



The City of Oklahoma City
Planning Department, Subdivision and Zoning
420 West Main Street, Suite 910, Oklahoma City, Oklahoma, 73102
Phone: (405) 297-2623 – Web: <https://www.okc.gov>

APPLICATION FOR REZONING

Redistricting

S. May Avenue Rezoning

Project Name

2607 S. May Avenue Oklahoma City, OK 73108

Address / Location of Property to be Rezoned

Rezoning to commercial from R-1

Purpose Statement / Proposed Development

C-3

Proposed Zoning District

Staff Use Only:

Case No.: PC

File Date:

Ward No.:

Nbhd. Assoc.:

School District:

Extg Zoning:

Overlay:

10651
22 Sep 22
6
Rockwood NA
OKC
R-1

Vacant

Present Use of Property

.32 Acres

ReZoning Area (Acres or Square Feet)

REQUIREMENTS FOR SUBMITTAL:

- ☐ 1.) One (1) Typed Legal Description of Proposed Rezoning area in MS Word file (.doc or .docx) format.
- ☐ 2.) One (1) copy of Recorded Deed(s), with Exhibit(s), listing current Property Owner in .pdf format.
- ☐ 3.) One (1) copy of Letter of Authorization from Property Owner listing Designated Representative, if Applicant is not the Property Owner of record.
- ☐ 4.) One (1) copy of Property Owners Report listing all property owners who own property within a 300-foot buffer area of the property to be rezoned. The list **MUST** include the mailing address and the legal description of their property and **MUST** be current to within 30 days of the date of submittal of the application. A minimum of 10 separate individual property owners is required. If there are less than 10 individual owners within the 300-foot buffer, the radius must be extended by increments of 100 feet until the list contains no less than 10 owners. Provide One (1) PDF (.pdf) file version, AND one (1) MS Excel (.xls or .xlsx) file version.
- ☐ 5.) One (1) Signed and Notarized copy of "Affirmation" that the Property Owners Report listings are true and correct unless the list is prepared by a Certified Abstractor or County official.
- ☐ 6.) Maps, Site Plan and, or Survey Exhibits must be Letter size (8.5" x 11"), 600dpi minimum resolution, and in a .pdf file format. Photographic file formats of drawings, maps, or other documents will not be accepted.
- ☐ 7.) A filing fee of \$1500.00 must be remitted within One (1) business day of submittal confirmation. (Online payment preferred.)

Property Owner Information (if other than Applicant):

Name

Mailing Address

City, State, Zip Code

Phone

Email

Mark Walther
Signature of Applicant

Mark Walther

Applicant's Name (please print)

2408 1/2 S. Woodward Ave.

Applicant's Mailing Address

Oklahoma City, OK 73108

City, State, Zip Code

405-882-7480

Phone

mark.walther37@yahoo.com

Email

Submit your Application by Email to Subdivisionandzoning@OKC.gov

Compressed files (.zip, etc..) or links to FileShare services (Dropbox, etc..) can not be accepted for security purposes.

General Warranty Deed

1.5[#] 30⁰⁰

THIS INDENTURE, Made this 14th day of September, 2006 between **First United Methodist Church of Owasso, Inc.**, party of the first part, hereinafter called party grantor (whether one or more) and **Mark F. Walther**, a single person, party of the second part, party grantee.

WITNESSETH: That in consideration of the sum of Ten and 00/100 ----- (\$10.00)-----DOLLARS, receipt of which is hereby acknowledged, said party grantor does, by these presents grant, bargain, sell and convey unto said party grantee, his heirs and assigns, all of the following described real estate situated in the County of Oklahoma, State of Oklahoma, to-wit:

Lots Seven (7), Eight (8), Nine (9), and Ten (10), in Block Seventeen (17), of STANDER'S BOULEVARD ADDITION to Oklahoma City, Oklahoma, as shown by the recorded plat thereof.

TO HAVE AND TO HOLD, together with all and singular the tenements, hereditaments and appurtenances thereunto belonging to or in any wise appertaining forever.

