

AGENDA

Regular Meeting of the
Nichols Hills Planning Commission
Tuesday, December 6, 2016 at 5:30 PM
Public Works, 1009 NW 75th
Nichols Hills, OK 73116

HEARING IMPAIRED: Upon the receipt of a written request 48 hours prior to all public meetings, a certified signer will be provided for the hearing impaired.

1. Call to Order
2. Roll Call
3. Citizens Desiring to be Heard
4. Minutes
 - a. November 1, 2016 Minutes
 - b. August 2, 2016 Minutes
5. Items for Separate Vote
 - a. Schedule of 2017 Regular Nichols Hills Planning Commission Meetings
6. Public Hearings
 - a. PUBLIC HEARING: Discussion, consideration and possible approval or disapproval deed combining vacant real property into two lots generally located between Western Ave. and Grand Blvd. on the north side of N.W. 63rd Street. The applicant is requesting approval of deeds containing the following legal descriptions:

Description of King's Court Tract 1:

A tract of land being a part of the Southeast Quarter (SE/4) of Section Five (5), Township Twelve (12) North, Range Three (2) West of the Indian Meridian, Nichols Hills, Oklahoma County, Oklahoma, and being a part of Block Twenty-six (26) of AMENDED PLAT OF BLOCKS A-B-C-D-E-1-2-3 & 26 NICHOLS HILLS (Book 23 of Plats, Page 49); said tract BEING all of Lots Twenty-seven through Thirty (L27-L30) AND the South half (S/2) of the vacated East-West Alley (E/W alley) lying adjacent to said L27-L30, AND the West half (W/2) of Kings Court, a vacated public street, lying adjacent to L27-L30 and S/2 E/W alley, all lying within said Block 26; said tract more particularly described using meets and bounds as follows:

BEGINNING at the Southwest corner of Lot Twenty-seven (27) in said Block 26;

THENCE North 00°12'00" West, along the extended West line of said Lot 27, a distance of 123.60 feet to a point on the Centerline (C/L) of said vacated East-West Alley;

THENCE North 89°41'23" East, along the extended C/L of said vacated Alley, a distance of 150.00 feet to a point on the Centerline of vacated Kings Court;

THENCE South 00°12'00" East, along and with said C/L, a distance of 123.60 feet to the extended South line of L27-L30;

THENCE South 89°41'23" West, along said extended South line, a distance of 150.00 feet to the POINT OF BEGINNING.

Containing 18,540 square feet or 0.4256 acres, more or less.

Basis of Bearing: The South line of the Southwest Quarter (SW/4) of Section Five (5), Township Twelve (12) North, Range Three (2) West, Indian Meridian, having an assumed bearing of South 89°41'23" West.

Description of King's Court Tract 2:

A tract of land being a part of the Southeast Quarter (SE/4) of Section Five (5), Township Twelve (12) North, Range Three (2) West of the Indian Meridian, Nichols Hills, Oklahoma County, Oklahoma, and being a part of Block Twenty-six (26) of AMENDED PLAT OF BLOCKS A-B-C-D-E-1-2-3 & 26 NICHOLS HILLS (Book 23 of Plats, Page 49); said tract BEING all of Lots Nineteen through Twenty-six (L19-L26) AND the South half (S/2) of the vacated East-West Alley lying adjacent to said L19-26, all lying within said Block 26; said tract more particularly described using meets and bounds as follows:

BEGINNING at the Southwest corner of Lot Nineteen (19) in said Block 26;

THENCE North 00°12'00" West, along the extended West line of said Lot 19, a distance of 123.60 feet to a point on the Centerline (C/L) of said vacated East-West Alley;

THENCE North 89°41'23" East, along and with said C/L, a distance of 200.00 feet to the extended East line of Lot Twenty-six (26);

THENCE South 00°12'00" East, along said extended East line, a distance of 123.60 feet to a point on the South line of said L19-L26;

THENCE South 89°41'23" West, along and with said South line, a distance of 200.00 feet to the POINT OF BEGINNING.

Containing 24,720 square feet or 0.5675 acres, more or less.

Basis of Bearing: The South line of the Southwest Quarter (SW/4) of Section Five (5), Township Twelve (12) North, Range Three (2) West, Indian Meridian, having an assumed bearing of South 89°41'23" West.

- b. PUBLIC HEARING: Discussion, consideration and possible approval or disapproval of an ordinance amending section 50-26 of the Nichols Hills City Code and the Official Zoning District Map concerning territory within the "PUD" Planned Unit Development District and adopting and approving the Planned Unit Development District and adopting and approving the Planned Unit Development of Cumberland Court, located along Cumberland Drive between Avondale Drive and N. Western Avenue, as amended and restated, dated November 9, 2016; repealing all conflicting ordinances or parts of ordinances; providing for severability; and declaring an emergency.

7. Adjournment

I certify that the forgoing was filed in the Office of the City Clerk at 10:01 AM on the 1st day of December, 2016 and posted in prominent view on the North East window at Town Hall, 1117 NW 63rd St., and Public Works, 1009 NW 75th Street, Nichols Hills, Oklahoma, at 4:30 PM on the 1st day of December, 2016.



City Clerk
City of Nichols Hills, Oklahoma