

APPLICATION FOR PLANNING AND ZONING
USE PERMITTED ON REVIEW 11-2-2
MINIMUM AREA 22,000 SQ FT
(11 OKLAHOMA STATUTE 43-113)

- 1. Name of Petitioner(s): Cristobal Martinez
- 2. Address of Petitioner(s): 519 N. 2nd, Clinton, OK 73101
- 3. Phone number of Petitioner(s): 580-445-1999
- 4. Name and address of owner of subject property: Same as above

- 5. Legal description of subject property and street address: Clinton Wilson
TR 25' x 141' E of Lt 1, All of Lt 1, blk 4 (900 S. 10th)
- 6. Present Zoning: C-4 Requested zoning: C-5
- 7. Intent Use: Use as mechanic shop (already existing)
and add a used car dealership.

8. NOTICE OF HEARING BEFORE PLANNING AND ZONING BOARD

- a) Petitioner must supply a certified list of all owners of property within a radius of 300 feet of the exterior boundary of subject property; ownership to be as shown on records of County Clerk. List must show address of such surrounding property owners as per records used by County Treasurer in mailing tax bills to such owners of such properties.
- b) City Clerk shall set a date for a hearing before the Planning and Zoning Board and shall mail notices of same to all those names in Item 8-A at least twenty (20) days in advance of such hearing.
- c) Petitioner is responsible for a filing fee of \$125.00 at the time of the application. (11 Oklahoma Statute 44-108)
- d) If petitioner's request is approved by the City Council, a copy of the approving ordinance will be published with the cost thereof being billed direct to the applicant by the newspaper.

Date: 6/21-2021 Signature of Petitioner: Cristobal Martinez

Date filed with clerk: 6/22/2021 Date of hearing: 7/13/2021

Date of Public Hearing before City Council: ~~8-3-2021~~
9-7-2021

Jaycee Lane

Top

ALLEY

45 FT

80 FT

water

100 FT

shop

door

door

dealer

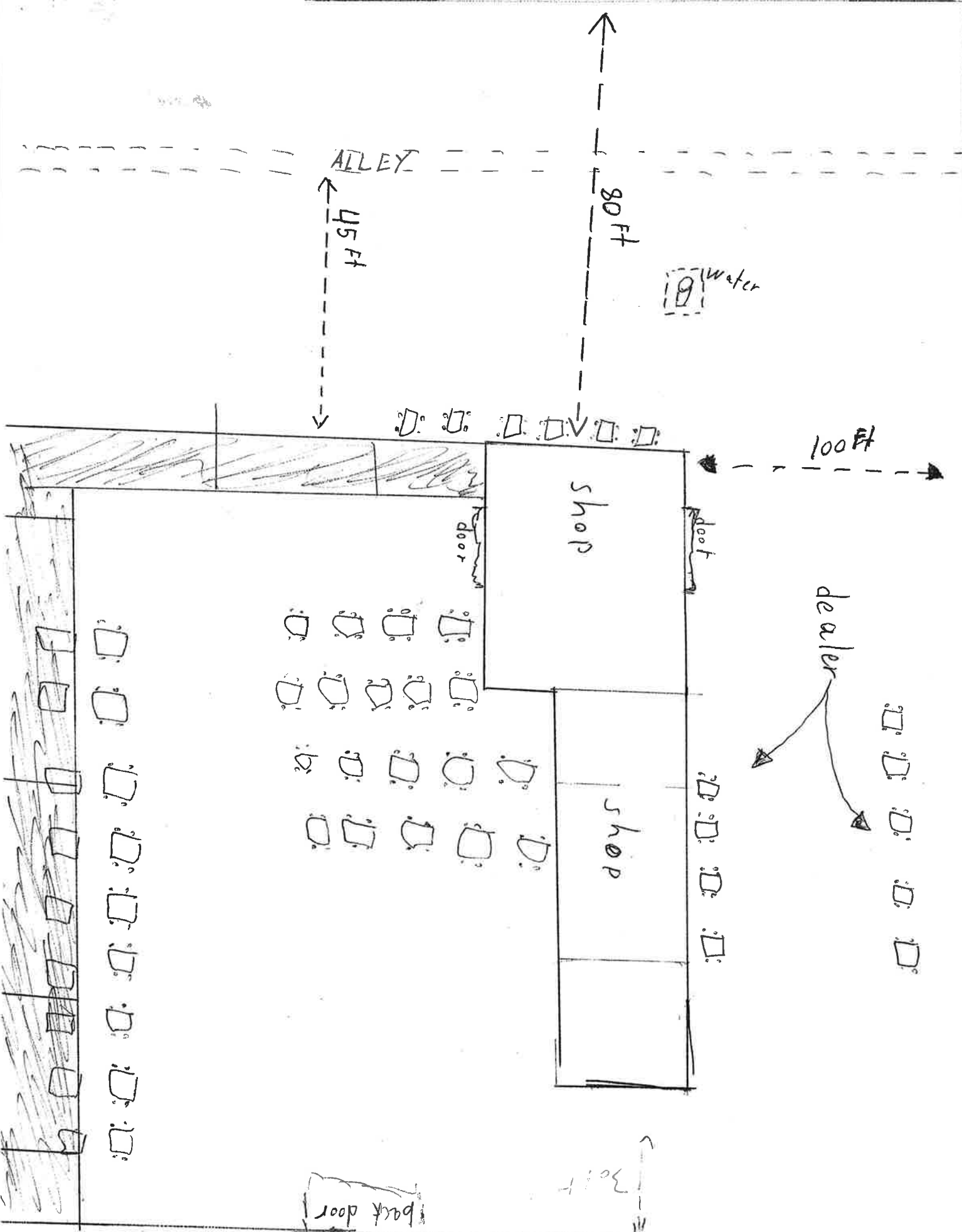
shop

back door

30 FT

Wilson Ave.

