

CEDAR LANE

LOCATION MAP

BASE OF BEAMS: 20" 25" 34" End, using the same size of end Section 1.

A level of sand lying in Section Shaleen (14), Township Eight (8) North, Range Two (2) West of the Indian Meridian, Cleveland County, Oklahoma, being more particularly described as follows:

[illegible]

GENERAL NOTES:

8. MAINTAINANCE PROPERTY OWNERS ASSOCIATION IS REQUIRED.
9. MAINTENANCE OF THE COMMON AREAS AND/OR PRIVATE DRAINAGE EASEMENTS IN OCEAN LAKE SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNERS ASSOCIATION. NO STRUCTURES, STORAGE OF MATERIALS OR PILING OR OTHER OBSTRUCTIONS INCLUDING FENCES, EITHER TEMPORARY OR PERMANENT, SHALL BE PLACED WHERE THE ASSOCIATED COMMON AREAS ARE LOCATED. SUCH OBSTRUCTIONS INCLUDE BUT NOT LIMITED TO SIGNAGE, BARRICADES, TRUCKS, TRAILERS, CRANES, BOATS, PUMPS, AND DOCKS WHICH MUST BE REMOVED IF INSTALLED IN A MANNER TO HINDER OR IMPAIRMENT OF ACCESS.
10. SOCIETIES ON EACH LOT ALONG LOCAL AND COLLECTOR STREETS ARE REQUIRED AND MUST BE INSTALLED PRIOR TO THE CEASUREMENT OF ANY OCCUPANCY POINTS.
11. ALL EXISTING MATCHED LOTS
12. THE ORDER MATCHED LOTS WILL BE AVAILABLE FOR CONSTRUCTION ONCE THE MATCHED LOTS HAVE BEEN STOPPED PROCEEDING. THE WALLS HAVE BEEN PLACED AND THE ROADS HAS BEEN REDUCED TO 60 FEET PER FOOT OF WHEELWHEELROADS. FROM THAT TIME, LOTS CAN BE USED AS ACCESS TO THE WALL SITE.

EXISTING ZONING FOR
SUBJECT PROPERTY

R-1 RESIDENTIAL: 147.00 ACRES
R-1 RESIDENTIAL LOTS: 533
PUD SINGLE FAMILY: 49 ACRES
PUD SINGLE FAMILY LOTS: 31
C-1 COMMERCIAL: 4.55 ACRES
C-1 COMMERCIAL LOTS: 1

OWNER/DEVELOPER:
CEDAR LANE, LLC
P.O. BOX 5156
NORMAN, OK 73070

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

Are Engineering Consultants, LLC
CIVIL ENGINEERING LAND PLANNING
10000 W. 10th Avenue Suite 1000
Denver, CO 80202 Phone (303) 755-4444
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ENGINEERING CONSULTANTS

CERTIFICATE OF AUTHORIZATION NO. 00001 EXP. 03/01/04

CEDAR LANE
AVE. SE & CEDAR LANE RD.
N., CLEVELAND CO, OKLAHOMA

PRELIMINARY PLAT

[illegible]

SHEET NUMBER
1 of 2

GERAR LAM

[illegible]

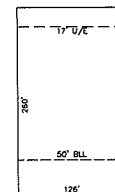
A note of thanks goes to Graham Wilson (UK), Jonathan Price (UK), Peter Fox (US) and to the referees.

[illegible]

1. MANDATORY FINANCIAL CRITERIA ASSOCIATION IS REQUIRED

2. MAINTENANCE OF THE COMMON AREAS AND/OR PRIVATE OWNERS EASEMENTS IN OIL/GAS SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNER ASSOCIATION, OR STRUCTURAL STORAGE OF MATERIAL, CRUISING, FILL OR OTHER DISTURBANCES INCLUDING EXCESS EROSION OR REMOVAL OF TOPSOIL SHALL BE PLACED WITHIN THE OIL/GAS RELATED COMMON AREAS AND/OR OWNERS EASEMENTS SHOWN. CERTAIN ADJACENT SITES AS, BUT NOT LIMITED TO, WATERS, BODIES, POND, OR BODIES SHOWN, SHALL BE INSTALLED IN A MANNER TO MEET THE REQUIREMENTS SPECIFIED ABOVE.
3. SECTIONS ON EACH LOT ALONG LOCAL AND COLLECTION STREETS ARE REQUIRED AND MUST BE INSTALLED PRIOR TO THE OCCURRENCE OF ANY OTHER PERMITS.
4. ALL EXISTING BARRIERS TO BE REMOVED.
5. THE CROSS HATCHED LOTS WILL BE AVAILABLE FOR CONSTRUCTION ONCE THE ACTIVE OIL WELLS HAVE STOPPED PRODUCTIONS, THE WELLS HAVE BEEN PLACED AND THE ROADWAY HAS BEEN REDUCED TO 40 FEET PER CITY OF CHICAGO SPECIFICATIONS. UNTIL SUCH TIME, LOTS CAN BE USED AS ACCESS TO THE WELLS.

