

ORDINANCE NO. 4025-A

AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF MUSKOGEE AS PROVIDED BY CHAPTER 90, SECTION 01-03, OF THE MUSKOGEE CITY CODE, SEPTEMBER 2014, BY RE-ZONING A TRACT OF LAND LOCATED IN THE SW1/4 NW1/4 AND THE NW1/4 SW1/4 OF SECTION 17, TOWNSHIP 15 NORTH, RANGE 19 EAST, MUSKOGEE COUNTY, OKLAHOMA, MORE PARTICULARLY DESCRIBED AS COMMENCING AT THE NW CORNER OF SAID NW1/4 SW1/4 SECTION 17; THENCE S01°40'38"E ALONG THE WEST LINE THEREOF 208.57 FEET; THENCE N88°19'22"E 25.00 FEET TO A POINT ON THE EAST RIGHT-OF-WAY OF COUNTRY CLUB ROAD FOR A POINT OF BEGINNING. THENCE N38°03'57"E 262.77 FEET; THENCE S52°01'20"E 40.00 FEET; THENCE N37°58'40"E 437.70 FEET; THENCE S85°56'01"E 134.90 FEET; THENCE S41°03'50"E 171.27 FEET; THENCE S38°42'42"W 135.73 FEET; THENCE S32°34'05"W 276.97 FEET; THENCE S29°05'45"W 295.19 FEET; THENCE S41°51'09"W 83.07 FEET; THENCE S49°51'56"W 113.76 FEET; THENCE S54°43'30"W 161.20 FEET; THENCE N89°56'12"W 47.16 FEET TO A POINT ON SAID EAST RIGHT-OF-WAY OF COUNTRY CLUB ROAD; THENCE N01°40'38"W ALONG SAID RIGHT-OF-WAY 434.05 FEET TO THE POINT OF BEGINNING. CONTAINING 7.16 ACRES, MORE OR LESS; AND PROVIDING FOR SEVERABILITY. (Muskogee Golf and Country Club, LLC, Applicant)

FROM "A" AGRICULTURAL DISTRICT

TO

"PUD" PLANNED URBAN DEVELOPMENT DISTRICT

WHEREAS, the City of Muskogee Planning and Zoning Commission, in a meeting held August 21, 2017, did recommend the approval of the rezoning of the property set out above in the title of the Ordinance, and did authorize the director of the Commission to advise the Council of the City of Muskogee of this recommendation,

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MUSKOGEE, OKLAHOMA,

Section 1. THAT, the official zoning map of the City of Muskogee as provided by Chapter 90, Section 01-03, of the Muskogee City Code, September 2014, is hereby amended by changing the District Classification by rezoning A TRACT OF LAND LOCATED IN THE SW1/4 NW1/4 AND THE NW1/4 SW1/4 OF SECTION 17, TOWNSHIP 15 NORTH, RANGE 19 EAST, MUSKOGEE COUNTY, OKLAHOMA, MORE PARTICULARLY DESCRIBED AS COMMENCING AT THE NW CORNER OF SAID NW1/4 SW1/4 SECTION 17; THENCE S01°40'38"E ALONG THE WEST LINE THEREOF 208.57 FEET; THENCE N88°19'22"E 25.00 FEET TO A POINT ON THE EAST RIGHT-OF-WAY OF COUNTRY CLUB ROAD FOR A POINT OF BEGINNING. THENCE N38°03'57"E 262.77 FEET; THENCE S52°01'20"E 40.00 FEET; THENCE N37°58'40"E 437.70 FEET; THENCE S85°56'01"E 134.90 FEET; THENCE S41°03'50"E 171.27 FEET; THENCE S38°42'42"W 135.73 FEET; THENCE S32°34'05"W 276.97 FEET; THENCE S29°05'45"W 295.19 FEET; THENCE

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AND that this change be so ordered and declared by the City Council.

Section 2. THAT, the City Clerk is authorized and directed to show such change on the zoning map record.

Section 3: REPEALER. All other ordinances or parts of ordinances in direct conflict herewith are repealed to the extent of the conflict only.

Section 4: SEVERABILITY. Should any part, section, subsection, sentence, provision, clause, or phrase hereof be held invalid, void, or unconstitutional for any reason, such holding shall not render invalid, void, or unconstitutional any other section, subsection, sentence, provision, clause, or phrase of this Ordinance, and the same are deemed severable for this purpose.

PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF MUSKOGEE, OKLAHOMA, THIS 28TH DAY OF AUGUST, 2017.

JOHN R. COBURN, MAYOR

ATTEST:

TAMMY L. TRACY, CITY CLERK
(SEAL)

APPROVED as to form and legality this ____ day of _____, 2017.

ROY D. TUCKER, CITY ATTORNEY