100



Basic Information

Parcel ID: 200017007

Parcel Number: 1310-00-004-001-0-000-00

Addition : WILSON

Township : 012

Range : 017

Section : 23

Deed Book : 1899

Deed Page : 81

Will need to rezone from C-4 to C-5

Show Property Map



Buy County Platbooks, Wall Maps!

Ownership

MARTINEZ GALLEGOS JUAN CARLOS &
CRISTOBAL MARTINEZ GALLEGOS 519 N 2ND
CLINTON, OK 73601

Parcel Location

900 S 10TH
CLI OK
205: Cli City I-99

Property Value

Assessed Values		Market Values	
\$2,327	: Land :	\$21,150	
\$2,042	: Improvement :	\$18,566	
\$2,028	: Other :	\$18,434	
\$6,397	: Total :	\$58,150	

Exemption : \$ Estimated Tax : \$613

Legal Description

CLINTON WILSON TR 25'X141' E OF LT 1 ALL OF LT 1 BLK 4

Sales History

2020-10-16
\$90,000
Grantor : OBI PROPERTY

2008-01-18
\$0
Grantor : TRI-COUNTY OIL CO INC

MANAGEMENT
 Grantee : MARTINEZ GALLEGOS
 JUAN CARLOS &
 Book : 1899
 Page : 81
 Stamps : 135.00
 Qualifi : Q
 Instrument : WD
 Vacant : Improved

Grantee : OBI PROPERTY
 MANAGEMENT
 Book : 1384
 Page : 129
 Stamps : 0.00
 Qualifi : OTHER
 Instrument : QUITCLAIM DEED
 Vacant : IMPROVED

Building (Improvement) Information

Commercial

100% Service Repair Garage (528)

2,016

None

Quality :

Roof Type : Gable

Roof Mat. : Composition

Exterior Wall : Concrete Block

Interior Wall : None

Foundation : None

Flooring : None

Bedrooms : 0

Bathrooms : 0

Rooms : 0

Heat/Air : Radiant Space Heaters

Heat/Air : Radiant Space Heaters

Built in 1960

Condition :

Fireplace : None

Occupancy : Service Repair Garage

CANOPY (1012.00)

Storage (1600.00)

Storage (1900.00)

Storage (1160.00)

Land Information

Front-Foot

Ag Use : None

Soil Use : None

Zoning : None

Figures

Ownership Records will be Historical Records Only - updated to February 1st, 2021

CUSTER COUNTY ASSESSOR

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BUILDING CLASS: 1460
 BUILDING USE: 0014
 PERIMETER FOOT: 0000
 STORIES: 01
 QUALITY: avg
 INTERIOR FINISH: part finished
 FLOOR COVERING: asphalt tile
 AIR CONDITIONING: none
 HEATING: space
 ROOMS/UNITS: 0000
 BATHROOMS: 000
 ROOF TYPE: gable
 ROOF MATERIAL: composition
 EXTERIOR WALL 1: c-block
 EXTERIOR WALL 2:
 FOUNDATION: slab
 FRAME: c
 HEIGHT: 10
 EST. COM. WALL: 000

YEAR BUILT: 1960
 YEAR REMODELED: 1985
 EFFECTIVE YEAR: 1975
 CONDITION: avg

SQUARE FOOTAGE

GFA 00002016
 0
 0
 0
 0
 0
 0
 0
 0
 0

MISCELLANEOUS BUILDINGS

Storage	1600	\$5,200.00
Storage	1900	\$6,200.00
Storage	1160	\$3,750.00
CANOPY	1012	\$3,300.00

LAND MEASUREMENTS

141	213	30,033
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Account Data And Map Image

Data provided by County Assessor

Date 07/27/2021

Time 10:54:05

Map Image



©2021 Google (Assessor's Use Only)

Assessment Data

Account 200017007
Parcel ID 1310-00-004-001-0-000-00
Cadastral ID 1310-004-001-00-0-000-00
Property Type REAL - Real Property
Property Class UC
Tax Area 205 - Cli City I-99
Situs 00900 S 10TH
Subdivision WILSON
Lot/Block 0001 / 0004
Sec/Twn/Rng / / /
Neighborhood 131000 - WILSON CLI
 MARTINEZ GALLEGOS JUAN CARLOS &
 CRISTOBAL MARTINEZ GALLEGOS
 519 N 2ND
 CLINTON OK 73601-

Primary Image



Legal Description

CLINTON WILSON TR 25'X141' E OF LT 1 ALL OF LT 1 BLK 4

Assessed Valuation

Land Value	21,150	Assessed Value	58,150
Improvements	37,000	Assessment Level	11%
Mobile Home	0	Penalty Amount	0
Total Value	58,150	Exemption	0
		Total Taxable	6,397