

AN ORDINANCE OF THE COUNCIL OF THE CITY OF NORMAN, OKLAHOMA, AMENDING THE PLANNED UNIT DEVELOPMENT ESTABLISHED IN ORDINANCE O-0607-35 AND ORDINANCE O-1516-21 TO AMEND THE USES AND SITE PLAN IN THE PRELIMINARY PLAT FOR PART OF THE NORTHEAST QUARTER OF SECTION TEN (10), TOWNSHIP EIGHT (8) NORTH, RANGE TWO (2) WEST OF THE INDIAN MERIDIAN, CLEVELAND COUNTY, OKLAHOMA; AND PROVIDING FOR THE SEVERABILITY THEREOF. (SOUTH OF STATE HIGHWAY 9 AND WEST OF 36TH AVENUE S.E. ALONG JOHN SAXON BOULEVARD)

- § 1. WHEREAS, Norman Economic Development Coalition, Inc. and Chickasaw Nation Industries, Inc., the owners of the hereinafter described property, have made application to amend the Planned Unit Development approved by Ordinance No. O-0607-35, as amended by O-1516-21, so as to allow development of an industrial park; 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 be granted and an ordinance adopted to effect and accomplish such amendment; and
- § 3. WHEREAS, the City Council of the City of Norman, Oklahoma, has thereafter considered said application and has determined that said application should be granted and an ordinance adopted to effect and accomplish such amendment.

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, is hereby amended so as to amend the Planned Unit Development approved by Ordinance O-0607-35, as amended by Ordinance O-1516-21, so as to allow development of an industrial park, to wit:
- A tract of land being a part of the Northeast Quarter (NE/4) of Section Ten (10), Township Eight (8) North, Range Two (2) West of the Indian Meridian, City of Norman, Cleveland County, Oklahoma, being particularly described as follows

BEGINNING at the Southwest corner of said Northeast Quarter (NE/4); THENCE North 00°23'21" East (North 00°23'56" East – record), along the West line of said Northeast (NE/4), a distance of 672.58 feet (675.03' – record) to the Southwest Corner of Lot 1, Block 1 of SAXON INDUSTRIAL PARK, PHASE II, an addition to the City of Norman, according to the plat recorded at Book 18 Plats, Page 78, filed in the offices of the County Clerk of Cleveland County, Oklahoma;

THENCE along the South and East Boundary lines of said SAXON INDUSTRIAL PARK, PHASE II for the following 3 courses:

1. South 89°26'19" East (South 89°25'44" East – record), a distance of 552.86 feet;
2. Northerly on a curve to the right, having a radius of 270.00 feet, central angle of 28°50'59", chord bearing of North 14°02'09" West (North 14°01'33" West – record), chord distance of 134.52 feet, for an arc length of 135.95 feet;
3. North 00°23'21" East (North 00°23'56" East – record), a distance of 536.06 feet (537.04' – record);

THENCE South 89°52'56" East (South 89°49'59" East – record), a distance of 887.06 feet (887.98' – record);

THENCE South 44°56'28" East, (South 44°53'31" East – record) a distance of 662.75 feet;

THENCE South 00°17'21" East, (South 00°14'24" East – record) a distance of 879.23 feet (880.07' – record) to a point on the South line of said Northeast Quarter (NE/4);

THENCE North 89°30'01" West, (North 89°32'38" West – record) along said South line, a distance of 1,888.14 feet to the **POINT OF BEGINNING**.

Said tract of land containing 2,065,999 square feet or 47.4288 acres, more or less.

The basis of bearing for the above-described tract of land is North 89°30'01" West along the South line of the Northeast Quarter (NE/4) and is based on State Plane Coordinates NAD-83 (U.S. Survey Foot), Oklahoma South Zone and referenced to the City of Norman GPS Monuments.

§ 5. Further, the following condition is hereby attached to the zoning of the tract:

- a. The site shall be developed in accordance with PUD Narrative, including Exhibits A-E, dated April 6, 2020 and Revised May 7, 2020, and the site development plan submitted by the applicant and approved by the Planning Commission on May 14, 2020, attached and made a part hereof.

§ 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 _____ day

NOT ADOPTED this _____ day

of _____, 2020.

of _____, 2020.

Breea Clark, Mayor

Breea Clark, Mayor

ATTEST:

Brenda Hall, City Clerk