

ORDINANCE NO. 2023-\_\_

AN ORDINANCE REPEALING ORDINANCE 23-20 AND CHANGING THE EXISTING ZONING CLASSIFICATION FROM THE R-1 SINGLE FAMILY DWELLING DISTRICT TO THE C-1 LOCAL COMMERCIAL DISTRICT ZONING CLASSIFICATION ON THE TRACT OF LAND WHICH IS HEREINAFTER MORE PARTICULARLY DESCRIBED IN SECTION ONE (1) HEREOF; APPROVING THE SITE PLAN ATTACHED AS EXHIBIT A; AND AUTHORIZING CHANGES TO BE MADE UPON THE OFFICIAL ZONING MAP IN ACCORDANCE WITH THIS ORDINANCE.

WHEREAS, the zoning changes to be made by this ordinance have been recommended to deny by the City Planning Commission; and

WHEREAS, legal notice has been given and a public hearing held regarding the said changes.

NOW, THEREFORE, be it ordained by the Council of the City of Lawton, Oklahoma, that:

SECTION 1. This ordinance repeals Ordinance 23-20.

SECTION 2. The following described tract of land, to-wit:

Lots 11-12, Block 6, Lee Addition, Lawton, Comanche County, Oklahoma  
(Located at 2122 & 2124 NW Arlington Avenue, Lawton, OK 73507)

be and the same hereby is changed from the existing classification of R-1 Single Family Dwelling District to the C-1 Local Commercial District zoning classification.

SECTION 3. The site plan attached as Exhibit A is hereby approved and made part of this ordinance. All construction and uses shall be in accordance with this site plan. There is no proposed use shown on the site plan and will need to be amended per Chapter 18 of Lawton City Code before any construction.

SECTION 4. The changes be made upon the Official Zoning Map and/or sheets thereof reflecting the changes described in this ordinance and the Mayor and City Clerk are hereby authorized to execute the entry on said Official Zoning Map describing the nature of the changes.

PASSED and APPROVED by the Mayor and Council of the City of Lawton this \_\_\_\_ day of May, 2023.

\_\_\_\_\_  
STANLEY BOOKER, MAYOR

ATTEST:

\_\_\_\_\_  
TRACI HUSHBECK, CITY CLERK

APPROVED as to form and legality this \_\_\_\_ day of \_\_\_\_\_, 2023.

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TIM WILSON, ITERIM CITY ATTORNEY

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AN ORDINANCE CHANGING THE EXISTING ZONING CLASSIFICATION FROM THE R-1 SINGLE FAMILY DWELLING DISTRICT TO THE C-1 LOCAL COMMERCIAL DISTRICT ZONING CLASSIFICATION ON THE TRACT OF LAND WHICH IS HEREINAFTER MORE PARTICULARLY DESCRIBED IN SECTION ONE (1) HEREOF; AUTHORIZING CHANGES TO BE MADE UPON THE OFFICIAL ZONING MAP IN ACCORDANCE WITH THIS ORDINANCE.

Brief Gist

This ordinance changes the zoning classification of property located at 2122 & 2124 NW Arlington Avenue, Lawton, OK 73507 from the R-1 Single Family Dwelling District to the C-1 Local Commercial District zoning classification. Mckee Enterprises, LLC is the owner of the properties located at 2122 & 2124 NW Arlington Avenue, Lawton, OK 73507 (Lots 11-12, Block 6, of Lee Addition). This property is located on the south side of NW Arlington Avenue between NW Sheridan Rd and NW Morford Dr. 2122 NW Arlington Ave is a vacant lot. There was a vacant residential structure on 2124 NW Arlington Ave. This structure has since been demolished with its permit dating to October 2022 and is currently vacant. No construction plans have been submitted for these two lots.

PASSED and APPROVED by the Council of the City of Lawton, Oklahoma, this 9<sup>th</sup> day of May, 2023.

