

(Published in The Journal Record January 28, 2025)

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-2052

DATE OF HEARING: February 13, 2025

NOTICE IS HEREBY GIVEN that **Salazar Commercial Properties, 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: 9140 NW Expressway

CURRENT ZONING: C-3 Community Commercial and O-2 General Office Districts

PROPOSED USE: The purpose of this request is to allow commercial & industrial development.

LEGAL DESCRIPTION: Tract 1; Beginning at a point on the South line of the Northeast Quarter (NE/4) of Section Twenty-five (25), Township Thirteen (13) North, Range Five (S) West of the Indian Meridian, Canadian County, Oklahoma, 1419.00 feet West of the Southeast Corner of said Quarter; Thence North 898.8 feet to the South line of Highway No. 3 (Northwest Highway); Thence in a Southeasterly direction along the South right of way line of said Highway a distance of 156.27 feet; Thence in a Southwesterly direction 825.89 feet to a point on the South line of said Quarter 1,284.43 feet West of the Southeast Corner of said Quarter; Thence West 134.59 feet to the Point of Beginning. AND Tract 2; Part of the Northeast Quarter (NE/4) of Section Twenty-five (25), Township Thirteen (13) North, Range Five (S) West of the Indian Meridian, Canadian County, Oklahoma: Beginning at a point 1145.7 feet West of the Southeast corner of said NE/4 of Section 25; Thence North 752.8 feet to the South line of Highway No. 3 (Northwest Highway); Thence in a Northwesterly direction along said right of way line 156.27 feet; Thence in a Southwesterly direction 825.89 feet to a point on the South line of said NE/4 1284.43 feet West of the Southeast corner of said NE/4; Thence East 148.73 feet to the Point 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, February 7, 2025**, 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, February 13, 2025, 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:

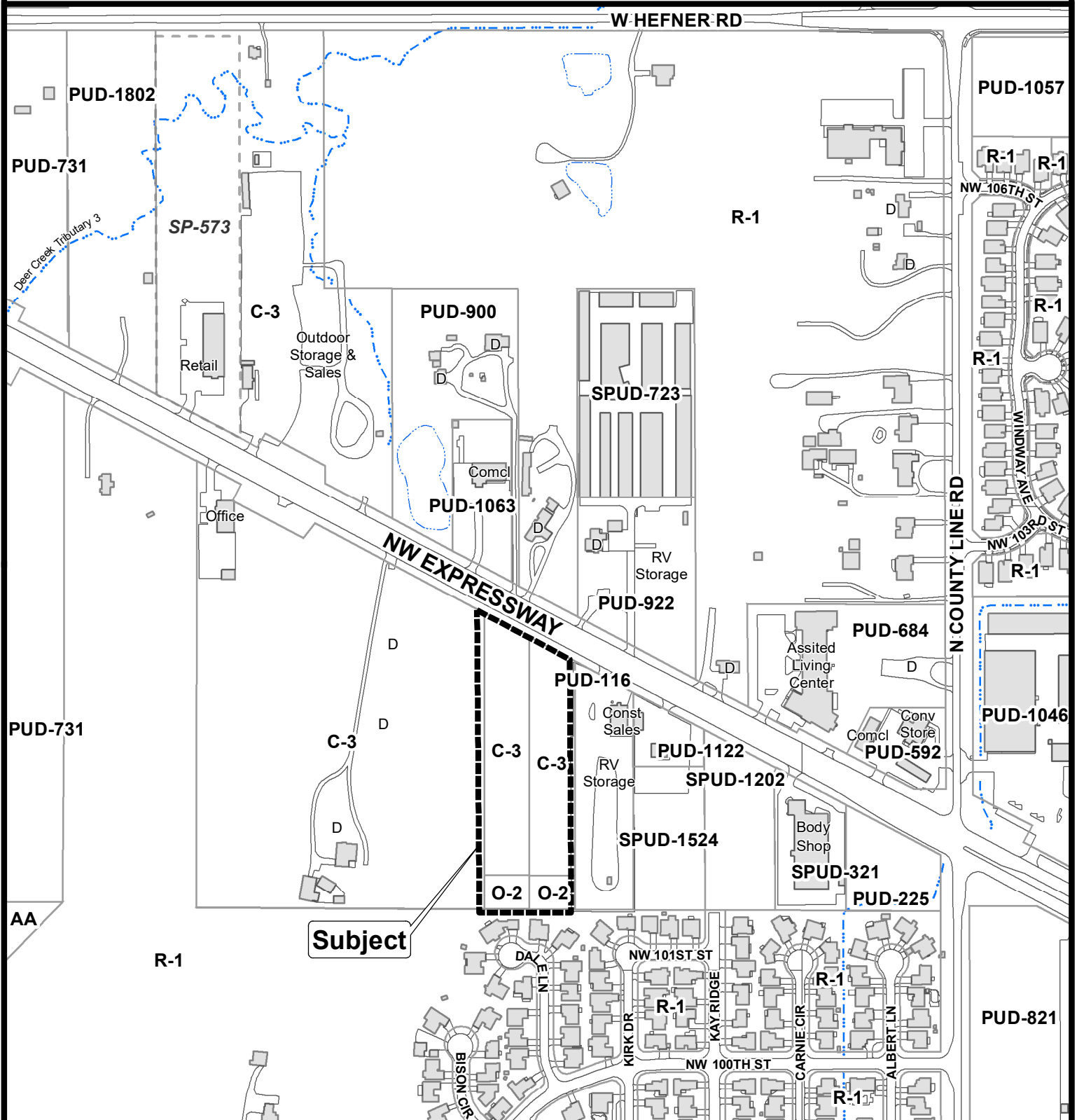
<https://okc.primegov.com/public/portal>

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: PUD-2052 Applicant: Salazar Commercial Properties, LLC
Existing Zoning: C-3 / O-2
Location: 9140 NW Expressway



The City of
OKLAHOMA CITY

Planned Unit Development



0 200 400
Feet