

**CASE NUMBER: PUD-1856**

This notice is to inform you that **Jason Spencer, on behalf of The Oaks**, filed an application with The City of Oklahoma City to change the zoning designation of the property to the PUD-1856 Planned Unit Development District. The City Council will consider this zoning application at a public hearing on February 1, 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 PUD visit [www.okc.gov/districts](http://www.okc.gov/districts).

**LEGAL DESCRIPTION:**

A tract of land located in the South Half (S/2) of the Southwest Quarter (SW/4) of Section 30, Township 13 North, Range 2 West, Indian Meridian, Oklahoma County, Oklahoma, and described by metes and bounds as follows.

BEGINNING at the Southwest Corner of said Section 30 ; Thence North 00°21'11" West along the west line of said Section 30 a distance of 1319.40 feet to the Northwest Corner of said S/2 SW/4; Thence North 89°33'34" East along the north line of said S/2 SW/4 a distance of 1093.45 feet; Thence South 00°21'11" East a distance of 1244.80 feet to a point on the north Right-of-Way line of Britton Road; Thence South 89°34'39" West along the north Right-of-Way line of Britton Road a distance of 43.54 feet; Thence South 00°25'11" East a distance of 75.00 feet to a point on the south line of said Section 30; Thence south 89°34'49" West along said south line a distance of 1050.00 feet to the Point of Beginning;  
said described tract containing 33.05 acres, more or less.

AND

A tract of a land in the South Half (S/2) of the Southwest Quarter (SW/4) of Section Thirty (30), Township Thirteen (13) North, Range Two (2) West, I.M., Oklahoma County, Oklahoma, LESS and EXCEPT the right-of-way for Interstate 35, and LESS and EXCEPT the following tract, being described by metes and bounds as Follows:

Beginning at the Southwest Corner (SW/C) of the Southwest Quarter (SW/4); thence North 00°21'11" West, along the West line of said Southwest Quarter (SW/4) a distance of 1319.40 feet to the Northwest Corner (NW/C) of said South Half (S/2), Southwest Quarter (SW/4); thence North 89°33'34" East, along the North line of said South Half (S/2), Southwest Quarter (SW/4) A distance of 1093.45 feet ; thence South 00°21'11" East, parallel to the West line of said Southwest Quarter (SW/4) a distance of 1244.81 feet to a point on the West right-of-way line of Interstate Highway 35; thence South 89° 34'49" West along said West right-of-way line a distance of 43.53 feet; thence South 00°26'11" East along the West right-of-way line distance of 75.00 feet to a point on the South line of said Southwest Quarter (SW/4) a distance of 1050.01 feet to the point of beginning Said described tract contains 1,439,857.5066 square feet or 33.0500 acres, more or less;

