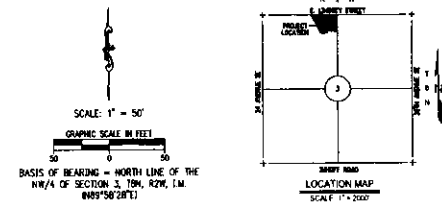


FINAL PLAT
OF
TURTLE CROSSING
A PLANNED UNIT DEVELOPMENT
A Part of the NW/4 of Section 3, T8N, R2W, I.M.
Norman, Cleveland County, Oklahoma



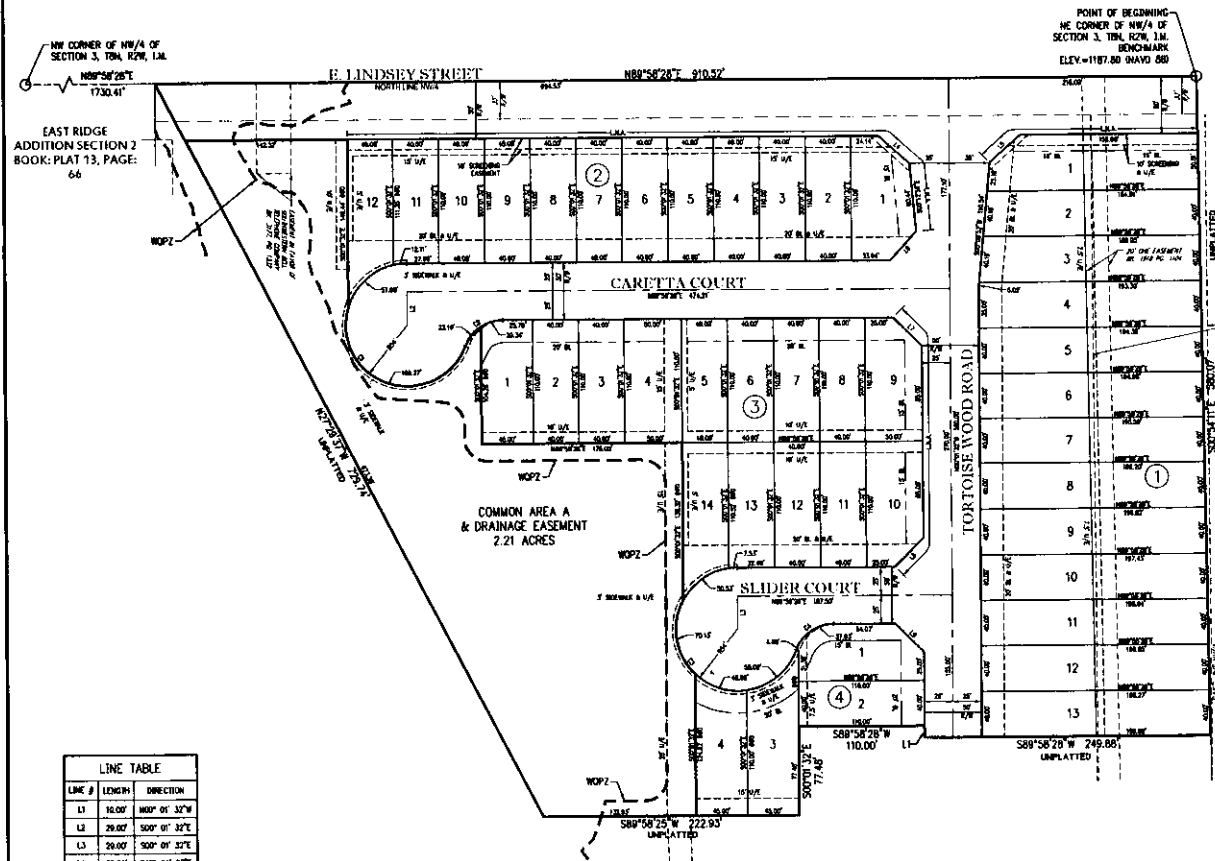
STORM DRAINAGE DETENTION FACILITY EASEMENT

