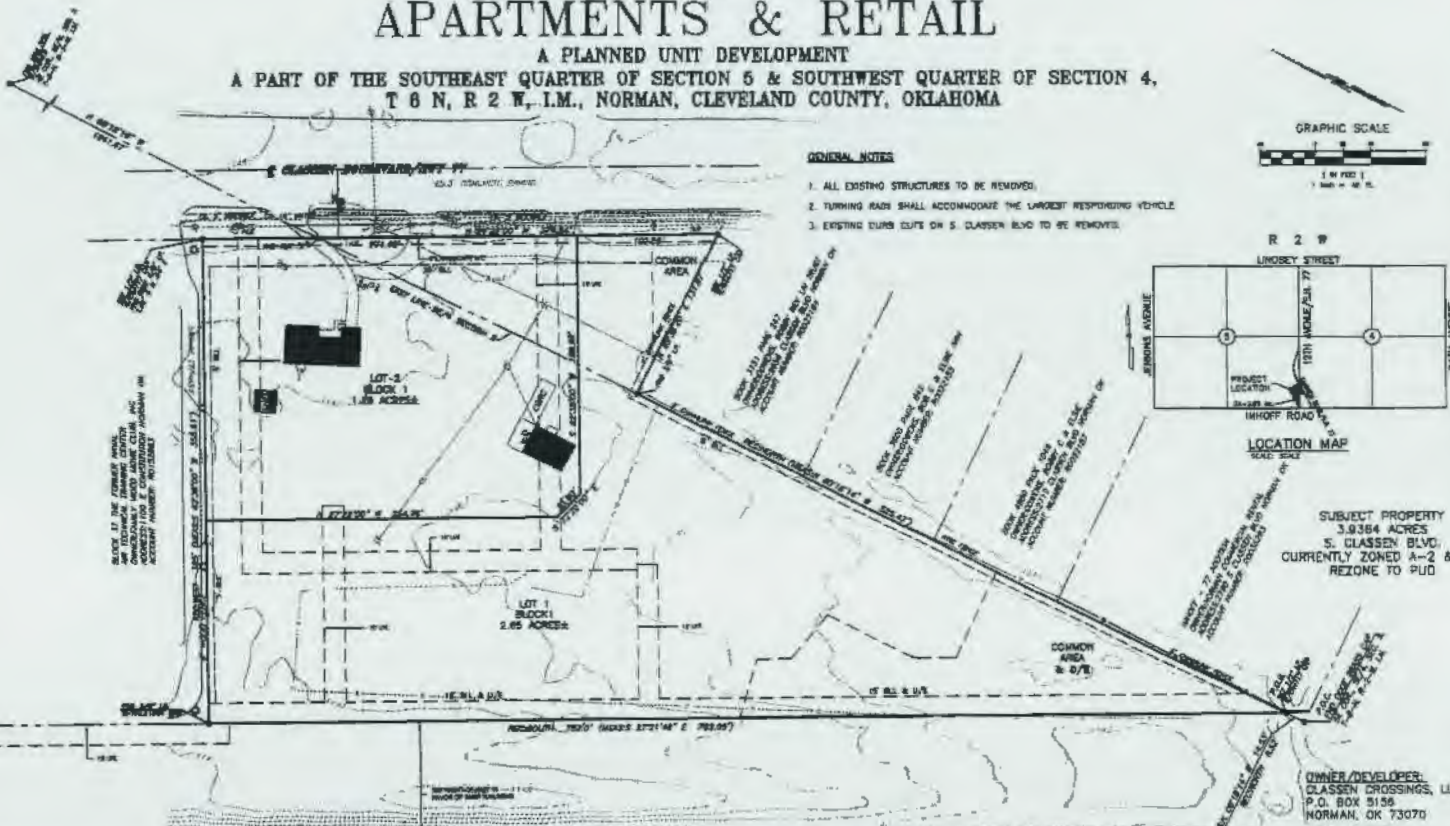
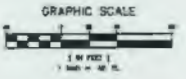


