

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 GRANT SPECIAL USE FOR A CHURCH, TEMPLE, OR OTHER PLACE OF WORSHIP IN THE R-1, SINGLE FAMILY DWELLING DISTRICT, FOR PART OF THE NORTHWEST QUARTER OF SECTION TWENTY (20) TOWNSHIP NINE (9) NORTH, RANGE TWO (2) WEST OF THE INDIAN MERIDIAN, CLEVELAND COUNTY, OKLAHOMA; AND PROVIDING FOR THE SEVERABILITY THEREOF. (1801 NORTH PORTER AVENUE)

- § 1. WHEREAS, Norman Community Church of the Nazarene has made application to have Special Use for a Church, Temple, or Other Place of Worship on the property described below in 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 be granted and an ordinance 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 said application 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 grant Special Use for a Church, Temple, or Other Place of Worship in the R-1, Single Family Dwelling District, for the following described property, to wit:

Part of the Northwest Quarter (NW/4) of Section Twenty (20), Township Nine (9) North, Range Two (2) West of the Indian Meridian, Cleveland County, Oklahoma, more particularly described as:

Beginning at the Southwest Corner of the Northwest Quarter, Thence North 416 feet for a Point of Beginning; Thence East 1100 feet; Thence North 198 feet; Thence West 1100 feet; Thence South 198 feet to the Point of Beginning, together with all the improvements and appurtenances, if any, belonging to the property, and subject to existing zoning ordinances, restrictions and easements of record.

Said tract contains 15.02 acres, more or less.

- § 5. Further, pursuant to the provisions of Section 22:434.1 of the Code of the City of Norman, as amended, the following conditions are hereby attached to the zoning of the tract:
- a. The site shall be developed in accordance with the Site Plan (Exhibit A.2), and supporting documentation submitted by the applicant and approved by the Planning Commission on September 10, 2015.
  - b. The proposed front building, “Building 10” as shown on Exhibit A.2, will be comprised of masonry material as approved per Section 431.4 – Exterior Appearance, with 80% masonry on the west façade and the north and south facades.
  - a. The proposed accessory buildings as shown on Exhibit A.2: “Building 2” will have 80% masonry on the west façade and south façade; “Building 3” will have 48” of masonry at the base of the north façade; and “Building 4” will have 48” of masonry at the base of the south façade.
- § 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 of \_\_\_\_\_, 2015.

\_\_\_\_\_  
(Mayor)

NOT ADOPTED this \_\_\_\_\_ day of \_\_\_\_\_, 2015.

\_\_\_\_\_  
(Mayor)

ATTEST:

\_\_\_\_\_  
(City Clerk)