

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-2057

DATE OF HEARING: March 27, 2025

NOTICE IS HEREBY GIVEN that **Kalidy, 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: 1325 East Hefner Road

CURRENT ZONING: PUD-1443 Planned Unit Development and PUD-1529 Planned Unit Development Districts

PROPOSED USE: The purpose of this request is to allow single-family residential development.

LEGAL DESCRIPTION: See attachment 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, March 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, March 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:

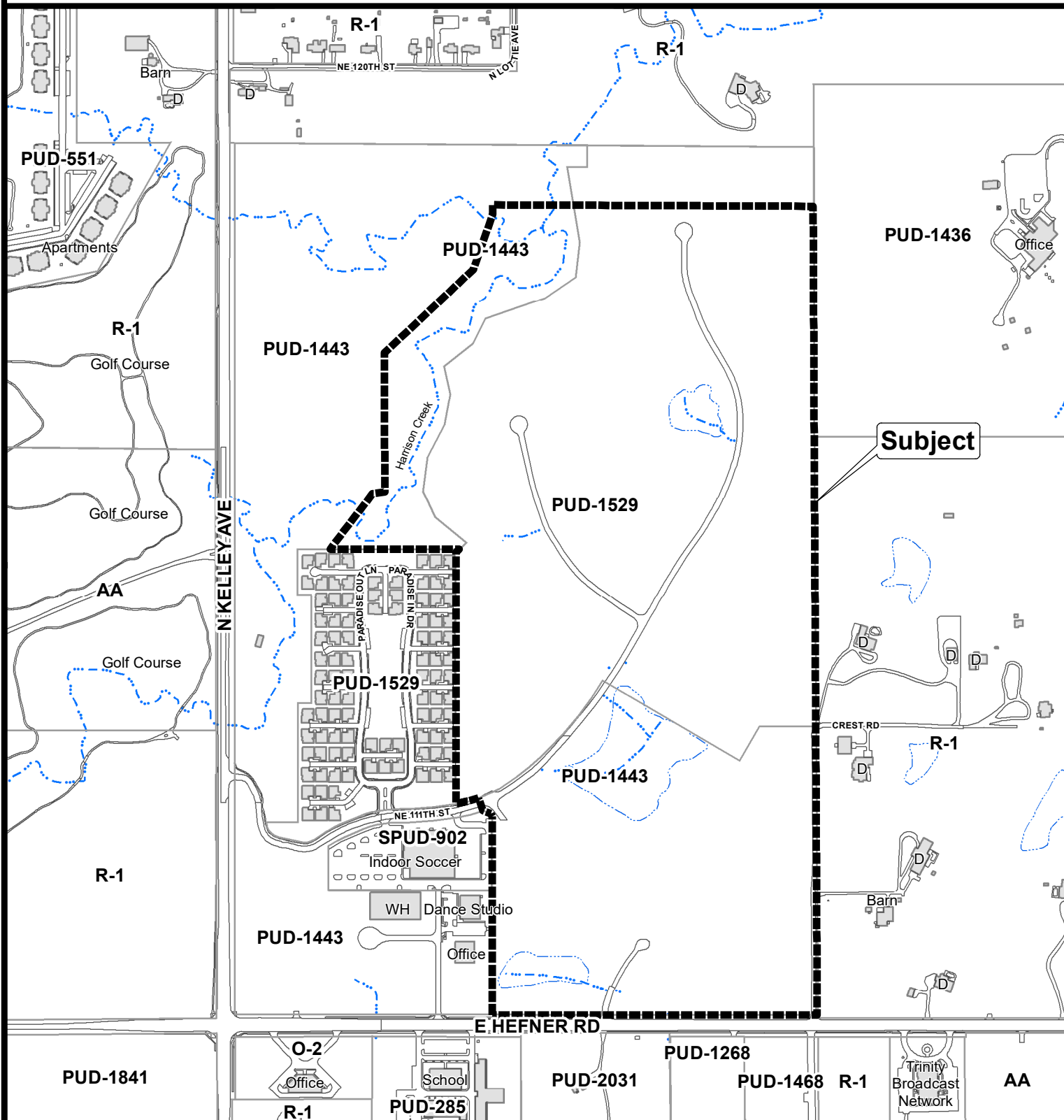
<https://okc.primegov.com/public/portal>

Please conduct your business with us by phone or email.

