

AN ORDINANCE OF THE COUNCIL OF THE CITY OF NORMAN, OKLAHOMA, AMENDING SECTION 36-201 OF THE CODE OF THE CITY OF NORMAN SO AS TO REMOVE THE TRACT OF LAND BEING A PART OF THE NORTHWEST QUARTER (NW/4), SOUTHWEST QUARTER (SW/4) AND SOUTHEAST QUARTER (SE/4) OF SECTION THIRTY-FIVE (35), TOWNSHIP NINE NORTH (T9N), RANGE THREE WEST (R3W) OF THE INDIAN MERIDIAN, TO NORMAN, CLEVELAND COUNTY, OKLAHOMA, FROM THE PUD, PLANNED UNIT DEVELOPMENT DISTRICT, AND PLACE SAME IN THE PUD, PLANNED UNIT DEVELOPMENT DISTRICT; AND PROVIDING FOR THE SEVERABILITY THEREOF. (GENERALLY LOCATED SOUTH OF W MAIN STREET, WEST OF ED NOBLE PARKWAY, NORTH OF W LINDSEY STREET, AND EAST OF 36TH AVENUE SW; WARD 3)

- § 1. WHEREAS, Bob Moore Farms North, LLC, the owners of the hereinafter described property, have made application to have the subject property removed from the PUD, Planned Unit Development 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 on March 12, 2026 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 36-201 of the Code of the City of Norman, Oklahoma, is hereby amended so as to remove the following described property from the PUD, Planned Unit Development District and place the same in the PUD, Planned Unit Development District, to wit:

A tract of land being a part of the Northwest Quarter (NW/4), Southwest Quarter (SW/4) and Southeast Quarter (SE/4) of Section Thirty-five (35), Township Nine North (T9N), Range Three West (R3W), of the Indian Meridian, Norman, Cleveland County, Oklahoma, being more particularly described as follows: COMMENCING at the Northwest corner of said NW/4; THENCE South 00°14'36" East along the West line of said NW/4 a distance of 827.06 feet; THENCE North 89°29'56" East a distance of 50.00 feet to a point on the Easterly right-of-way line of 36th Ave. S.W. and the POINT OF BEGINNING; THENCE South 45°20'05" East a distance of 537.56 feet; THENCE North 44°39'55" East a distance of 506.00 feet to a point on a non-tangent curve; THENCE around a curve to the right having a radius of 95.00 feet (said curve subtended by a chord which bears

North 07°54'43" West, a distance of 115.49 feet) and an arc length of 124.14 feet to a point on a non-tangent curve; THENCE around a compound curve to the right having a radius of 1025.00 feet (said curve subtended by a chord which bears North 88°27'24" East, a distance of 91.24 feet) and an arc length of 91.27 feet to a point of reverse curvature; THENCE around a curve to the left having a radius of 770.74 feet (said curve subtended by a chord which bears North 86°36'01" East, a distance of 118.46 feet) and an arc length of 118.58 feet to a point of reverse curvature; THENCE around a curve to the right having a radius of 1816.33 feet (said curve subtended by a chord which bears North 86°21'15" East, a distance of 263.60 feet) and an arc length of 263.83 feet to a point of continuing curvature; THENCE around a compound curve to the right having a radius of 400.00 feet (said curve subtended by a chord which bears South 80°48'07" East, a distance of 120.77 feet) and an arc length of 121.23 feet; THENCE South 72°07'10" East a distance of 47.63 feet to a point on a non-tangent curve; THENCE around a curve to the right having a radius of 388.10 feet (said curve subtended by a chord which bears South 20°35'17" West, a distance of 36.67 feet) and an arc length of 36.68 feet to a point of reverse curvature; THENCE around a curve to the left having a radius of 30.00 feet (said curve subtended by a chord which bears North 51°13'49" West, a distance of 21.39 feet) and an arc length of 21.88 feet; THENCE North 72°07'10" West a distance of 42.27 feet to a point of curvature; THENCE around a curve to the left having a radius of 371.66 feet (said curve subtended by a chord which bears North 81°06'57" West, a distance of 116.24 feet) and an arc length of 116.71 feet to a point of continuing curvature; THENCE around a compound curve to the left having a radius of 1792.33 feet (said curve subtended by a chord which bears South 87°50'31" West, a distance of 127.48 feet) and an arc length of 127.50 feet; THENCE South 20°06'11" West a distance of 437.23 feet; THENCE North 89°43'36" East a distance of 391.55 feet to a point on a non-tangent curve; THENCE around a curve to the left having a radius of 387.26 feet (said curve subtended by a chord which bears South 22°28'06" East, a distance of 50.21 feet) and an arc length of 50.24 feet to a point of reverse curvature; THENCE around a curve to the right having a radius of 290.36 feet (said curve subtended by a chord which bears South 17°07'10" East, a distance of 91.50 feet) and an arc length of 91.89 feet to a point of reverse curvature; THENCE around a curve to the left having a radius of 88.00 feet (said curve subtended by a chord which bears South 25°43'56" East, a distance of 53.45 feet) and an arc length of 54.30 feet; THENCE South 13°30'57" West a distance of 31.29 feet; THENCE North 89°43'36" East a distance of 133.96 feet; THENCE North 34°46'56" West a distance of 21.91 feet to a point on a non-tangent curve; THENCE around a curve to the left having a radius of 88.00 feet (said curve subtended by a chord which bears North 00°47'23" East, a distance of 143.13 feet) and an arc length of 167.15 feet to a point of reverse curvature; THENCE around a curve to the right having a radius of 248.94 feet (said curve subtended by a chord which bears North 31°28'24" West, a distance of 187.72 feet) and an arc length of 192.48 feet to a point on a non-tangent curve; THENCE around a compound curve to the right having a radius of 1010.41 feet (said curve subtended by a chord which bears South 82°15'01" East, a distance of 322.91 feet) and an arc length of 324.31 feet; THENCE South 18°15'37" West a distance of 291.79 feet; THENCE North 89°43'36" East a distance of 15.78 feet; THENCE South 27°14'56" East a

