

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 A TRACT OF LAND SITUATED IN THE SOUTHWEST QUARTER (SW/4) OF SECTION SEVENTEEN (17), TOWNSHIP EIGHT NORTH (T8N), RANGE TWO WEST (R2W) OF THE INDIAN MERIDIAN (I.M.), IN CLEVELAND COUNTY, OKLAHOMA, FROM THE A-2, RURAL AGRICULTURAL DISTRICT AND PLACE THE SAME IN THE R-1, SINGLE FAMILY DWELLING DISTRICT, OF SAID CITY; AND SO AS TO REMOVE A TRACT OF LAND SITUATED IN THE SOUTHEAST QUARTER (SE/4) OF SECTION SEVENTEEN (17), TOWNSHIP EIGHT NORTH (T8N), RANGE TWO WEST (R2W) OF THE INDIAN MERIDIAN (I.M.), IN CLEVELAND COUNTY, OKLAHOMA, FROM THE A-1, GENERAL AGRICULTURAL DISTRICT AND PLACE THE SAME IN THE R-1, SINGLE FAMILY DWELLING DISTRICT, OF SAID CITY; AND PROVIDING FOR THE SEVERABILITY THEREOF. (GENERALLY LOCATED ONE-HALF MILE SOUTH OF CEDAR LANE ROAD ON THE EAST SIDE OF JENKINS AVENUE AND EXTENDING SOUTHEAST TO 12TH AVENUE S.E.)

- § 1. WHEREAS, Shaz Investments, L.L.C. has made application to have the property described below removed from the A-2, Rural Agricultural District, and from the A-1, General Agricultural District, and to have the same placed 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 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 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 to place the same in the R-1, Single Family Dwelling District, to wit:

A tract of land situated within of the Southwest Quarter (SW/4) of Section Seventeen (17), Township Eight North (T8N), Range Two West (R2W) of the Indian Meridian (I.M.) in Cleveland County, Oklahoma, more particularly described as follows:

BEGINNING at the Northeast corner of said SW/4; thence S00°08'09"W along the East line of said SW/4 a distance of 1126.82 feet; thence N51°26'50"W a distance of 335.70 feet; thence S38°33'10"W a distance of 135.07 feet; thence S58°28'43"W a distance of 80.56 feet; thence N83°39'24"W a distance of 213.22 feet; thence N88°27'11"W a distance of 112.71 feet; thence N68°15'49"W a distance of 70.27 feet; thence N61°45'58"W a distance of 129.99 feet; thence N55°16'07"W a distance of 487.84 feet; thence N27°38'03"W a distance of 120.51 feet; thence N00°00'00"E a distance of 557.17 feet to a point on the North line of said SW/4; thence N89°36'41"E along said North line a distance of 1379.29 feet to the POINT OF BEGINNING.

Said tract contains 1,297,005 Sq Ft or 29.78 Acres, more or less.

- § 5. 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-1, General Agricultural District, and to place the same in the R-1, Single Family Dwelling District, to wit:

A tract of land situated within the Southeast Quarter (SE/4) of Section Seventeen (17), Township Eight North (T8N), Range Two West (R2W) of the Indian Meridian (I.M.) in Cleveland County, Oklahoma, more particularly described as follows:

COMMENCING at the Northwest corner of said SE/4; thence S00°08'09"W along the West line of said SE/4 a distance of 870.02 feet to the POINT OF BEGINNING; thence N89°42'36"E a distance of 582.94 feet; thence S09°32'07"E a distance of 100.00 feet; thence S25°09'04" W a distance of 278.61 feet; thence N75°07'27"W a distance of 120.59 feet; thence S89°42'36"W a distance of 112.51 feet; thence N51°26'50"W a distance of 156.01 feet; thence S38°33'10"W a distance of 110.00 feet; thence N51°26'50"W a distance of 79.38 feet to a point on said West line; thence N00°08'09"E along the West line of said SE/4 a distance of 256.80 feet to the POINT OF BEGINNING.

Said tract contains 169,026 Sq Ft or 3.88 Acres, more or less.

And

A tract of land situated within a portion of the Southeast Quarter (SE/4) of Section Seventeen (17), Township Eight North (T8N), Range Two West (R2W) of the Indian Meridian (I.M.) in Cleveland County, Oklahoma, more particularly described as follows: COMMENCING at the Northwest corner of said SE/4; thence S00°08'09"W along the East line of said SW/4 a distance of 1588.00 feet; thence S89°51'51"E a distance of 793.36 feet to the POINT OF BEGINNING; thence N36°43'32"E a distance of 374.35 feet; thence S46°19'31"E a distance of 93.70 feet; thence N89°42'36"E a distance of 186.01 feet; thence S43°41'55"E a distance of 137.65 feet; thence N89°42'36"E a distance of 311.95 feet; thence S00°17'24"E a distance of 417.60 feet; thence S89°43'50"W a distance of 303.31 feet; thence N81°35'20"W a distance of 223.49 feet; thence N43°03'15"W a distance of 93.54 feet; thence N58°57'50"W a distance of 348.42 feet to the POINT OF BEGINNING.

Said tract contains 339,907 Sq Ft or 7.80 Acres, more or less.

Total tract contains 1,805,938 Sq Ft or 41.46 Acres, more or less.

§ 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	NOT ADOPTED this	day of
-	, 2021.		, 2021.

(Mayor)

(Mayor)

ATTEST:

(City Clerk)