

**CASE NUMBER: SPUD-1073**

This notice is to inform you that **Casey's Marketing Company** filed an application with The City of Oklahoma City to change the zoning designation of the property to the SPUD-1073 Simplified Planned Unit Development District. The City Council will consider this zoning application at a public hearing on September 25, 2018. 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.**

**LEGAL DESCRIPTION:** Part of the Northeast Quarter Northeast Quarter (NE1/4 NE1/4) of Section 29, Township 10 North, Range 3 West, of the Indian Base and Meridian, Cleveland County, Oklahoma, more particularly described as follows:

BEGINNING at an existing chiseled "x" marking the Northeast Corner of said Northeast Quarter Northeast Quarter (NE1/4 NE1/4) of Section 29. Thence by bearing and distance (basis of bearing, Grid North), South 00°20'58" East along the east line of said Northeast Quarter Northeast Quarter (NE1/4 NE1/4) a distance of 292.00 feet; thence leaving said east line, South 89°39'12" West a distance of 60.00 feet to a set one-half inch (1/2") rebar with PLS #1700 cap on the west right-of-way line of S. Western Avenue, as currently exists; thence South 89°39'12" West a distance of 270.00 feet to a set one-half inch (1/2") rebar with PLS #1700 cap; thence North 00°20'58" West a distance of 230.00 feet to a set one-half inch (1/2") rebar with PLS #1700 cap on the south right-of-way line of SW 149th/ Street, as currently exists; thence North 00°20'58" West a distance of 62.34 feet to north line of said Northeast Quarter Northeast Quarter (NE1/4 NE1/4); thence North 89°42'45" East along said north line a distance of 330.00 feet to the Point of Beginning, containing 2.213 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 28<sup>th</sup> day of August, 2018

SEAL



Frances Kersey, City Clerk



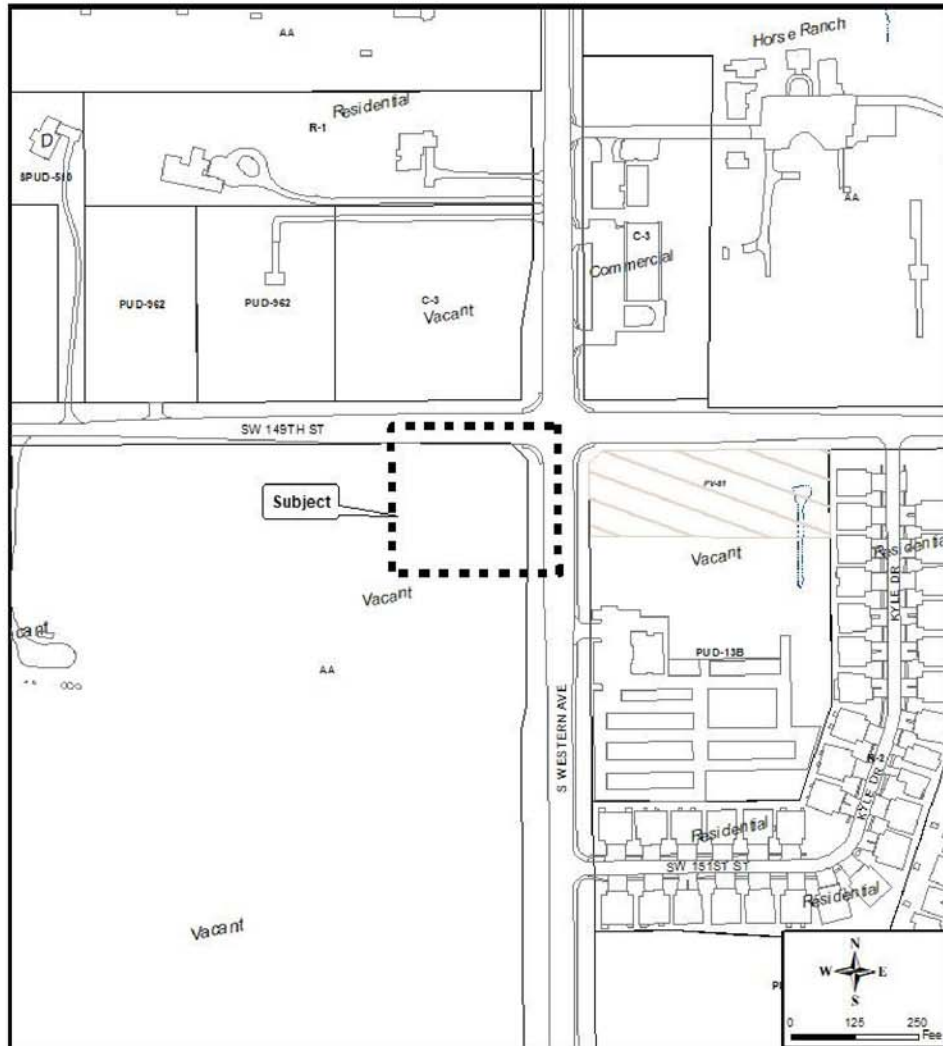
**PROPOSED ZONING CHANGE:**

**CASE NUMBER: SPUD-1073**

**FROM:** AA Agricultural District

**TO:** SPUD-1073 Simplified Planned Unit Development District

**ADDRESS OF PROPERTY:** 15001 South Western Avenue



**PROPOSED USE:** The purpose of this request is to permit a convenience store with gasoline sales.

**BRIEF DESCRIPTION OF PROPOSED ZONING DISTRICT:**

This site will be developed in accordance with the regulation of the modified **C-3 Community Commercial District** (OKC Zoning Ordinance, 2010).

**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) 297-2614**

**TDD (405) 297-2020**

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

*(Published in the Journal Record August 29, 2018)*

## FOR PUBLICATION ONLY

CASE NUMBER: SPUD-1073

**LOCATION:** 15001 South Western 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 AA Agricultural District. A public hearing will be held by the City Council on September 25, 2018. **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.**

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:

Part of the Northeast Quarter Northeast Quarter (NE1/4 NE1/4) of Section 29, Township 10 North, Range 3 West, of the Indian Base and Meridian, Cleveland County, Oklahoma, more particularly described as follows:

BEGINNING at an existing chiseled "x" marking the Northeast Corner of said Northeast Quarter Northeast Quarter (NE1/4 NE1/4) of Section 29. Thence by bearing and distance (basis of bearing, Grid North), South 00°20'58" East along the east line of said Northeast Quarter Northeast Quarter (NE1/4 NE1/4) a distance of 292.00 feet; thence leaving said east line, South 89°39'12" West a distance of 60.00 feet to a set one-half inch (1/2") rebar with PLS #1700 cap on the west right-of-way line of S. Western Avenue, as currently exists; thence South 89°39'12" West a distance of 270.00 feet to a set one-half inch (1/2") rebar with PLS #1700 cap; thence North 00°20'58" West a distance of 230.00 feet to a set one-half inch (1/2") rebar with PLS #1700 cap on the south right-of-way line of SW 149th/ Street, as currently exists; thence North 00°20'58" West a distance of 62.34 feet to north line of said Northeast Quarter Northeast Quarter (NE1/4 NE1/4); thence North 89°42'45" East along said north line a distance of 330.00 feet to the Point of Beginning, containing 2.213 acres, more or less.

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

This site will be developed in accordance with the regulation of the modified **C-3 Community Commercial District** (OKC Zoning Ordinance, 2010).

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 28<sup>th</sup> day of August, 2018

SEAL

For further information call 297-2417

  
Frances Kersey, City Clerk



TDD 297-2020

