

Published in The Journal Record on August 7, 2024.

NOTICE OF HEARING

El presente aviso trata sobre un asunto de zonificación y delimitación de linderos cerca de su propiedad. La agenda a tratar y el informe del personal se publicarán en el siguiente vínculo: <https://okc.primegov.com/public/portal> Llame al (405) 297-3533 si requiere información adicional.

CASE NUMBER: SPUD-1663

DATE OF HEARING: August 22, 2024

NOTICE IS HEREBY GIVEN that **Nin Lo** has filed an application with the City of Oklahoma City to change the zoning designation of their property. The only property to be rezoned is outlined on the map on the reverse side of this notice.

To review copy of the Proposed Master Design Statement for this SPUD visit www.okc.gov/districts .

ADDRESS: 7900 N MacArthur Boulevard

CURRENT ZONING: SPUD-79 Simplified Planned Unit Development District

PROPOSED USE: The purpose of this request is to allow commercial development, and specifically to expand the existing automotive shop use.

LEGAL DESCRIPTION: A part of Lot B in Block Three (3), in Lakeshore Estates Addition to Oklahoma City, Oklahoma County, Oklahoma, being more particularly described as follows: Beginning at a point on the South line of said Lot B a distance of 187.00 feet West of the Southeast Corner of said Lot B, said point being 50.00 feet North and 629.87 feet East of the Southwest Corner of the Southwest Quarter of Section Thirty-Four (34), Township Thirteen (13) North, Range Four (4) West of the Indian Meridian; Thence South 89°51'04" West on the South line of said Lot B for a distance of 77.02 feet to a point of curve; Thence Northwesterly on the arc of a curve to the right having a radius of 25.00 feet for a distance of 37.17 feet to a point of reverse curve and to the West line of said Lot B, said line being the East right-of-way line of MacArthur Boulevard; Thence Northwesterly on the West line of said Lot B, and on the arc of a curve to the left having a radius of 868.51 feet for a distance of 128.82 feet; Thence North 89°51'04" East and parallel to the South line of said Lot B for a distance of 122.21 feet; Thence South 00°08'56" East and perpendicular to the South line of said Lot B for a distance of 150 feet to the point or place 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. Should you wish to provide the Commission with information supporting or opposing the rezoning of this property, please consider the following: You may present brief written materials, graphics, maps, pictures, etc. to the Commission at the hearing to illustrate a point regarding a proposed zoning change. Lengthy written materials in support or opposition of the application should be submitted to City staff at the address below **by noon on Friday, August 16, 2024**, to be delivered to the Commission members.

Following the hearing, the Planning Commission forwards its recommendations to the City Council where an ordinance to rezone the subject property is scheduled for a final public hearing. You will receive notice by mail of the final Council hearing from the City Clerk.

LOCATION OF PUBLIC HEARING

A PUBLIC HEARING will be held by the Oklahoma City Planning Commission at 1:30 p.m. on Thursday, August 22, 2024, in the Council Chamber, Third Floor, Municipal Building, 200 North Walker Avenue, Oklahoma City, Oklahoma.

The agenda and staff report for this meeting will be posted at following link:

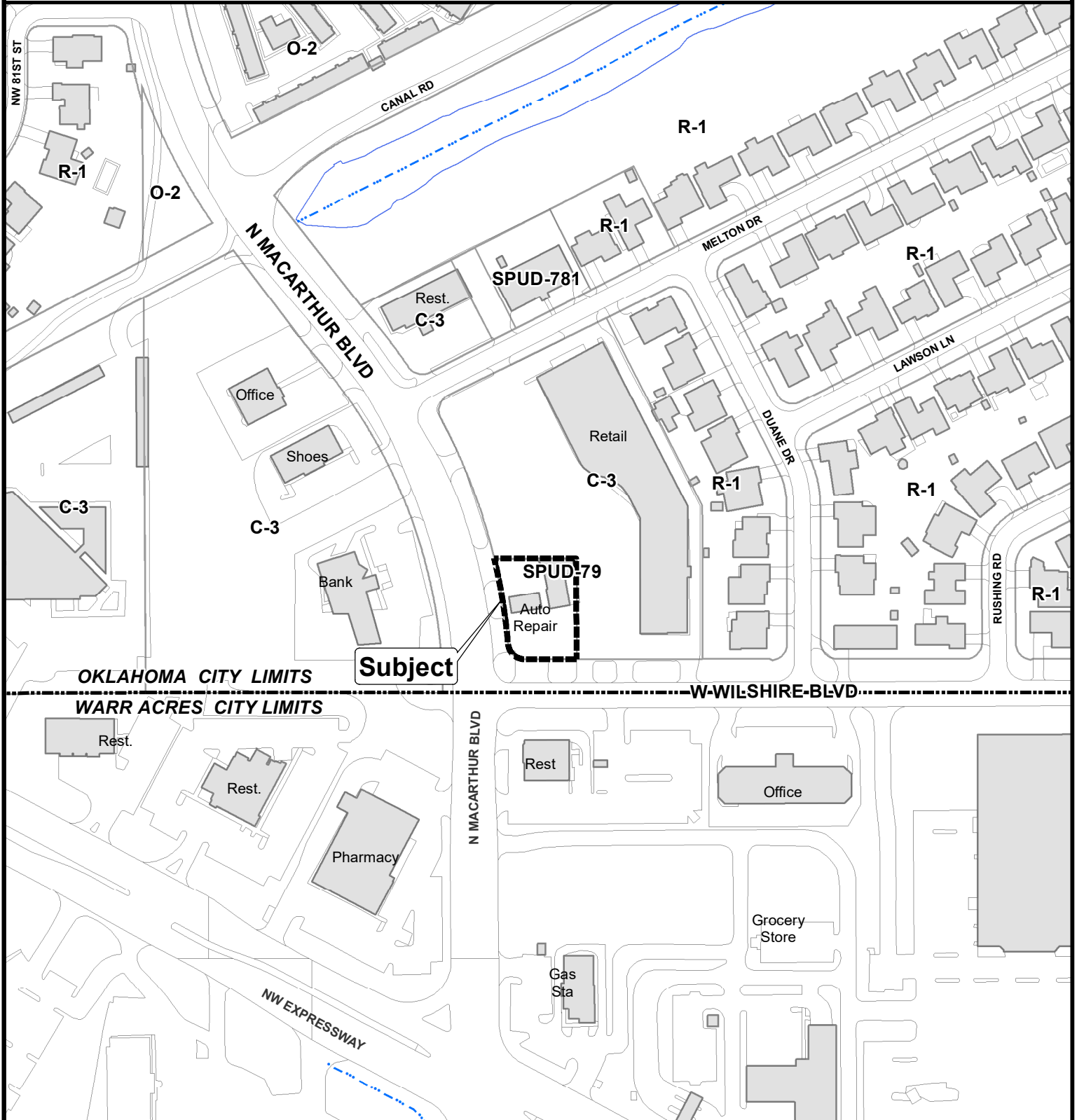
<https://okc.primegov.com/public/portal>

Please conduct your business with us by phone or email.

City of Oklahoma City Planning Department

420 West Main Street, Suite 910, Oklahoma City, Oklahoma 73102 - Ph: (405) 297-2623 - Email: subdivisionandzoning@okc.gov

Case No: SPUD-1663 Applicant: Nin Lo
Existing Zoning: SPUD-79
Location: 7900 N. MacArthur Blvd.



The City of
OKLAHOMA CITY

Simplified Planned Unit Development