And said party grantor, heirs, executors and administrators, does hereby covenant, promise and agree to and with said party grantee, at the delivery of these presents, that is lawfully seized in their own right of an absolute and indefeasible estate of inheritance in fee simple, of and in all and singular the above granted and described premises, with the appurtenances; that the same are free, clear, and discharged and unencumbered of and from all former and other grants, titles, charges, estates, judgments, taxes, assessments and encumbrances of whatsoever nature and kind, EXCEPT: Easements and building restrictions of record and special assessments not yet due; and that party grantor will WARRANT AND FOREVER DEFEND the same unto the said party grantee, his heirs and assigns, against said party grantor, heirs and assigns and all and every person or persons whomsoever lawfully claiming, or to claim the same.

IN WITNESS WHEREOF, the said party grantor has hereunto set hand the day and year above written.

First United Methodist Church of Owasso, Inc

David Stein
David Stein, President of the Board of Trustees

STATE OF OKLAHOMA)

) ss.

COUNTY OF Tulsa)

Doc # 2006145003
Bk 10255
Pg 204-204
DATE 09/26/06 10:21:34
Filing Fee \$13.00
Documentary Tax \$30.00
State of Oklahoma
County of Oklahoma
Oklahoma County Clerk
Carolynn Caudill

Before me, the undersigned, a Notary Public, in and for said County and State, on this 14th day of September, 2006, personally appeared **David Stein, President of the Board of Trustees for First United Methodist Church of Owasso, Inc.** to me known to be the identical person(s) who executed the same within and foregoing instrument and acknowledged to me that they executed the same as their free and voluntary act and deed for the uses and purposes therein set forth.

My Commission Expires:

06-606
FIRST TULSA TITLE CO.
5801 E. 41ST ST. #504
TULSA, OK 74135



Krista Wolfe
Notary Public

30.00

11/3

LEGAL DESCRIPTION

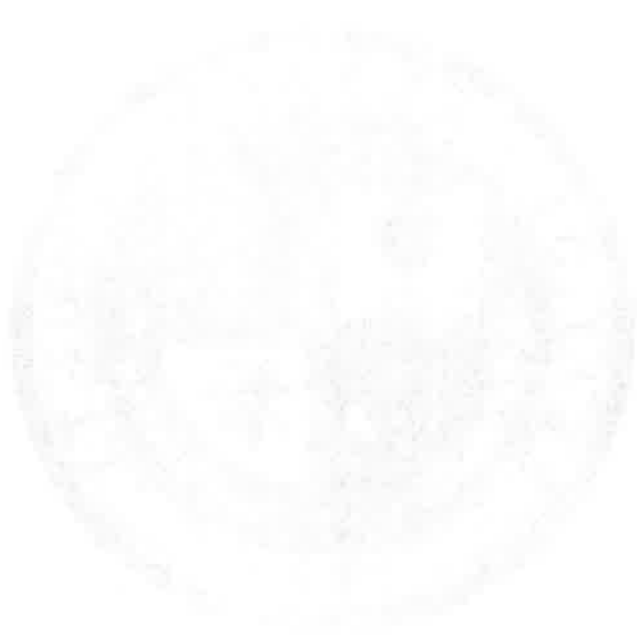
Lots seven (7), eight (8), nine (9), and ten (10) in Block Seventeen (17) of STANDER'S BOULEVARD ADDITION to Oklahoma City, Oklahoma, as shown by the recorded plat thereof.

Larry Stein Oklahoma County Assessor's Office



Ownership Radius Report

This Official Report is for Account Number R088771650 and is a 300-foot radius from the outside of the polygon. If the minimum number of different owners was not reached it was extended by 100-foot increments until the required number of different owners was reached, or the maximum distance was reached. This report does not constitute a legal survey or document, for definitive description of real property and ownership; consult the deeds recorded in the Oklahoma County Clerks Office. Official Record of this Certified Radius Report will expire 30 days from the date of creation stamped on the back of this sheet.



