

AN ORDINANCE OF THE COUNCIL OF THE CITY OF NORMAN, OKLAHOMA, AMENDING SECTION 460 OF CHAPTER 22 OF THE CODE OF THE CITY OF NORMAN SO AS TO PLACE PART OF THE NORTHWEST QUARTER OF SECTION SIX, TOWNSHIP EIGHT NORTH, RANGE TWO WEST OF THE INDIAN MERIDIAN, NORMAN, CLEVELAND COUNTY, OKLAHOMA, IN THE CO, SUBURBAN OFFICE COMMERCIAL DISTRICT WITH SPECIAL USE FOR AN OFF-STREET PARKING LOT, AND REMOVE SAME FROM THE R-1, SINGLE FAMILY DWELLING DISTRICT, OF SAID CITY; AND PROVIDING FOR THE SEVERABILITY THEREOF. (1217 SOUTH BERRY ROAD)

- § 1. WHEREAS, 1217 South Berry, L.L.C. has made application to have the same placed in the C-2, General Commercial District, and to have the same removed from the R-1, Single Family Dwelling District; and
- § 2. WHEREAS, said application has been referred to the Planning Commission of said City and said body has, after conducting a public hearing as required by law, considered the same and recommended that the same should not be granted and an ordinance not be adopted to effect and accomplish such rezoning; and
- § 3. WHEREAS, the City Council of the City of Norman, Oklahoma, has thereafter considered said application and has determined that-rezoning to CO, Suburban Office Commercial District with Special Use for an Off-Street Parking Lot should be granted and an ordinance adopted to effect and accomplish such rezoning.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF NORMAN, OKLAHOMA:

- § 4. That Section 460 of Chapter 22 of the Code of the City of Norman, Oklahoma, is hereby amended so as to place the following described property in the CO, Suburban Office Commercial District with Special Use for an Off-Street Parking Lot, and to remove the same from the R-1, Single Family Dwelling District, to wit:

A tract of land in the Northwest Quarter (NW/4) of the Northwest Quarter (NW/4) of Section Six (6), Township Eight (8) North, Range Two (2) West of the Indian Meridian, Cleveland County, Oklahoma, more particularly described as follows:

Beginning at a point 33 feet East and 233 feet South of the Northwest corner of said NW/4 of the NW/4; thence East 194.5 feet; thence South 110 feet; thence West 194.5 feet; thence North 110 feet to the point of beginning.

Said tract contains an area of 21,396.67 square feet or 0.4912 acres, more or less.

- § 5. Further, the site shall be developed in accordance with the Preliminary Site Plan dated 8-26-13, and attached hereto as Exhibit A, with the following conditions:
- (1) A six (6) foot tall decorative masonry solid wall will be installed around the entire perimeter of the lot being rezoned and planned as a parking lot, as such perimeter abuts adjacent residential lots.
 - (2) The landscaping committed on the site plan is increased and now includes trees intermixed in the shrubs.
 - (3) The width of the landscaping strip is increased as it abuts the perimeter of the parking area on the north, as indicated on the Preliminary Site Plan (Exhibit A).

§ 6. Severability. If any section, subsection, sentence, clause, phrase, or portion of this ordinance is, for any reason, held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct, and independent provision, and such holding shall not affect the validity of the remaining portions of this ordinance.

ADOPTED this 27th day of
August, 2013.

Cindy S Rosenthal
(Mayor)

ATTEST:
Shirley Hall
(City Clerk)

NOT ADOPTED this _____ day of
_____, 2013.

(Mayor)

