

## **ORDINANCE NO. 3621**

**An ordinance amending the zoning ordinance of the City of Broken Arrow, Oklahoma, approving BAZ-2013, granting a CG zoning classification be placed upon the tract, generally located west of the southwest corner of Kenosha Street (71<sup>st</sup> Street) and 51<sup>st</sup> Street (Evans Road/225<sup>th</sup> E. Avenue), 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**, a series of governmental administrative hearings have been conducted at which time it was determined that the land in question would be proper for a Commercial General District; and

**WHEREAS**, rezoning case BAZ-2013 (A-1 to CG), which contained 1.05 acres, was approved by the Broken Arrow City Council on November 6, 2018, subject to the property being replatted; and

**WHEREAS**, the plat, Creek Center, which contained 1.05 acres, was recorded in Wagoner County on October 7, 2019; and

**WHEREAS**, the property is generally located west of the southwest corner of Kenosha Street (71<sup>st</sup> Street) and 51<sup>st</sup> Street (Evans Road/225<sup>th</sup> E. Avenue); 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 Wagoner County, State of Oklahoma, being more particularly described as follows:

All of Creek Center, an addition to the City of Broken Arrow, Wagoner County, Oklahoma, a resubdivision of a part of Possum Run Addition, situated in the NE/4, NE/4 Section 8, T-18-N, R-15-E, Document # 2019-12782.

be and the same is hereby changed from the zoning classification A-1 (Agricultural) to CG

(Commercial General).

**SECTION II.** Any ordinance or parts of ordinances found to be in conflict herewith are hereby repealed.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 \_\_\_\_\_, 2020.

\_\_\_\_\_  
MAYOR

ATTEST:

\_\_\_\_\_  
(Seal) CITY CLERK

APPROVED:

  
\_\_\_\_\_  
ASSISTANT CITY ATTORNEY