STATE OF OKLAHOMA }
COUNTY OF OKLA. } ss:

I, the duly elected, qualified and acting
County Assessor, in and for the County
and State aforesaid, do hereby certify that
the within and foregoing is a full, true and
complete copy of 300 ft Radon Report

filed in the office of the County Assessor
on the 21 day of Sept, 2022

Given under my hand and official seal this
21 day of Sept, 2022

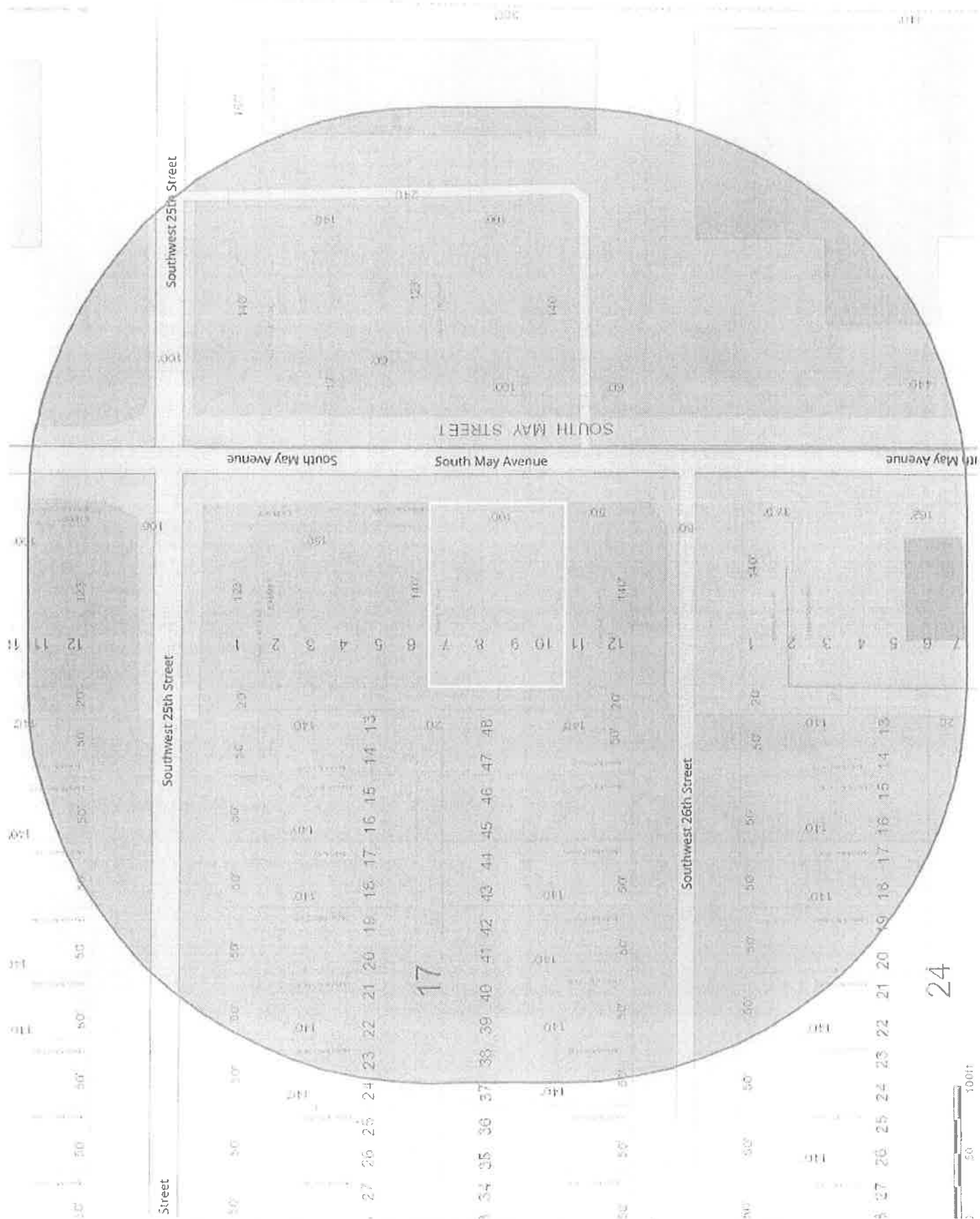
County Assessor
[Signature] Deputy

Oklahoma County Assessor's
300ft Radius Report
9/21/2022

accountno	name1	name2	mailingaddress1	Shape	city	state	zipcode	subname	block	lot	legal	location
R088774800	CONTINENTAL INVESTMENTS LLC		5030 N MAY AVE STE 255		OKLAHOMA CITY	OK	73112-6010	STANDERS BOULEVARD	024	000	STANDERS BOULEVARD 024 000 LOTS 47 & 48	2915 SW 27TH ST OKLAHOMA CITY
R088774750	FLORES RIOS JESUS	FLORES HERLINDA	2704 SW 43RD ST		OKLAHOMA CITY	OK	73119-3333	STANDERS BOULEVARD	024	000	STANDERS BOULEVARD 024 000 LOTS 45 & 46	2917 SW 27TH ST OKLAHOMA CITY
R088774130	GTA INVESTMENTS INC		850 BELMAR BLVD		NORMAN	OK	73071	STANDERS BOULEVARD	024	000	STANDERS BOULEVARD 024 000 \$12.5FT LOT 2 & ALL OF LOTS 3 THRU 8	2711 S MAY AVE OKLAHOMA CITY
R088774100	CHAVEZ FRANK X JR		509 STONEWELL BLVD		YUKON	OK	73099-5774	STANDERS BOULEVARD	024	000	STANDERS BOULEVARD 024 000 ALL LOT 1 & N12.5FT OF LOT 2	2701 S MAY AVE OKLAHOMA CITY
R088774275	LAMB GAYLE L		2914 SW 26TH ST		OKLAHOMA CITY	OK	73108-5602	STANDERS BOULEVARD	024	000	STANDERS BOULEVARD 024 000 LOTS 13 & 14	2914 SW 26TH ST OKLAHOMA CITY
