

(Published in The Journal Record August 26, 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: PUD-2028

DATE OF HEARING: September 12, 2024

NOTICE IS HEREBY GIVEN that **PS116, LLC & ECC910, LLC** 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 PUD visit www.okc.gov/districts .

ADDRESS: 2038 S Sara Road

CURRENT ZONING: PUD-1629 Planned Unit Development & PUD-1702 Planned Unit Development Districts

PROPOSED USE: The purpose of this request is to change the existing base zoning to allow for residential use and development.

LEGAL DESCRIPTION: See attached PUD-2028 Exhibit A – Legal Description

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, September 6, 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, September 12, 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:

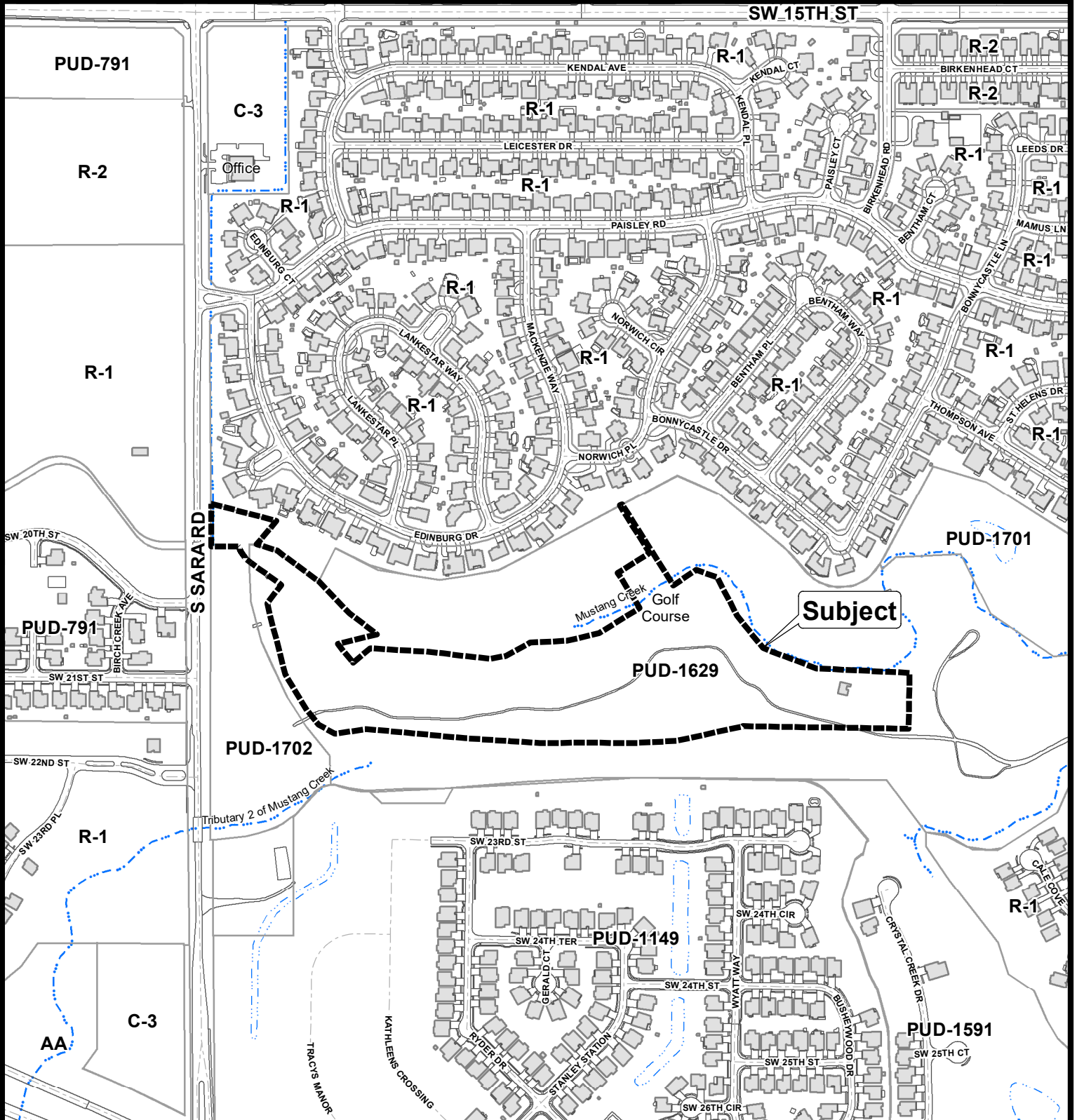
<https://okc.primegov.com/public/portal>

Please conduct your business with us by phone or email.

