

ORDINANCE NO. 3517

An ordinance amending the zoning ordinance of the City of Broken Arrow, Oklahoma, approving BAZ 1913, generally located one-quarter mile west of 23rd Street, south of Kenosha Street, granting an IL zoning classification to be placed upon the tracts, repealing all ordinances or parts of ordinances in conflict herewith, and declaring an emergency.

WHEREAS, the State of Oklahoma has granted cities, as governmental entities, the duty and power to enact zoning ordinances for the protection of persons and property residing within the City limits, and for securing the benefits of orderly development as a whole; and

WHEREAS, rezoning case BAZ 1913 (R-2 and CH to IL) was approved by the City Council on April 15, 2014, subject to at least 30 feet of right-of-way being dedicated along 15th Street; and

WHEREAS, the requested right-of-way was recorded in Tulsa County on October 23, 2017 (Document No. 2017099238); and

WHEREAS, the property is generally located one-quarter mile west of 23rd Street, south of Kenosha Street; and

WHEREAS, the proposed zoning is compatible with the comprehensive plan and surrounding uses; and

WHEREAS, the granting of the application will not have an adverse effect on the other property in the area or in the community; and

WHEREAS, for these reasons, the City Council finds this request should be granted.

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF BROKEN ARROW, OKLAHOMA:

SECTION I. The zoning classification of the following described real estate situated in Tulsa County, State of Oklahoma, being more particularly described as follows:

Beginning 428 feet West and 50 feet North of the Southeast corner of the Northwest Quarter of the Northeast Quarter (NW/4 NE/4), Thence 464 feet West, Thence 281 feet North, Thence 464 feet East, Thence 281 feet South to the Point of Beginning, Section Twelve (12), Township Eighteen (18) North, Range Fourteen (14) East of the Indian Base and Meridian, Tulsa County, State of Oklahoma, according to the U.S. Government Survey thereof.

and

Part of the Northwest Quarter of the Northeast Quarter (NW/4 NE/4), Beginning at the Southeast corner of the Northwest Quarter of the Northeast Quarter (NW/4 NE/4), Thence West 1320 feet, Thence North 331 feet, Thence East 25 feet, Thence South 145.78 feet, Thence East 298.18 feet, Thence North 150.04 feet, Thence East 103.58 feet, Thence South 281 feet, Thence East 464 feet,

Thence North 281 feet, Thence West 294', Thence North approximately 642.32, curve right approximately 1362.96 feet, Thence South approximately 477 .98 feet to the Point of Beginning, LESS the West 25 feet thereof for statutory right-of-way, Section Twelve (12), Township Eighteen (18) North, Range Fourteen (14) East of the Indian Base and Meridian, Tulsa County, State of Oklahoma, according to the U.S. Government Survey thereof.

be and the same is hereby changed from the zoning classification of R-2 and CH to IL.

SECTION II. Any ordinance or parts of ordinances found to be in conflict herewith are hereby repealed.

SECTION III. An emergency exists for the preservation of the public health, peace, and safety, and therefore this ordinance shall become effective from and after the time of its passage and approval.

PASSED AND APPROVED and the emergency clause ruled upon separately this _____ day of _____, 2018.

MAYOR

ATTEST:

(Seal) CITY CLERK

APPROVED:



ASSISTANT CITY ATTORNEY