R088774285	SWAFFORD JANICE LYNN		2916 SW 26TH ST		OKLAHOMA CITY	OK	73108-5602	STANDERS BOULEVARD	024	000	STANDERS BOULEVARD 024 000 LOTS 15 & 16	2916 SW 26TH ST OKLAHOMA CITY
R088774300	SWAFFORD JANICE LYNN		2916 SW 26TH ST		OKLAHOMA CITY	OK	73108-5602	STANDERS BOULEVARD	024	000	STANDERS BOULEVARD 024 000 LOTS 17 & 18	2920 SW 26TH ST OKLAHOMA CITY
R088774350	CHAVEZ CHANTAL	CHAVEZ MENDEZ DIEGO A	2924 SW 26TH ST		OKLAHOMA CITY	OK	73108-5602	STANDERS BOULEVARD	024	000	STANDERS BOULEVARD 024 000 LOTS 19 & 20	2924 SW 26TH ST OKLAHOMA CITY
R088774360	PATINO ELIZABETH		2929 SW 26TH ST		OKLAHOMA CITY	OK	73108-5601	STANDERS BOULEVARD	024	000	STANDERS BOULEVARD 024 000 LOTS 21 & 22	2928 SW 26TH ST OKLAHOMA CITY
R088774370	DANIEL WILLIAM J TRS	DANIEL WILLIAM J LIV TRUST	413 OLIPHANT AVE		NORMAN	OK	73026	STANDERS BOULEVARD	024	000	STANDERS BOULEVARD 024 000 LOTS 23 & 24	2932 SW 26TH ST OKLAHOMA CITY
R088771700	CHAVEZ FRANK A & L ROYALTY HOLDINGS LLC		4405 S OLIE AVE 5030 N MAY AVE STE 255		OKLAHOMA CITY	OK	73109-3440	STANDERS BOULEVARD	017	000	STANDERS BOULEVARD 017 000 LOTS 11 & 12	2615 S MAY AVE OKLAHOMA CITY
R088772040	ALLEN JOHN W & LYNDIA G		2915 SW 26TH ST		OKLAHOMA CITY	OK	73112-6010	STANDERS BOULEVARD	017	000	STANDERS BOULEVARD 017 000 LOTS 47 & 48	2913 SW 26TH ST OKLAHOMA CITY
R088772020	TORRES MANUEL		2921 SW 26TH ST		OKLAHOMA CITY	OK	73108-5601	STANDERS BOULEVARD	017	000	STANDERS BOULEVARD 017 000 LOTS 45 & 46	2915 SW 26TH ST OKLAHOMA CITY
