

(Published in The Journal Record February 11, 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: SPUD-1712

DATE OF HEARING: February 27, 2025

NOTICE IS HEREBY GIVEN that **1313 SE 25th 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 SPUD visit www.okc.gov/districts .

ADDRESS: 1201 SE 25th Street

CURRENT ZONING: PUD-855 Planned Unit Development District

PROPOSED USE: The purpose of this request is to allow industrial development, specifically a storage yard.

LEGAL DESCRIPTION: A tract of land in the Southwest Quarter (SW/4) of Section Eleven (11), Township Eleven (11) North, Range Three (3) West of the Indian Meridian, Oklahoma County, Oklahoma, being a portion of Block Two (2) in Corff's Subdivision, more particularly described as follows: Commencing at the Northwest corner of said Southwest Quarter; Thence S 00°31'32" W, along the west line of said Southwest Quarter, a distance of 882.00 feet; Thence S 89°49'56" E a distance of 946.49 feet; Thence N 00°31'32" E, parallel with the west line of said Southwest Quarter, a distance of 500.01 feet; Thence S 89°49'56" E a distance of 222.86 feet; Thence S 00°10'04" W a distance of 14.59 feet; Thence S 89°56'06" E a distance of 317.73 feet; Thence S 01°01'20" W a distance of 147.41 feet; Thence S 34°19'18" E a distance of 121.25 feet to the POINT OF BEGINNING; Thence Continuing S 34°19'18" E a distance of 286.18 feet; Thence N 89°27'50" W a distance of 254.87 feet; Thence N 31°50'22" E a distance of 90.15 feet; Thence N 18°09'23" E a distance of 59.66 feet; Thence N 01°16'54" W a distance of 29.58 feet; Thence N 13°09'32" W a distance of 45.68 feet; Thence N 55°15'14" E a distance of 46.75 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 21, 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 27, 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

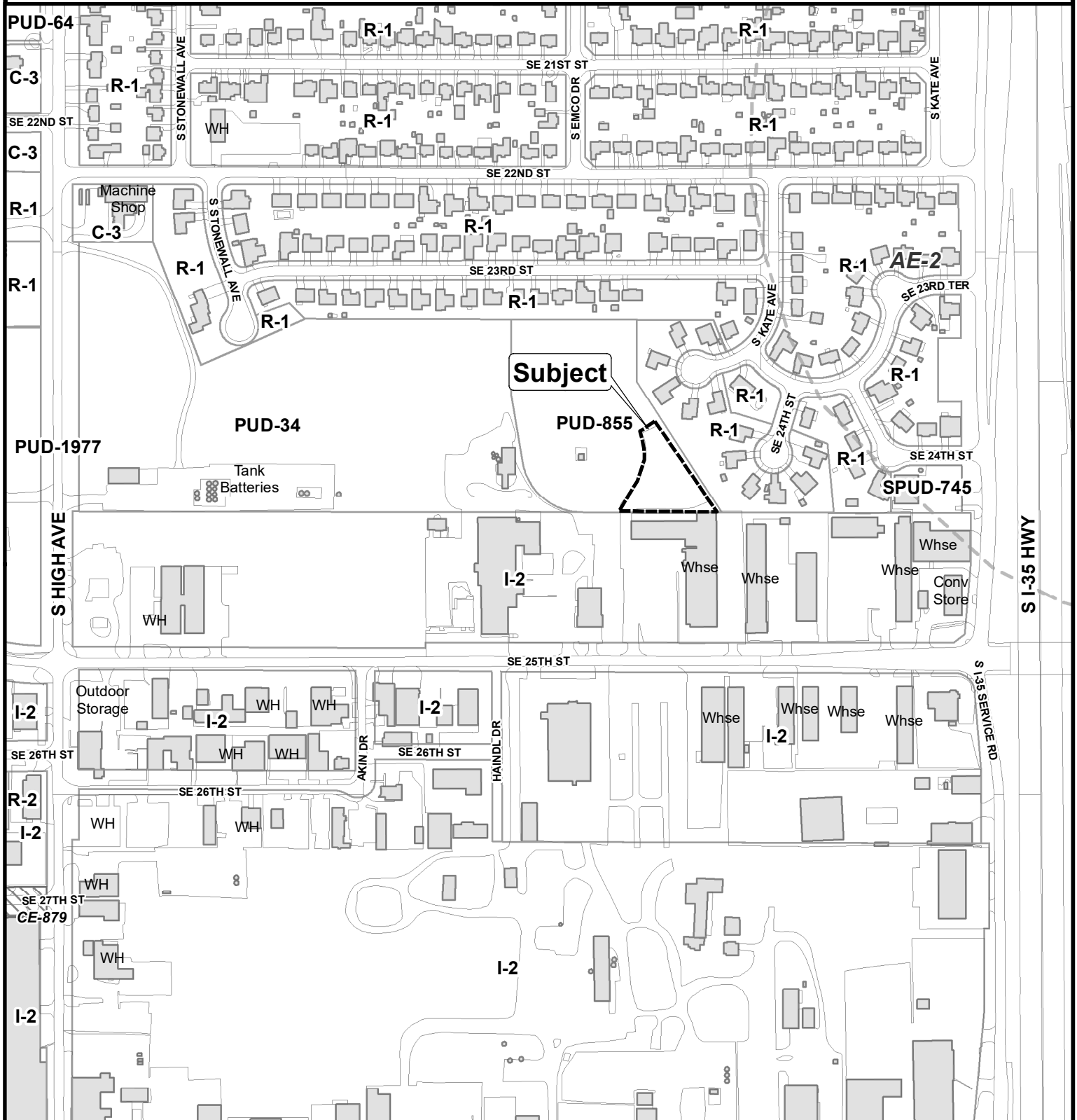
420 West Main Street, Suite 910, Oklahoma City, Oklahoma 73102 - Ph: (405) 297-2623 - Email: subdivisionandzoning@okc.gov

Case No: SPUD-1712

Applicant: 1313 SE 25th, LLC

Existing Zoning: PUD-855

Location: 1201 SE 25th St.



The City of
OKLAHOMA CITY

Simplified Planned Unit Development



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Feet