

**CASE NUMBER: SPUD-1428**

This notice is to inform you that Mark Zitzow, Johnson & Associates, on behalf of Harbor Homes, Inc., filed an application with The City of Oklahoma City to change the zoning designation of the property to the SPUD-1428 Simplified Planned Unit Development District. The City Council will consider this zoning application at a public hearing on September 27, 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](http://www.okc.gov/districts).

**LEGAL DESCRIPTION:**

A tract of land in the Southeast Quarter (SE/4) of Section Thirty-One (31), Township Twelve (12) North, Range Five (5) West of the Indian Meridian, Canadian County, Oklahoma, being more particularly described as follows: Commencing at the Southeast corner of the SE/4 of Section 31, Township 12 North, Range 5 West of the Indian Meridian; THENCE N0°01'52"E along the East line of said SE/4 a distance of 1038.40 feet; THENCE N89°58'08"W a distance of 50.00 feet to a point on the West right-of-way line of State Highway 92 and the point of the beginning; THENCE continuing N89°58'08"W a distance of 598.00 feet; THENCE N0°01'52"E and parallel with the East line of said SE/4 a distance of 267.50 feet to the Southwest corner of platted THE SPRINGS AT SETTLER'S RIDGE ADDITION; THENCE N89°11'42"E along the South line of said THE SPRINGS AT SETTLER'S RIDGE ADDITION a distance of 573.06 feet; THENCE S45°23'13"E along a southeasterly line of said THE SPRINGS AT SETTLER'S RIDGE ADDITION, a distance of 35.10 feet; THENCE S0°01'52"E and parallel with the East line of said SE/4 a distance of 251.23 feet to the point of beginning.

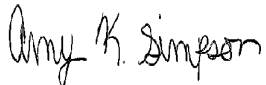
**Your property is not included within the area proposed to be rezoned. This notice is being provided to you because you own property nearby.**

**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 30th day of August, 2022

SEAL

  
Amy Simpson, City Clerk



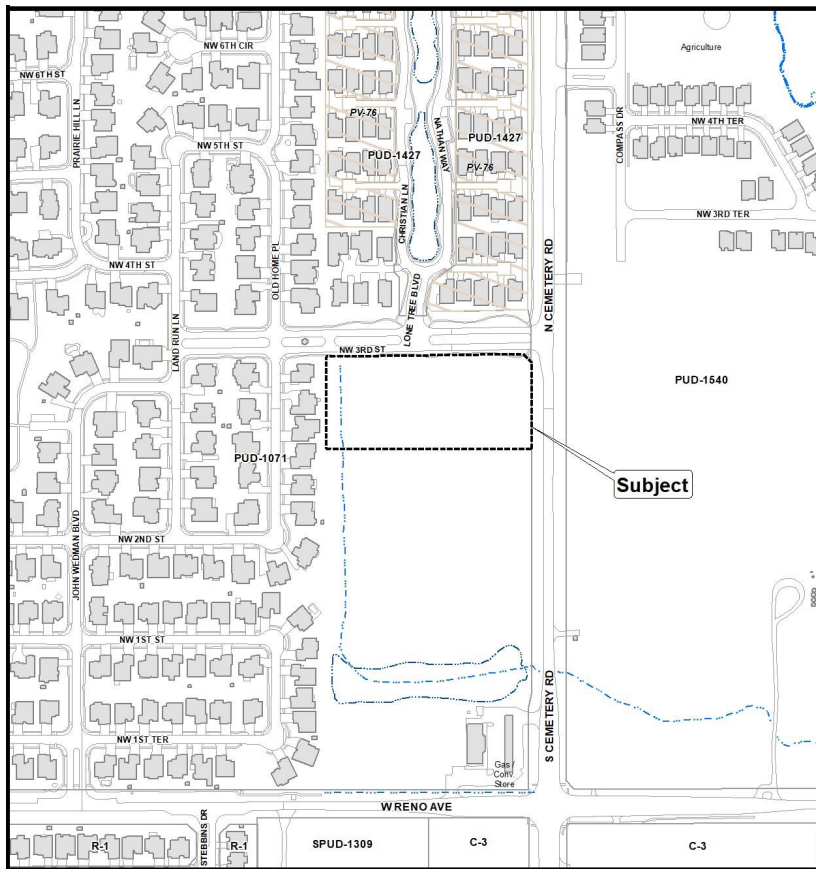
**PROPOSED ZONING CHANGE:**

**CASE NUMBER:** SPUD-1428

**FROM:** PUD-1071 Planned Unit Development District

**TO:** SPUD-1428 Simplified Planned Unit Development District

**ADDRESS OF PROPERTY:** 325 North Cemetery Road



**PROPOSED USE:** The purpose of this request is to permit a two-family residential development.

**BRIEF DESCRIPTION OF PROPOSED ZONING DISTRICT:**

This site will be developed in accordance with the regulation of the modified **R-2 Medium-Low Density 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 • (405) 297-3908**

**TDD (405) 297-2020**

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

# FOR PUBLICATION ONLY

CASE NUMBER: SPUD-1428

**LOCATION:** 325 North Cemetery 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 the SPUD Simplified Planned Unit Development District from the PUD-1071 Planned Unit Development District. A public hearing will be held by the City Council on September 27, 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](http://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 in the Southeast Quarter (SE/4) of Section Thirty-One (31), Township Twelve (12) North, Range Five (5) West of the Indian Meridian, Canadian County, Oklahoma, being more particularly described as follows: Commencing at the Southeast corner of the SE/4 of Section 31, Township 12 North, Range 5 West of the Indian Meridian; THENCE N0°01'52"E along the East line of said SE/4 a distance of 1038.40 feet; THENCE N89°58'08"W a distance of 50.00 feet to a point on the West right-of-way line of State Highway 92 and the point of the beginning; THENCE continuing N89°58'08"W a distance of 598.00 feet; THENCE N0°01'52"E and parallel with the East line of said SE/4 a distance of 267.50 feet to the Southwest corner of platted THE SPRINGS AT SETTLER'S RIDGE ADDITION; THENCE N89°11'42"E along the South line of said THE SPRINGS AT SETTLER'S RIDGE ADDITION a distance of 573.06 feet; THENCE S45°23'13"E along a southeasterly line of said THE SPRINGS AT SETTLER'S RIDGE ADDITION, a distance of 35.10 feet; THENCE S0°01'52"E and parallel with the East line of said SE/4 a distance of 251.23 feet to the point of beginning.

**PROPOSED USE:** The purpose of this request is to permit a two-family residential development.

## **BRIEF DESCRIPTION OF PROPOSED ZONING DISTRICT:**

This site will be developed in accordance with the regulation of the modified **R-2 Medium-Low Density 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 30th day of August, 2022

SEAL

Amy Simpson, City Clerk

For further information call 297-3908

TDD 297-2020