R088772000	ANDINO GOMEZ SAMIR R		1702 N SHARTEL AVE, Unit C		OKLAHOMA CITY	OK	73108-5601	STANDERS BOULEVARD	017	000	STANDERS BOULEVARD 017 000 LOTS 43 & 44	2921 SW 26TH ST OKLAHOMA CITY
R088771950	CHEL NAHUM GARCIA		2929 SW 26TH ST		OKLAHOMA CITY	OK	73103	STANDERS BOULEVARD	017	000	STANDERS BOULEVARD 017 000 LOTS 41 & 42	2925 SW 26TH ST OKLAHOMA CITY
R088771945	REYES JOSE GUADALUPE HERNANDEZ	HERNANDEZ ALMA ROSA REYES	2929 SW 26TH ST		OKLAHOMA CITY	OK	73108-5601	STANDERS BOULEVARD	017	000	STANDERS BOULEVARD 017 000 LOTS 39 & 40	2929 SW 26TH ST OKLAHOMA CITY
R088771940	WALTHER MARK F	DE PEREZ HAYDDE O	2933 SW 26TH ST		OKLAHOMA CITY	OK	73108-5601	STANDERS BOULEVARD	017	000	STANDERS BOULEVARD 017 000 LOTS 37 & 38	2933 SW 26TH ST OKLAHOMA CITY
R088771650	PEREZ ROMAN		2408 1/2 S WOODWARD AVE		OKLAHOMA CITY	OK	73108-5229	STANDERS BOULEVARD	017	000	STANDERS BOULEVARD 017 000 LOTS 7 THRU 10	2607 S MAY AVE OKLAHOMA CITY
R088771750	QUINTANA ANGEL	AGUIRRE LIBRADA RODRIGUEZ DE	4209 SW 32ND ST		OKLAHOMA CITY	OK	73119-1008	STANDERS BOULEVARD	017	000	STANDERS BOULEVARD 017 000 LOTS 13 & 14	2912 SW 25TH ST OKLAHOMA CITY
R088771760	MANUEL AGUIRRE COMPIAN		2916 SW 25TH ST		OKLAHOMA CITY	OK	73108-5632	STANDERS BOULEVARD	017	000	STANDERS BOULEVARD 017 000 LOTS 15 & 16	2916 SW 25TH ST OKLAHOMA CITY
R088771770	ERNESTINA		2920 SW 25TH ST		OKLAHOMA CITY	OK	73108-5632	STANDERS BOULEVARD	017	000	STANDERS BOULEVARD 017 000 LOTS 17 & 18	2920 SW 25TH ST OKLAHOMA CITY
R088771790	COOPER KENNETH		PO BOX 300210		MIDWEST CITY	OK	73140-0210	STANDERS BOULEVARD	017	000	STANDERS BOULEVARD 017 000 LOTS 19 & 20	2924 SW 25TH ST OKLAHOMA CITY