**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 4th day of January, 2022

SEAL

*Amy K. Simpson*

Amy Simpson, City Clerk

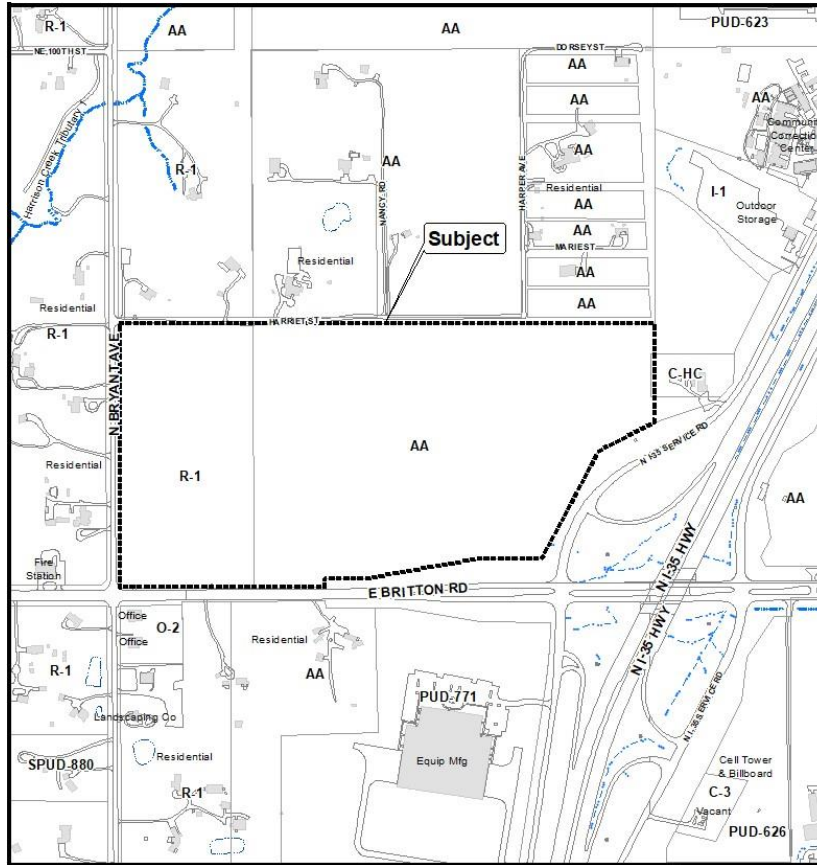


**CASE NUMBER:** PUD-1856

**FROM:** AA Agricultural District and R-1 Single-Family Residential District

**TO:** PUD-1856 Planned Unit Development District

**ADDRESS OF PROPERTY:** 3401 East Britton Road



**PROPOSED USE:** The purpose of this request is to permit a commercial and industrial development.

**BRIEF DESCRIPTION OF PROPOSED ZONING DISTRICT:**

**Tract 1:** This site will be developed in accordance with the regulation of the modified **I-2 Moderate Industrial District** (OKC Zoning Ordinance, 2020).

**Tract 2:** 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  
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](mailto:subdivisionandzoning@okc.gov)

# FOR PUBLICATION ONLY

CASE NUMBER: PUD-1856

**LOCATION:** 3401 East Britton 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 PUD Planned Unit Development District from the AA Agricultural District and R-1 Single-Family Residential District. A public hearing will be held by the City Council on February 1, 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 PUD visit [www.okc.gov/districts](http://www.okc.gov/districts).

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:

A tract of land located in the South Half (S/2) of the Southwest Quarter (SW/4) of Section 30, Township 13 North, Range 2 West, Indian Meridian, Oklahoma County, Oklahoma, and described by metes and bounds as follows.

BEGINNING at the Southwest Corner of said Section 30 ; Thence North 00°21'11" West along the west line of said Section 30 a distance of 1319.40 feet to the Northwest Corner of said S/2 SW/4; Thence North 89°33'34" East along the north line of said S/2 SW/4 a distance of 1093.45 feet; Thence South 00°21'11" East a distance of 1244.80 feet to a point on the north Right-of-Way line of Britton Road; Thence South 89°34'39" West along the north Right-of-Way line of Britton Road a distance of 43.54 feet; Thence South 00°25'11" East a distance of 75.00 feet to a point on the south line of said Section 30; Thence south 89°34'49" West along said south line a distance of 1050.00 feet to the Point of Beginning;  
said described tract containing 33.05 acres, more or less.

AND

A tract of a land in the South Half (S/2) of the Southwest Quarter (SW/4) of Section Thirty (30), Township Thirteen (13) North, Range Two (2) West, I.M., Oklahoma County, Oklahoma, LESS and EXCEPT the right-of-way for Interstate 35, and LESS and EXCEPT the following tract, being described by metes and bounds as Follows:

Beginning at the Southwest Corner (SW/C) of the Southwest Quarter (SW/4); thence North 00°21'11" West, along the West line of said Southwest Quarter (SW/4) a distance of 1319.40 feet to the Northwest Corner (NW/C) of said South Half (S/2), Southwest Quarter (SW/4); thence North 89°33'34" East, along the North line of said South Half (S/2), Southwest Quarter (SW/4) A distance of 1093.45 feet ; thence South 00°21'11" East, parallel to the West line of said Southwest Quarter (SW/4) a distance of 1244.81 feet to a point on the West right- of-way line of Interstate Highway 35; thence South 89° 34'49" West along said West right-of-way line a distance of 43.53 feet; thence South 00°26'11" East along the West right-of-way line distance of 75.00 feet to a point on the South line of said Southwest Quarter (SW/4) a distance of 1050.01

feet to the point of beginning Said described tract contains 1,439,857.5066 square feet or 33.0500 acres, more or less;

**PROPOSED USE:** The purpose of this request is to permit a commercial and industrial development.

**BRIEF DESCRIPTION OF PROPOSED ZONING DISTRICT:**

**Tract 1:** This site will be developed in accordance with the regulation of the modified **I-2 Moderate Industrial District** (OKC Zoning Ordinance, 2020).

**Tract 2:** 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 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 4th day of January, 2022

SEAL

For further information call 297-3908

Amy Simpson, City Clerk

TDD 297-2020