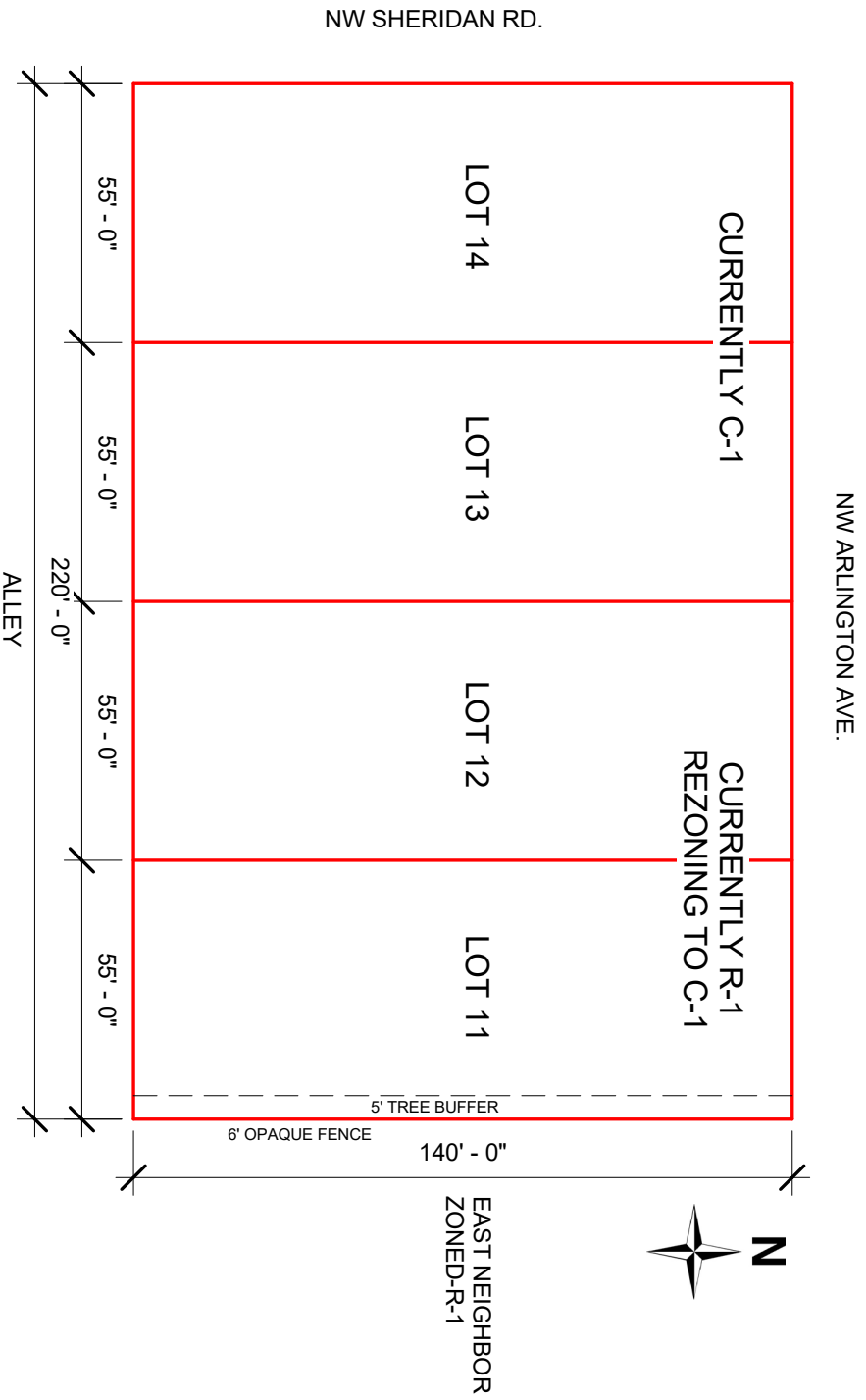
\_\_\_\_\_  
STANLEY BOOKER, MAYOR

ATTEST:


\_\_\_\_\_  
TRACI HUSHBECK, CITY CLERK

(Published in *The Lawton Constitution* this \_\_\_\_ day of \_\_\_\_\_, 2023.)

# EXHIBIT A



**SCOPE OF WORK:**  
MERGE LOTS AND REZONE TO C-1



sharpdesign@ymail.com  
www.sharpdesignanddrafting.com

Rezoning

LEE BLK 6 LOTS 11-14

Rezoning-Site Plan

Project number	ME-031	C2
Date	11-7-2022	
Drawn by	SS	
Checked by		Scale 1" = 40'-0"

11/7/2022 9:32:15 AM