PUD-2028 Exhibit A - Legal Description

A part of Section Eleven (11), Township Eleven (11), Township Eleven (11) North, Range Five (5) West of the Indian Meridian, Canadian County, Oklahoma, more particularly described as follows: COMMENCING at the Northwest corner of the Northwest Quarter (NW/4) of said Section 11, Township 11 North, Range 5 West of the Indian Meridian; THENCE South 00°24'33" East, along the West line of said Northwest Quarter (NW/4), a distance of 1812.66 feet; THENCE South 75°11'20" East, along the South line said Block 13, a distance of 51.82 feet to the Southwest corner of Block 13 in WESTBURY ADDITION and the POINT OF BEGINNING; THENCE continuing South 75°11'20" East, along the South line said Block 13, a distance of 251.18 feet; THENCE South 40°16'26" West a distance of 113.89 feet; THENCE South 72°51'43" East a distance of 79.78 feet; THENCE South 53°34'40" East a distance of 190.08 feet; THENCE South 44°05'32" East a distance of 166.74 feet; THENCE South 52°11'13" East a distance of 127.30 feet; THENCE South 76°02'32" West a distance of 149.40 feet; THENCE South 39°50'13" East a distance of 89.74 feet; THENCE North 50°09'47" East a distance of 82.38 feet; THENCE South 86°41'44" East a distance of 204.33 feet; THENCE South 84°15'09" East a distance of 69.19 feet; THENCE South 83°08'06" East a distance of 171.68 feet; THENCE North 79°33'18" East a distance of 61.35 feet; THENCE North 60°59'02" East a distance of 101.95 feet; THENCE North 87°01'33" East a distance of 138.16 feet; THENCE North 76°33'41" East a distance of 123.32 feet; THENCE North 58°11'22" East a distance of 176.85 feet; THENCE North 32°16'46" West a distance of 152.93 feet; THENCE North 57°43'14" East a distance of 140.00 feet; THENCE North 32°16'46" West a distance of 208.84 feet to a point on the Southeast line of Block 18 of said WESTBURY ADDITION; THENCE North 62°12'28" East, along the Southeast line of said Block 18, a distance of 10.03 feet; THENCE South 32°16'46" East a distance of 357.00 feet; THENCE North 55°36'18" East a distance of 102.42 feet; THENCE South 69°49'59" East a distance of 83.80 feet; THENCE South 27°24'00" East a distance of 158.96 feet; THENCE South 38°36'21" East a distance of 154.07 feet; THENCE South 69°06'47" East a distance of 212.80 feet; THENCE South 87°16'19" East a distance of 345.86 feet to a point on the East line of said Northwest Quarter; THENCE South 00°50'16" West along the East line of said Northwest Quarter, a distance of 207.36 feet; THENCE North 89°08'12" West a distance of 615.43 feet; THENCE South 77°30'17" West a distance of 250.74 feet; THENCE South 86°59'09" West a distance of 161.10 feet; THENCE North 89°22'24" West a distance of 125.61 feet; THENCE South 89°46'44" West a distance of 163.38 feet; THENCE South 89°00'50" West a distance of 58.48 feet; THENCE North 86°10'33" West a distance of 110.03 feet; THENCE North 86°13'09" West a distance of 168.25 feet; THENCE North 84°40'57" West a distance of 367.81 feet; THENCE South 81°33'08" West a distance of 120.73 feet; THENCE North 59°49'23" West a distance of 68.33 feet; THENCE North 39°49'19" West a distance of 67.04 feet; THENCE North 31°06'30" West a distance of 157.26 feet; THENCE North 14°14'44" West a distance of 271.18 feet; THENCE North 37°07'05" East a distance of 87.24 feet; THENCE North 54°00'20" West a distance of 140.56 feet to a point of intersection with a tangent curve; THENCE on a curve to the right with a radius of 130.00 feet (said arc subtended by a chord bearing North 36°55'52" West a distance of 76.34 feet) for a distance of 77.48 feet to a point of intersection with a non-tangent line; THENCE South 89°35'27" West a distance of 100.15 feet to a point in the East right of way line of Sara Road; THENCE North 00°24'33" West, along the East right of way line of Sara Road, a distance of 158.97 feet to the POINT OF BEGINNING.

Case No: PUD-2028 Applicant: PS116, LLC and ECC910, LLC
Existing Zoning: PUD-1629 / PUD-1702
Location: 2038 S. Sara Rd.



The City of
OKLAHOMA CITY

Planned Unit Development

