day of March, 2022

SEAL


Amy Simpson, City Clerk



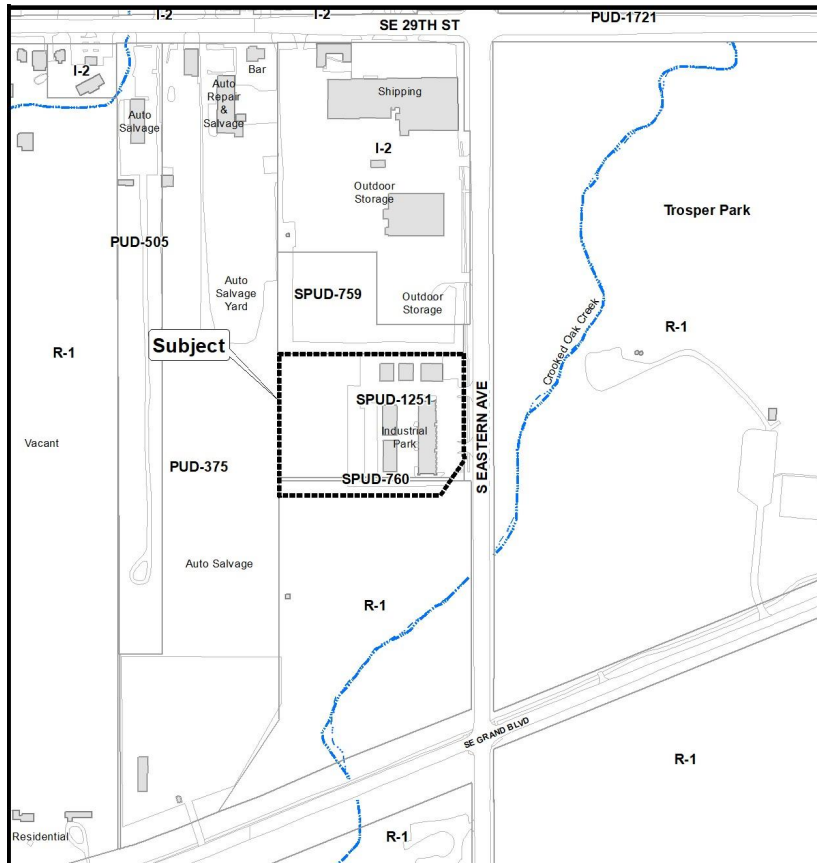
PROPOSED ZONING CHANGE:

CASE NUMBER: SPUD-1392

FROM: R-1 Single-Family Residential District, SPUD-760 Simplified Planned Unit Development District and SPUD-1251 Simplified Planned Unit Development District.

TO: SPUD-1392 Simplified Planned Unit Development District

ADDRESS OF PROPERTY: 3301 South Eastern Avenue



PROPOSED USE: The purpose of this request is to expand an existing industrial and commercial development.

BRIEF DESCRIPTION OF PROPOSED ZONING DISTRICT:

This site will be developed in accordance with the regulation of the modified **I-2 Moderate Industrial District** (OKC Zoning Ordinance, 2020).

Should you have any questions or concerns regarding this application please call:

**The City of Oklahoma City
Development Services Department
420 West Main Street, Suite 910
Oklahoma City, Oklahoma 73102**

(405) 297-2623 • (405) 297-2495 • (405) 297-2289 • (405) 297-3908

TDD (405) 297-2020

subdivisionandzoning@okc.gov

FOR PUBLICATION ONLY

CASE NUMBER: SPUD-1392

LOCATION: 3301 South Eastern 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 SPUD Simplified Planned Unit Development District from the R-1 Single-Family Residential District, SPUD-760 Simplified Planned Unit Development District and SPUD-1251 Simplified Planned Unit Development District. A public hearing will be held by the City Council on April 26, 2022. **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.**

To review copy of the Proposed Master Design Statement for this SPUD visit www.okc.gov/districts.

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:

A tract of land being a part of the Northeast Quarter (NE/4) of Section Fourteen (14), Township Eleven (11) North, Range Three (3) West of the Indian Meridian, Oklahoma City, Oklahoma County, Oklahoma, and being more particularly described as follows: Commencing at the Northeast (NE) Corner of said Northeast Quarter (NE/4); Thence South 00°10'50" East, along and with the East line of said Northeast Quarter (NE/4), a distance of 967.00 feet Thence South 89°41'12" West, departing said East line, a distance of 49.84 feet to a point on the West line of an easement in favor of the State of Oklahoma recorded in Book 372, Page 476, said point being The Point of Beginning Thence South 00°10'50" East, departing said West line, a distance of 306.55 feet Thence South 32°45'00" West, a distance of 126.42 feet Thence South 89°41'12" West, a distance of 467.84 feet Thence North 00°10'50" West; a distance of 412.50 feet Thence North 89°41'12" East, a distance of 536.56 feet to the Point of Beginning.

PROPOSED USE: The purpose of this request is to expand an existing industrial and commercial development.

BRIEF DESCRIPTION OF PROPOSED ZONING DISTRICT:

This site will be developed in accordance with the regulation of the modified **I-2 Moderate Industrial 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.

Dated this 29th day of March, 2022

SEAL

Amy Simpson, City Clerk

For further information call 297-3908

TDD 297-2020