# PRELIMINARY PLAT OF CLASSEN CROSSINGS APARTMENTS & RETAIL

A PLANNED UNIT DEVELOPMENT  
A PART OF THE SOUTHEAST QUARTER OF SECTION 5 & SOUTHWEST QUARTER OF SECTION 4,  
T 6 N, R 2 W, I.M., NORMAN, CLEVELAND COUNTY, OKLAHOMA



- GENERAL NOTES**
1. ALL EXISTING STRUCTURES TO BE REMOVED.
  2. TURNING RADIUS SHALL ACCOMMODATE THE LARGEST RESPONDING VEHICLE.
  3. EXISTING CURB CUTS ON S. CLASSEN BLVD TO BE REMOVED.



**SUBJECT PROPERTY**  
3.9364 ACRES  
S. CLASSEN BLVD.  
CURRENTLY ZONED A-2 & 1-2  
REZONE TO PUD

**OWNER/DEVELOPER:**  
CLASSEN CROSSINGS, LLC  
P.O. BOX 5158  
NORMAN, OK 73070

**STORM DRAINAGE ORDINATION FACILITY AGREEMENT**

Drainage detention facility easements are hereby established as shown to preserve the desirability of storm water and the community as approved by the city engineer, at no cost to the applicant, while the drainage detentions facility easements shall be the right, title and responsibility of the property owner(s) to the plat of CLASSEN CROSSINGS APARTMENTS & RETAIL, Norman, Oklahoma. The drainage detentions facility easements shall be the right, title and responsibility of the property owner(s) to the plat of CLASSEN CROSSINGS APARTMENTS & RETAIL, Norman, Oklahoma. The drainage detentions facility easements shall be the right, title and responsibility of the property owner(s) to the plat of CLASSEN CROSSINGS APARTMENTS & RETAIL, Norman, Oklahoma. The drainage detentions facility easements shall be the right, title and responsibility of the property owner(s) to the plat of CLASSEN CROSSINGS APARTMENTS & RETAIL, Norman, Oklahoma.

**LEGAL DESCRIPTION**

Commencing at the Southeast Corner (SE1/4) of Section No. 05 and the Southwest Quarter (SW1/4) of Section No. 04 Township 6 N, Range 2 W, I.M., City of Norman, Cleveland County, Oklahoma, being more particularly described as follows:

Beginning at the Southeast Corner (SE1/4) of Section No. 05 and the Southwest Quarter (SW1/4) of Section No. 04 Township 6 N, Range 2 W, I.M., City of Norman, Cleveland County, Oklahoma, being more particularly described as follows:

Beginning at the Southeast Corner (SE1/4) of Section No. 05 and the Southwest Quarter (SW1/4) of Section No. 04 Township 6 N, Range 2 W, I.M., City of Norman, Cleveland County, Oklahoma, being more particularly described as follows:

Beginning at the Southeast Corner (SE1/4) of Section No. 05 and the Southwest Quarter (SW1/4) of Section No. 04 Township 6 N, Range 2 W, I.M., City of Norman, Cleveland County, Oklahoma, being more particularly described as follows:

**ENGINEER:**  
ARC ENGINEERING  
CONSULTANTS, LLC  
STEVE ROLLINS, P.E.  
150 DEER CREEK ROAD  
EDMOND, OK 73012

**SURVEYOR:**  
OKLAHOMA SURVEY COMPANY  
RYAN DOUDICAN, P.L.S.  
P.O. BOX 6723  
EDMOND, OK 73083

**ARC Engineering Consultants, LLC**  
150 DEER CREEK ROAD  
EDMOND, OK 73012  
PHONE (405) 870-0000  
FAX (405) 870-0000  
WWW.ARC-OK.COM



**CLASSEN CROSSINGS  
APARTMENTS & RETAIL**  
S. CLASSEN BLVD. & LINCOLN ST.  
NORMAN, CLEVELAND CO., OKLAHOMA

**PRELIMINARY PLAT**

REVISIONS	DATE

**PROJECT NUMBER:**  
14-004

**DATE:**  
12-03-14

**SCALE:**  
(HORIZ.) 1"=40'  
(VERT.) N/A

**SHEET NUMBER:**  
1 of 1