

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 REMOVE PART OF THE SOUTHEAST QUARTER OF SECTION FIVE (5) AND THE SOUTHWEST QUARTER OF SECTION FOUR (4), TOWNSHIP EIGHT (8) NORTH, RANGE TWO (2) WEST OF THE INDIAN MERIDIAN, TO NORMAN, CLEVELAND COUNTY, OKLAHOMA, FROM THE A-2, RURAL AGRICULTURAL DISTRICT, AND THE I-2, HEAVY INDUSTRIAL DISTRICT, AND PLACE SAME IN THE PUD, PLANNED UNIT DEVELOPMENT DISTRICT; AND PROVIDING FOR THE SEVERABILITY THEREOF. (South of East Constitution Street and west of South Classen Boulevard)

- § 1. WHEREAS, Classen Crossings, L.L.C., the owners of the hereinafter described property, have made application to have the subject property removed from the A-2, Rural Agricultural District, and I-2, Heavy Industrial District, and placed in the PUD, Planned Unit Development 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 remove the following described property from the A-2, Rural Agricultural District, and I-2, Heavy Industrial District, and place the same in the PUD, Planned Unit Development District, to wit:

A tract of land being a part of the Southeast Quarter (SE/4) of Section Five (5) and the Southwest Quarter (SW/4) of Section Four (4), Township Eight (8) North, Range Two (2) West of the Indian Meridian, City of Norman, Cleveland County, Oklahoma, being more particularly described as follows:

Commencing at the Southeast Corner of said Southeast Quarter, thence North along the East line of said Southeast Quarter a distance of 8.52 feet (Measured: North 00°18'14" West a distance of 14.53 feet) to the point of beginning; Thence from said POINT OF BEGINNING, continuing North (Measured: North 00°18'14" West) along the East line of said Southeast Quarter a distance of 525.47 feet ; Thence North 89°38'20" East a distance of 131.97 feet to a point on the West line of the right-of-way of U.S. Highway No. 77; Thence along the West line of said right-of-way North 27°22'00" West (assumed) a distance of

374.04 feet; Thence West a distance of 365 feet (Measured: South 62°38'00" West a distance of 356.61 feet) to a point on the East line of the right-of-way of A.T. & S.F. Railroad; Thence along the East line of said right-of-way South a distance of 752.0 feet (Measured: South 27°21'48" East a distance of 782.05 feet) to the point of beginning.

Said tract containing 3.9364 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 condition is hereby attached to the zoning of the tract:

- a. The site shall be developed in accordance with the Site Development Plan (Exhibit A) and the PUD Narrative (Exhibit B), approved by the Planning Commission on December 11, 2014, and supporting documentation submitted by the applicant and approved by the Planning Commission, and made a part hereof.

§ 7. 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)

ATTEST:

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

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

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