PUD-2057 Exhibit A – Legal Description

A tract of land being a part of the Southwest Quarter (SW/4) and the Northwest Quarter (NW/4) of Section Twenty-Three (23), Township Thirteen (13) North, Range Three (3) West of the Indian Meridian, Oklahoma County, Oklahoma, being more particularly described as follows: BEGINNING at the Southeast Corner of said Southwest Quarter (SW/4); THENCE North 89°56'33" West, along and with the South Line of said Southwest Quarter (SW/4), a distance of 1453.61 feet to the southeast corner of the plat of HEFNER WOODS OFFICE PARK; THENCE North 00°03'27" East, along and with the east line of said plat of HEFNER WOODS OFFICE PARK (North 00°03'15" East – Record) and the east line of a tract of land recorded in Book 12595, Page 1267 (Sports Center Tract) (North 00°04'02" East – Record), a distance of 931.57 feet; THENCE along and with the northeasterly line of said Sports Center Tract, on a non-tangent curve to the right having a radius of 540.37 feet, a chord bearing of North 28°21'11" West (North 28°20'36" West – Record), a chord distance of 15.41 feet and an arc length of 15.41 feet; THENCE North 68°37'19" West (North 68°36'44" West – Record), continuing along and with the northeasterly line of said Sports Center Tract, a distance of 36.92 feet to a point on the southerly right of way of N.E. 111th Street, said point also being the southeast corner of the plat of HEFNER WOODS ON THE LAKE PHASE 1; THENCE North 20°11'10" West (North 20°11'24" West – Record), along and with the easterly line of said plat of HEFNER WOODS ON THE LAKE PHASE 1, a distance of 60.00 feet to a point on the northerly right of way of N.E. 111th Street; THENCE continuing along and with the easterly line of said plat of HEFNER WOODS ON THE LAKE PHASE 1 and said northerly right of way on a curve to the right having a radius of 558.87 feet, a chord bearing of South 75°25'52" West (South 75°25'38" West – Record), a chord distance of 102.74 feet and an arc length of 102.89 feet; THENCE North 00°01'44" West (North 00°01'58" West – Record), departing said northerly right of way, continuing along and with the east line of said plat of HEFNER WOODS ON THE LAKE PHASE 1, a distance of 1122.99 feet; THENCE North 44°50'26" East (North 44°50'12" East – Record), continuing along and with the easterly line of said HEFNER WOODS ON THE LAKE PHASE 1, a distance of 21.17 feet to the NE Corner of said plat of HEFNER WOODS ON THE LAKE PHASE 1; THENCE South 89°58'16" West (South 89°58'02" West – Record), along and with the north line of said HEFNER WOODS ON THE LAKE PHASE 1, a distance of 577.82 feet; THENCE North 37°21'41" East, departing said north line of HEFNER WOODS ON THE LAKE PHASE 1, a distance of 310.72 feet to a point on the south line of a tract of land record in Book 15864, Page 951 (Siding Supply Tract); THENCE North 80°14'50" East (North 80°14'38" East – Record) along and with the south line of said Siding Supply Tract, a distance of 56.33 feet; THENCE North 00°01'44" West (North 00°01'56" West – Record), along and with the east line of said Siding Supply Tract, a distance of 244.81 feet (245.07' – Record) to a point on the north line of the Southwest Quarter (SW/4) of said Section 23; THENCE North 00°01'47" West (North 00°01'16" West – Record), continuing along and with the east line of said Siding Supply Tract, a distance of 375.12 feet (375.71' – Record); THENCE North 46°48'19" East (North 46°48'50" East – Record), continuing along and with the east line of said Siding Supply Tract, a distance of 544.41 feet; THENCE North 19°08'24" East (North 19°08'55" East – Record), continuing along and with the east line of said Siding Supply Tract, a distance of 260.42 feet; THENCE North 00°16'16" West (North 00°15'45" West – Record), continuing along and with the east line of said Siding Supply Tract, a distance of 42.85 feet; THENCE South 89°43'54" East (South 89°44'33" East – Record), along and with the easterly south line of said Siding Supply Tract, a distance of 1433.70 feet (1433.60' – Record) to a point on the east line of the Northwest Quarter (NW/4) of said Section 23; THENCE South 00°15'28" East, along and with the east line of said Northwest Quarter (NW/4), a distance of 1037.33 feet to the Southeast Corner of said Northwest Quarter (NW/4); THENCE South 00°18'05" East, along the with the east line of said Southwest Quarter (SW/4), a distance of 2622.19 feet to the POINT OF BEGINNING.

Case No: PUD-2057 Applicant: Kalidy, LLC
Existing Zoning: PUD-1443 / PUD-1529
Location: 1325 E. Hefner Rd.



The City of
OKLAHOMA CITY

Planned Unit Development