Oklahoma County Assessor's
300ft Radius Report
9/21/2022

R088771800	SHOCOR PROPERTIES LLC		2208 E KAREN TER		MUSTANG	OK	73064-6221	STANDERS BOULEVARD	017	000	STANDERS BOULEVARD 017 000 LOTS 21 & 22	2928 SW 25TH ST OKLAHOMA CITY
R088771820	CLAY TOMMY DELBERT		2936 SW 25TH ST		OKLAHOMA CITY	OK	73108-5632	STANDERS BOULEVARD	017	000	STANDERS BOULEVARD 017 000 LOTS 23 & 24	0 UNKNOWN OKLAHOMA CITY
R088771600	SMITH MARIE ELLEN	KEEL AARON ZACHARY	2501 S MAY AVE		OKLAHOMA CITY	OK	73108-5619	STANDERS BOULEVARD	017	000	STANDERS BOULEVARD 017 000 LOTS 1 THRU 6 EX E17FT	2601 S MAY AVE OKLAHOMA CITY
R088771610	CITY OF OKLA CITY		200 N WALKER AVE 2ND FLR		OKLAHOMA CITY	OK	73102	STANDERS BOULEVARD	017	000	STANDERS BOULEVARD 017 000 E17FT OF LOTS 1 THRU 6 EXEMPT	0 UNKNOWN OKLAHOMA CITY
R088771090	CITY OF OKLA CITY		200 N WALKER AVE 2ND FLR		OKLAHOMA CITY	OK	73102	STANDERS BOULEVARD	016	000	STANDERS BOULEVARD 016 000 E17FT LOTS 9 THRU 12 EXEMPT	0 UNKNOWN OKLAHOMA CITY
R088771100	ZBS ASSET MANAGEMENT LLC		909 CAINES HILL RD		EDMOND	OK	73034	STANDERS BOULEVARD	016	000	STANDERS BOULEVARD 016 000 LOTS 9 THRU 12 EX E17FT	2521 S MAY AVE OKLAHOMA CITY
R088771500	AVILA THOMAS & TERESA		2438 SW 24TH ST		OKLAHOMA CITY	OK	73108-6014	STANDERS BOULEVARD	016	000	STANDERS BOULEVARD 016 000 LOTS 43 & 44	2921 SW 25TH ST OKLAHOMA CITY
R088771530	AVILA THOMAS		2438 SW 24TH ST		OKLAHOMA CITY	OK	73108-6014	STANDERS BOULEVARD	016	000	STANDERS BOULEVARD 016 000 LOTS 45 & 46	2917 SW 25TH ST OKLAHOMA CITY
R088771550	MORENO BERONICA		2915 SW 25TH ST		OKLAHOMA CITY	OK	73108-5631	STANDERS BOULEVARD	016	000	STANDERS BOULEVARD 016 000 LOTS 47 & 48	2915 SW 25TH ST OKLAHOMA CITY
R131827750	BASEYS CONSTRUCTION INC		PO BOX 83348		OKLAHOMA CITY	OK	73148-1348	UNPLTD PT SEC 07 11N 3W	000	000	UNPLTD PT SEC 07 11N 3W 000 000 PT SW4 SEC 7 11N 3W BEG 753FT N OF SW/C OF SW4 TH N420FT E335FT S420FT W335FT TO BEG EX N40FT PLUS BEG 1173FT N OF SW/C SW4 E335FT S40FT W335FT N40FT TO BEG SUBJ TO EAS	2700 S MAY AVE OKLAHOMA CITY
R131827555	CHAVEZ FRANK		4406 S OLIE AVE		OKLAHOMA CITY	OK	73109-3440	UNPLTD PT SEC 07 11N 3W	000	000	UNPLTD PT SEC 07 11N 3W 000 000 PT SW4 SEC 7 11N 3W BEG 1333FT N & 50FT E OF SW/C OF SW4 THS100FT E140FT N100FT W140FT TO BEG	2608 S MAY AVE OKLAHOMA CITY
R131827560	SMALLWOOD RODNEY	SLABAUGH SHARON	2472 CR 1410		ALEX	OK	73002	UNPLTD PT SEC 07 11N 3W	000	000	UNPLTD PT SEC 07 11N 3W 000 000 PT OF SW4 SEC 7 11N 3W BEG 1473FT N & 33FT E OF SW/C OF SW4 TH E140FT S140FT W140FT N140FT TO BEG EX W17FT OF S60FT OF SD TR	2600 S MAY AVE OKLAHOMA CITY
R131827550	BASEY DEANA JO REVOCABLE TRUST		14724 DALEA DR		OKLAHOMA CITY	OK	73142-1912	UNPLTD PT SEC 07 11N 3W	000	000	UNPLTD PT SEC 07 11N 3W 000 000 PT SW4 SEC 7 11N 3W BEG 1233FT N & 33FT E OF SW/C OF SW4 THS60FT E300FT N300FT W160FT S240FT W140FT TO BEG	2820 SW 25TH ST OKLAHOMA CITY
R131827610	FOX JIM TRS	FOX JIM D REV LIV TRUST	3709 W RENO AVE		OKLAHOMA CITY	OK	73107-6621	UNPLTD PT SEC 07 11N 3W	000	000	UNPLTD PT SEC 07 11N 3W BEG 1903FT N SW/C SW4 TH E616.4FT S330FT W616.4FT N330FT TO BEG	2520 S MAY AVE OKLAHOMA CITY



2607 S. May Avenue Project Location

