

CASE NUMBER: PUD-1915

This notice is to inform you that David Box, Williams, Box, Forshee & Bullard PC, on behalf of The Dolese Company, filed an application with The City of Oklahoma City to change the zoning designation of the property to the PUD-1915 Planned Unit Development District. The City Council will consider this zoning application at a public hearing on December 20, 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.

LEGAL DESCRIPTION:

All of Block One (1), of ANTON H. CLASSEN'S NORTH BROADWAY ADDITION, also known as NORTH BROADWAY ADDITION, also known as CLASSEN'S NORTH BROADWAY ADDITION, to Oklahoma City, Oklahoma County, Oklahoma, according to the recorded plat thereof, consisting of all of Lots One (1) through Thirty-eight (38), both inclusive, the vacated East-West alley, as described in the Decree of Vacation recorded in Book 6105, Page 1560, the vacated North-South alley, as described in the Decree of Vacation recorded in Book 6357, Page 344, and the North Half (N/2) of that portion of vacated Northwest Fifteenth Street lying between the center of the vacated street and the South line of Block One (1), from the East line of North Broadway to the West line of the Atchison, Topeka and Santa Fe railroad right-of-way, together with the park lines and the strips of land, Thirty (30) feet in width, adjacent to Block One (1) thereto, as described in the Decree of Vacation recorded in Book 6105, Page 1560. AND All of Block Two (2), of ANTON H. CLASSEN'S NORTH BROADWAY ADDITION, also known as NORTH BROADWAY ADDITION, also known as CLASSEN'S NORTH BROADWAY ADDITION, to Oklahoma City, Oklahoma County, Oklahoma, according to the recorded plat thereof, consisting of all of Lots One (1) through Thirty eight (38), both inclusive, the vacated East-West alley, as described in the Decree of Vacation recorded in Book 6105, Page 1560, the vacated North- South alley, as described in the Decree of Vacation recorded in Book 6357, Page 344, and the South Half (S/2) of that portion of vacated Northwest Fifteenth Street lying between the center of the vacated street and the North line of Block Two (2), from the East line of North Broadway to the West line of the Atchison, Topeka and Santa Fe railroad right-of way, together with the park lines and the strips of land, Thirty (30) feet in width, adjacent to Block Two (2) thereto, as described in the Decree of Vacation recorded in Book 6105, Page 1560. AND All of Block Three (3), of ANTON H. CLASSEN'S NORTH BROADWAY ADDITION, also known as NORTH BROADWAY ADDITION, also known as CLASSEN'S NORTH BROADWAY ADDITION, to Oklahoma City, Oklahoma County, Oklahoma, according to the recorded plat thereof, consisting of all of Lots One (1) through Forty (40), both inclusive, the vacated East-West alley, as described in the Decree of Vacation recorded in Book 6105, Page 1560, and the vacated North-South alley, as described in the Decree of Vacation recorded in Book 6105, Page 1560. LESS & EXCEPT All of Lots Twenty-one (21) through Twenty-six (26) in Block Three (3), of ANTON H. CLASSEN'S NORTH BROADWAY ADDITION, also known as NORTH BROADWAY ADDITION, also known as CLASSEN'S NORTH BROADWAY ADDITION, to Oklahoma City, Oklahoma County, Oklahoma, according to the recorded plat thereof.

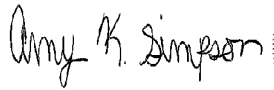
Your property is not included within the area proposed to be rezoned. This notice is being provided to you because you own property nearby.