distance of 294.39 feet; THENCE South 83°43'01" East a distance of 73.17 feet; THENCE South 27°14'56" East a distance of 337.21 feet; THENCE South 62°45'04" West a distance of 51.82 feet; THENCE South 00°18'00" East a distance of 252.21 feet; THENCE South 25°24'32" East a distance of 475.59 feet; THENCE South 40°53'25" East a distance of 63.30 feet; THENCE North 89°02'02" East a distance of 173.37 feet; THENCE South 27°14'56" East a distance of 38.12 feet; THENCE South 34°02'05" West a distance of 108.89 feet; THENCE South 41°07'36" East a distance of 443.87 feet; THENCE South 27°11'49" East a distance of 305.85 feet; THENCE South 00°18'14" East a distance of 546.23 feet; THENCE South 89°15'14" West a distance of 262.44 feet; THENCE North 00°18'14" West a distance of 662.45 feet; THENCE North 29°35'07" West a distance of 8.43 feet; THENCE North 68°56'17" West a distance of 497.22 feet; THENCE North 00°15'28" West a distance of 147.75 feet; THENCE South 89°44'32" West a distance of 34.94 feet to a point on a non-tangent curve; THENCE around a curve to the left having a radius of 530.00 feet (said curve subtended by a chord which bears North 19°34'50" West, a distance of 352.09 feet) and an arc length of 358.91 feet to a point of continuing curvature; THENCE around a compound curve to the left having a radius of 2030.00 feet (said curve subtended by a chord which bears North 39°30'54" West, a distance of 37.86 feet) and an arc length of 37.86 feet; THENCE South 49°57'03" West a distance of 60.00 feet to a point on a non-tangent curve; THENCE around a curve to the left having a radius of 1970.00 feet (said curve subtended by a chord which bears North 44°21'03" West, a distance of 295.53 feet) and an arc length of 295.81 feet; THENCE around a compound curve to the left having a radius of 1970.00 feet (said curve subtended by a chord which bears North 55°40'32" West, a distance of 481.73 feet) and an arc length of 482.94 feet; THENCE North 13°24'41" East a distance of 61.75 feet to a point on a non-tangent curve; THENCE around a curve to the left having a radius of 2030.00 feet (said curve subtended by a chord which bears North 75°54'02" West, a distance of 898.35 feet) and an arc length of 905.85 feet; THENCE South 89°43'36" West a distance of 298.79 feet; THENCE North 45°15'30" West a distance of 35.35 feet; THENCE North 00°14'36" West a distance of 1022.37 feet to the POINT OF BEGINNING.

Containing 55.70 acres, more or less

- § 5. Further, pursuant to the provisions of Section 36-509 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 PUD Narrative, Site Development Plan, and supporting documentation, which are 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
_____, 2026.

NOT ADOPTED this _____ day of
_____, 2026.

(Mayor)

(Mayor)

ATTEST:

(City Clerk)