Drainage Detention Facility Easements are hereby established as shown to provide for Detention of Storm Surface Water and constructed as approved by the City Engineer. All maintenance while the Drainage Detention Facility Easement shall be the right, duty and responsibility of the Property Owners Association in the plat of **TURTLE CROSSING**. However, if maintenance is neglected or subject to other unusual circumstances and it is determined to be a hazard or threat to public safety by the City, corrective maintenance may be performed by the governing jurisdiction with costs assessed to and born upon said Property Owners Association. Officials representing the Public Works Department, shall have the right to enter upon the easement for purposes of periodic inspection and/or corrective maintenance of the facility upon receiving written approval from the Public Works Department. Property Owners Association may contract representatives within the easement, provided the representative does not interfere with the function of the Detention Facility.

ADDRESSES

Any addresses shown on this plat were accurate at the time this plat was filed. Addresses are subject to change and should never be read upon in place of legal description.

- NOTES**
- This plat of survey meets the Oklahoma Minimum Standards for the Practice of Land Surveying as adopted by the Oklahoma State Board of Licensure for Professional Engineers and Land Surveyors and that said Plat complies with the requirements of Title 19, Section 11-106 of the Oklahoma State Statutes.
 - Measurements shall be as follows:
Metric: Mill with Metric stamped "CIA CAR35" for all Paved Surfaces or
3/8" Iron Rod with a Plastic Cap stamped "CIA CAR35"
 - Maintenance of the common areas and islands/margins in public rights-of-way shall be the responsibility of the Property Owners Association. No structures, storage of materials, grading, etc. or other obstructions, either temporary or permanent shall be placed within the drainage related common areas and/or drainage easement areas shown, certain structures such as, but not limited to, utility structures, signs and docks, shall be permitted if installed in a manner to meet the requirements specified above.
 - A sidewalk shall be required on each lot and must be installed prior to the issuance of an occupancy permit.
 - Sidewalks along common areas are the responsibility of the Developer and must be installed prior to the issuance of any Occupancy Permits. Arterial sidewalks shall be provided in accordance with sidewalk ordinances.
 - There shall be no clearing, grading, construction or disturbance of vegetation within the WEPZ except permitted by the director of public works unless such disturbance is done in accordance with 10-2166 of the Norman City Code.
 - Any WEPZ shown herein is subject to protective covenants that may be found in the land records and that restrict disturbance and use on these areas.



EAST RIDGE
ADDITION SECTION 2
BOOK: PLAT 13, PAGE:
66

LINE TABLE

LINE #	LENGTH	DIRECTION
L1	16.00'	N00°56'28"E 327.0'
L2	29.80'	S00°01'32"E
L3	29.00'	S00°01'32"E
L4	38.73'	S47°24'27"E
L5	38.79'	N47°21'22"E
L6	33.72'	S42°22'45"W
L7	20.30'	S45°07'32"E
L8	20.30'	S44°58'28"W
L9	35.30'	S45°07'32"E

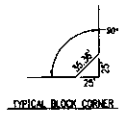
CURVE TABLE

CURVE #	LENGTH	RADIUS	DELTA	CHORD DIRECTION	CHORD LENGTH
C1	135.26'	54.00'	249°36'56"	S34°50'02"E	26.88'
C2	42.53'	35.00'	189°36'53"	S55°10'00"W	38.88'
C3	135.26'	54.00'	249°36'56"	S34°50'02"E	26.88'
C4	42.53'	35.00'	189°36'53"	S55°10'00"W	38.88'

LEGEND

EX. EXISTING
R/W RIGHT-OF-WAY
BL. BUILDING LIMIT LINE
U/E UTILITY EASEMENT
D/E DRAINAGE EASEMENT
P/D/E PRIVATE DRAINAGE EASEMENT
NRL NON-RADIAL LINE
L.N.A. LIMITS OF NO ACCESS

TOTAL LOTS = 43



FINAL PLAT
TURTLE CROSSING, A PLANNED UNIT DEVELOPMENT

Crafton Tull
A Division of Tull Construction, Inc.

SHEET NO.: 7 OF 2
DATE: 10/02/20
PROJECT NO.: 18614200