

AN ORDINANCE OF THE COUNCIL OF THE CITY OF NORMAN, OKLAHOMA, AMENDING THE PLANNED UNIT DEVELOPMENT ESTABLISHED IN ORDINANCE O-9900-2, AS AMENDED BY ORDINANCE 0506-58, TO AMEND THE DESIGN CRITERIA AND APPROVED USES FOR TWO TRACTS IN PART OF THE SOUTHWEST QUARTER OF SECTION 11, TOWNSHIP 9 NORTH, RANGE 3 WEST OF THE INDIAN MERIDIAN, NORMAN, CLEVELAND COUNTY, OKLAHOMA; AND PROVIDING FOR THE SEVERABILITY THEREOF. (NORTHEAST CORNER OF 36TH AVENUE N.W. AND TECUMSEH ROAD)

- § 1. WHEREAS, Carroll Family, L.L.C., the owner of the hereinafter described property, has made application to amend the Planned Unit Development approved by Ordinance O-9900-2, as amended by O-0506-58, so as to amend the approved uses for two tracts; 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, Oklahoma, is hereby amended so as to amend the Planned Unit Development approved by Ordinance O-9900-2, as amended by O-0506-58, so as to amend the approved uses from Office uses to Commercial uses within two tracts, to wit:

TRACT 1

Being a tract of land lying in the Southwest Quarter (SW/4), Section 11, Township 9 North, Range 3 West of the Indian Meridian, Norman, Cleveland County, Oklahoma, more particularly described as follows:

COMMENCING at the Southwest corner of said SW/4; THENCE North 00°11'51" West along the West line of said SW/4 a distance of 474.47 feet to the POINT OF BEGINNING;

THENCE continuing North 00°11'51" West along said West line a distance of 304.78 feet;

THENCE North 89°48'09" East a distance of 550.00 feet;

THENCE South 00°11'51" East a distance of 304.78 feet;

THENCE South 89°48'09" West a distance of 550.00 feet to a point on the West line of said SW/4 and the POINT OF BEGINNING.

Said tract contains 167,629 square feet, or 3.848 acres, more or less.

And

TRACT 2

Being a tract of land lying in the Southwest Quarter (SW/4), Section 11, Township 9 North, Range 3 West of the Indian Meridian, Norman, Cleveland County, Oklahoma, more particularly described as follows:

COMMENCING at the Southwest corner of said SW/4; THENCE North 00°11'51" West along the West line of said SW/4 a distance of 779.25 feet; THENCE North 89°48'09" East a distance of 300.00 feet to the POINT OF BEGINNING;

THENCE North 00°11'51" West a distance of 542.82 feet;

THENCE North 89°12'50" East a distance of 250.01 feet;

THENCE South 00°11'51" East a distance of 545.39 feet;

THENCE South 89°48'09" West a distance of 250.00 feet to the POINT OF BEGINNING.

Said tract contains 136,026 square feet, or 3.123 acres, more or less.

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

- a. The site shall be developed in accordance with Amended PUD Narrative, dated May 4, 2015, and the Preliminary Site Plan for Carroll Farm Addition submitted by the applicant and approved by the Planning Commission on June 11, 2015, 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 of _____,
_____, 2015.

(Mayor)

ATTEST:

(City Clerk)

NOT ADOPTED this _____ day of _____,
_____, 2015.

(Mayor)