R-1 RESIDENTIAL: 147.00 ACRES
R-1 RESIDENTIAL LOTS: 533
PUD SINGLE FAMILY: 49 ACRES
PUD SINGLE FAMILY LOTS: 31
C-1 COMMERCIAL: 4.55 ACRES
C-1 COMMERCIAL LOTS: 1



TYPICAL PUD LOT
PUD Ordinance No.
Q-0506-16

OWNER/DEVELOPER:
CEDAR LANE, LLC
P.O. BOX 5156
NORMAN, OK 73070

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

CEDAR LANE

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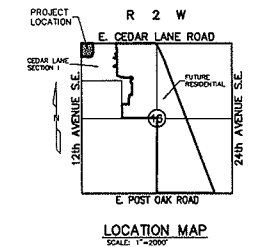
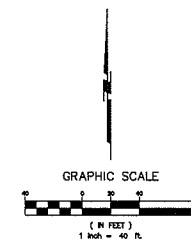
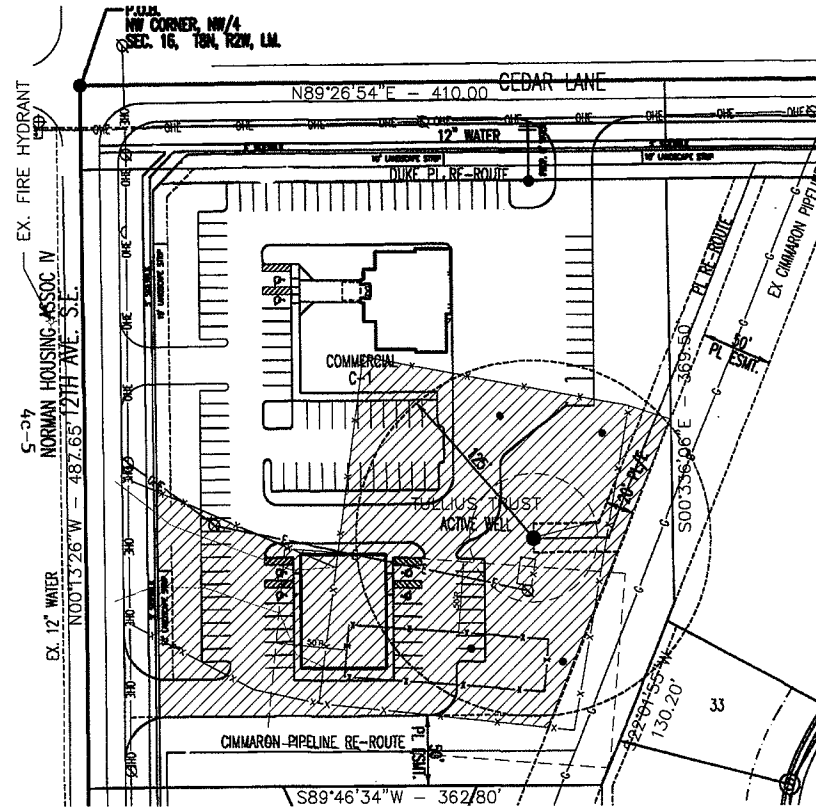
MEMBER OF THE AMERICAN SOCIETY OF CIVIL ENGINEERS

CEDAR LANE
AVE. SE & CEDAR LANE
CLEVELAND CO, OKLA
PRELIMINARY PLAT

[illegible]

SHEET NUMBER
2 of 2

PRELIMINARY SITE DEVELOPMENT PLAN OF
CEDAR LANE COMMERCIAL
 A PART OF SECTION 16, T-8-N, R-2-W, I.M.
 CITY OF NORMAN, CLEVELAND COUNTY, OKLAHOMA



LEGAL DESCRIPTION

BASES OF BEYOND: North 89°26'54" East, being the North Line of said Section 16;
 A tract of land lying in Section Eleven (11), Township Eight (8) North, Range Two (2) West of the Indian Meridian, Cleveland County, Oklahoma, being more particularly described as follows:
 BEGINNING at the Northwest Corner of the Northwest Quarter (NW/4) of said Section 16; Thence North 89°26'54" East, along the North line of said NW/4 a distance of 410.00 feet to a point on the West boundary of Cedar Lane Section 16; an addition to the City of Norman, Cleveland County, Oklahoma; Thence along the Cedar Lane boundary the following (2) points: South 89°26'54" East a distance of 200.00 feet; Thence South 22°01'50" West a distance of 130.20 feet; Thence South 89°47'34" West a distance of 362.80 feet to a point on the West line of said NW/4; Thence along the West line of said NW/4 North 89°13'25" West a distance of 467.85 feet to the Point of Beginning. Said tract contains 4.2412 acres more or less.

NOTES

1. THE CROSS HATCHED AREA WILL BE AVAILABLE FOR CONSTRUCTION ONCE THE ACTIVE OIL WELLS HAVE STOPPED PRODUCING. THE WELLS HAVE BEEN PLUGGED AND THE RADAR HAS BEEN REDUCED TO 48 FEET PER CITY OF NORMAN SPECIFICATIONS. UNTIL SUCH TIME, THE HATCHED AREA CAN BE USED AS ACCESS TO THE WELL SITE.

OWNER/DEVELOPER:
 CEDAR LANE, LLC
 P.O. BOX 5156
 NORMAN, OK 73012
 ENGINEER:
 ARC ENGINEERING
 CONSULTANTS, LLC
 STEVE ROLLINS, P.E.
 150 DEER CREEK ROAD
 EDMOND, OK 73012

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 PHONE (405) 562-3443
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 CERTIFICATE OF AUTHORIZATION NO. 1800 EXP. 6/20/14

CEDAR LANE COMMERCIAL
 12th AVE. SE & CEDAR LANE RD.
 NORMAN, CLEVELAND CO, OKLAHOMA
PRELIMINARY SITE PLAN

REVISIONS		DATE
NO.	DESCRIPTION	

PROJECT NUMBER:	11-004
DATE:	09-24-15
SCALE:	(HORIZ.) 1"=40'
(VERT.)	N/A
SHEET NUMBER	1 of 1