

City of Oklahoma City

(CY4201997)

Published in the Journal Record October 6, 2026

NOTICE OF HEARING

CASE NUMBER: **PUD-2163**DATE OF HEARING: **October 22, 2026**

NOTICE IS HEREBY GIVEN that **Miramar Miramar LLC** have filed an application with the City of Oklahoma City to change the zoning designation of their property. The only property to be rezoned is outlined on the map on the reverse side of this notice.

To review copy of the Proposed Master Design Statement for this PUD visit www.okc.gov/districts.

ADDRESS: 2801 East I-44 Service Road

CURRENT ZONING: R-1 Single-Family Residential, C-3 Community Commercial, C-4 General Commercial, HNO Healthy Neighborhood and NE Gateway UCD Overlay Districts

PROPOSED USE: The purpose of this request is to allow industrial use and development.

LEGAL DESCRIPTION: See attached Exhibit A – Legal Description

Your property is not included within the area proposed to be rezoned. This notice is being provided to you because you own property nearby. You are not required to attend the hearing, but if you wish to you may. You can also have someone appear on your behalf. The Planning Commission will hold a public hearing on the date shown above. Letters in support or opposition of this application should be submitted to the city staff via mail or email by **noon on Friday, October 16, 2026**, in order to be delivered to the Commission members.

Following the hearing, the Planning Commission forwards its recommendations to the City Council where an ordinance to rezone the subject property is scheduled for a final public hearing. You will receive notice by mail of the final Council hearing from the City Clerk.

LOCATION OF PUBLIC HEARING

A PUBLIC HEARING will be held by the Oklahoma City Planning Commission at 1:30 p.m. on Thursday, October 22, 2026, in the Council Chamber, Third Floor, Municipal Building, 200 North Walker Avenue, Oklahoma City, Oklahoma.

The agenda and staff report for this meeting will be posted at following link:

<https://okc.primegov.com/public/portal>

Please conduct your business with us by phone or email.

City of Oklahoma City Planning Department
420 West Main Street, Suite 910, Oklahoma City, Oklahoma 73102
Email: subdivisionandzoning@okc.gov

Ph: (405) 297-2623 Para asistencia en Español, favor de llamar al (405) 297-3533.

PUD-2163 Exhibit A – Legal Description

The Southeast Quarter (SE/4) of the Northwest Quarter (NW/4) of the Southeast Quarter (SE/4) of Section One (1), Township Twelve (12) North, Range Three (3) West of the Indian Meridian, Oklahoma County, Oklahoma, according to the Government Survey thereof, LESS AND EXCEPT: A part of the Southeast Quarter (SE/4) of the Northwest Quarter (NW/4) of the Southeast Quarter (SE/4) of Section One (1), Township Twelve (12) North, Range Three (3) West of the Indian Meridian, Oklahoma County, Oklahoma, more particularly described as follows: Commencing at the Southeast Corner of the SE/4 of said Section 1; thence North 90°00'00" West along the South line of said SE/4 a distance of 2593.38 feet to the Southwest Corner of said SE/4; thence North 00°13'47" West along the West line of said SE/4 a distance of 1980.93 feet to the Northwest Corner of the South Half (S/2) of the North Half (N/2) of said SE/4; thence South 89°58'08" East along the North line of said S/2 N/2 SE/4 a distance of 949.69 feet to the POINT OF BEGINNING; thence continuing South 89°58'08" East a distance of 350.00 feet to the Northeast Corner of the SE/4 NW/4 SE/4 of said Section 1; thence South 00°14'28" East along the East line of said SE/4 NW/4 SE/4 a distance of 305.00 feet; thence North 89°58'08" West a distance of 350.00 feet; thence North 00°14'28" West a distance of 305.00 feet to the POINT OR PLACE OF BEGINNING.

Case No: PUD-2163 **Applicant:** Miramar Miramar, LLC
Existing Zoning: R-1 / C-3 / C-4 / HNO / UC
Location: 2801 E. I-44 Service Rd.