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 November 2022

SEAL


Amy Simpson, City Clerk

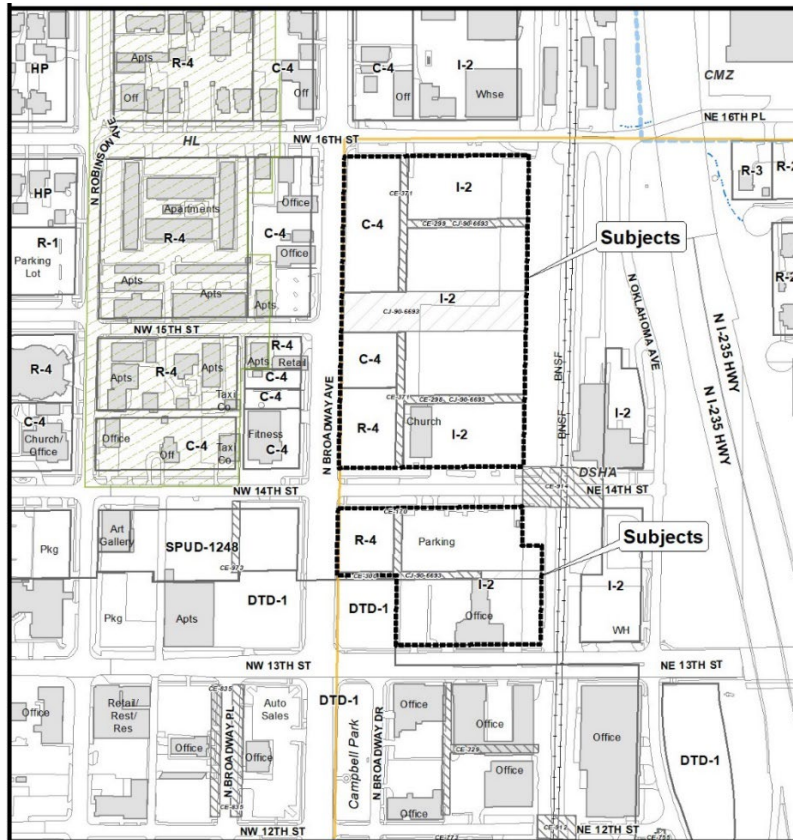


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FROM: I-2 Moderate Industrial District, C-4 General Commercial District, R-4 General Residential District, and the DSHA Downtown Scenic Highway Area Overlay District.

TO: PUD-1915 Planned Unit Development District, and the DSHA Downtown Scenic Highway Area Overlay District.

ADDRESS OF PROPERTY: 13 NW 13th Street



PROPOSED USE: The purpose of this request is to permit a mixed-residential, retail and office 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**, and the **DSHA Downtown Scenic Highway Area Overlay 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

FOR PUBLICATION ONLY

CASE NUMBER: PUD-1915

LOCATION: 13 NW 13th Street

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 I-2 Moderate Industrial District, C-4 General Commercial District, R-4 General Residential District, and the DSHA Downtown Scenic Highway Area Overlay District. A public hearing will be held by the City Council on December 20, 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.

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:

All of Block One (1), of ANTON H. CLASSEN'S NORTH BROADWAY ADDITION, also known as NORTH BROADWAY ADDITION, also known as CLASSEN'S NORTH BROADWAY ADDITION, to Oklahoma City, Oklahoma County, Oklahoma, according to the recorded plat thereof, consisting of all of Lots One (1) through Thirty-eight (38), both inclusive, the vacated East-West alley, as described in the Decree of Vacation recorded in Book 6105, Page 1560, the vacated North-South alley, as described in the Decree of Vacation recorded in Book 6357, Page 344, and the North Half (N/2) of that portion of vacated Northwest Fifteenth Street lying between the center of the vacated street and the South line of Block One (1), from the East line of North Broadway to the West line of the Atchison, Topeka and Santa Fe railroad right-of-way, together with the park lines and the strips of land, Thirty (30) feet in width, adjacent to Block One (1) thereto, as described in the Decree of Vacation recorded in Book 6105, Page 1560. AND All of Block Two (2), of ANTON H. CLASSEN'S NORTH BROADWAY ADDITION, also known as NORTH BROADWAY ADDITION, also known as CLASSEN'S NORTH BROADWAY ADDITION, to Oklahoma City, Oklahoma County, Oklahoma, according to the recorded plat thereof, consisting of all of Lots One (1) through Thirty eight (38), both inclusive, the vacated East-West alley, as described in the Decree of Vacation recorded in Book 6105, Page 1560, the vacated North- South alley, as described in the Decree of Vacation recorded in Book 6357, Page 344, and the South Half (S/2) of that portion of vacated Northwest Fifteenth Street lying between the center of the vacated street and the North line of Block Two (2), from the East line of North Broadway to the West line of the Atchison, Topeka and Santa Fe railroad right-of way, together with the park lines and the strips of land, Thirty (30) feet in width, adjacent to Block Two (2) thereto, as described in the Decree of Vacation recorded in Book 6105, Page 1560. AND All of Block Three (3), of ANTON H. CLASSEN'S NORTH BROADWAY ADDITION, also known as NORTH BROADWAY ADDITION, also known as CLASSEN'S NORTH BROADWAY ADDITION, to Oklahoma City, Oklahoma County, Oklahoma, according to the recorded plat thereof, consisting of all of Lots One (1) through Forty (40), both inclusive, the vacated East-West alley, as described in the Decree of Vacation recorded in Book 6105, Page 1560, and the vacated North-South alley, as described in the Decree of Vacation recorded in Book 6105, Page 1560. LESS & EXCEPT All of Lots Twenty-one (21) through Twenty-six (26) in Block Three (3), of ANTON H. CLASSEN'S NORTH BROADWAY ADDITION, also known as NORTH BROADWAY ADDITION, also known as CLASSEN'S NORTH BROADWAY ADDITION, to Oklahoma City, Oklahoma County, Oklahoma, according to the recorded plat thereof.

PROPOSED USE: The purpose of this request is to permit mixed-residential, retail and office 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, and the DSHA Downtown Scenic Highway Area Overlay 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 22nd day of November 2022

SEAL

For further information call 297-3908

Amy Simpson, City Clerk

TDD 297-2020

