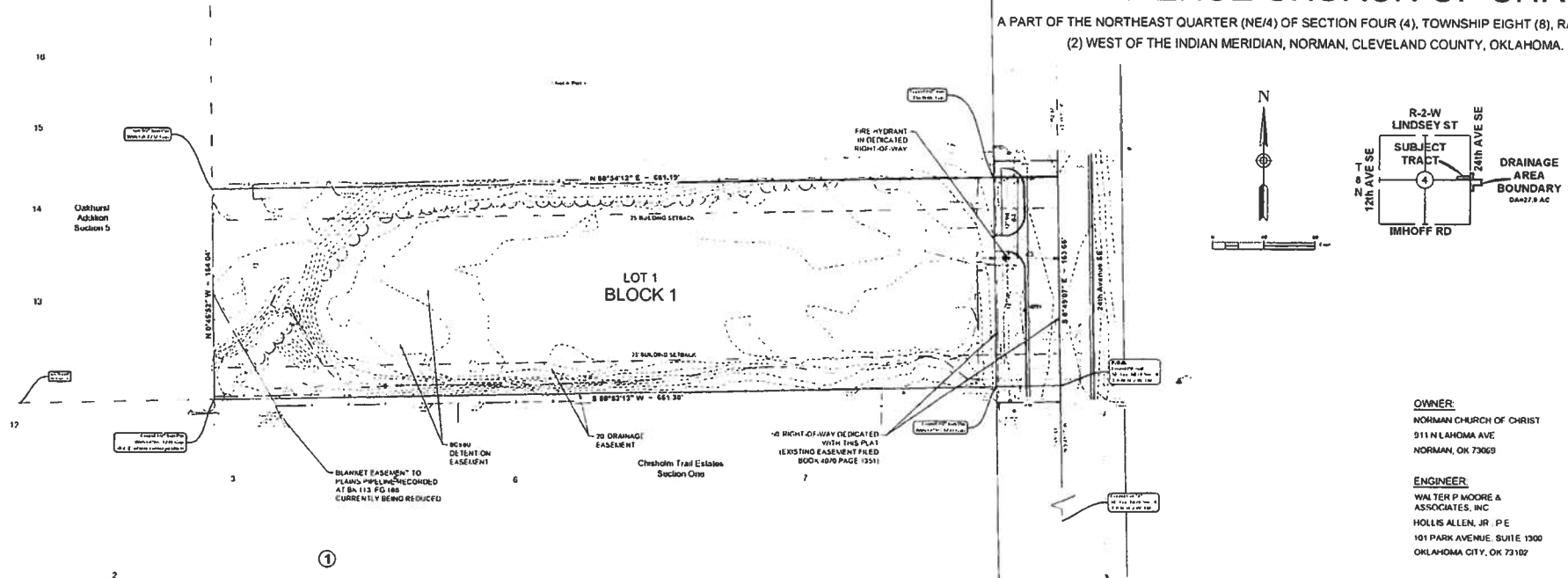


PRELIMINARY PLAT 24TH AVENUE CHURCH OF CHRIST

A PART OF THE NORTHEAST QUARTER (NE/4) OF SECTION FOUR (4), TOWNSHIP EIGHT (8), RANGE TWO (2) WEST OF THE INDIAN MERIDIAN, NORMAN, CLEVELAND COUNTY, OKLAHOMA.



OWNER:
NORMAN CHURCH OF CHRIST
911 N LAHOMA AVE
NORMAN, OK 73069

ENGINEER:
WALTER P. MOORE &
ASSOCIATES, INC.
HOLLIS ALLEN, JR. P.E.
101 PARK AVENUE, SUITE 1300
OKLAHOMA CITY, OK 73102

SURVEYORS CERTIFICATION

THIS IS TO CERTIFY THAT THIS SURVEY WAS DONE BY THE UNDERSIGNED THAT THE SURVEY WAS DONE ON THE GROUND IN ACCORDANCE WITH THE MOST RECENT MINIMUM STANDARDS FOR PROFESSIONAL SURVEYS, AS SET FORTH BY THE STATE OF OKLAHOMA, BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS, AND THAT THE ACCURACY AND POSITIONAL TOLERANCES ARE IN ACCORDANCE WITH THE SPECIFICATIONS FOR LAND BOUNDARY SURVEYS.

JOSEPH H. FARBER
FRONTIER LAND SURVEYING
800 W 18TH ST
EDMOND, OK 73013
405-284-6133

P.L.S. 81780
CAR 7232
F.X.P. 0-3802018



NOTES

- THIS SURVEY WAS DONE ON NAD 83, OKLAHOMA SOUTH - STATE PLANE COORDINATE SYSTEM.
- BASIS OF BEARING FOR THIS SURVEY IS "GRID" NORTH BASED ON GPS OBSERVATION ON THE ABOVE REFERENCED COORDINATE SYSTEM WITH THE CONTROLLING LINE BEING THE EAST LINE OF THE NORTHEAST QUARTER (NE/4) WITH A BEARING OF S 0°49'07" E.
- FIRE HYDRANT WILL BE LOCATED AND INSTALLED IN ACCORDANCE WITH THE FINAL PLANS AND THE CITY OF NORMAN STANDARDS AND SPECIFICATIONS.
- REFER TO DRAINAGE REPORT FOR SPECIFIC DATA FOR DRAINAGE AND DETENTION.
- EXISTING ZONING IS A-2.

TRACT LEGAL DESCRIPTION

A TRACT OF LAND BEING PART OF THE NORTHEAST QUARTER (NE/4) OF SECTION FOUR (4), TOWNSHIP EIGHT (8) NORTH, RANGE TWO (2) WEST OF THE INDIAN MERIDIAN, CLEVELAND COUNTY, OKLAHOMA, SAID TRACT FILED OF RECORD AS THE SOUTH HALF (S/2) OF THE SOUTH HALF (S/2) OF THE SOUTHEAST QUARTER (SE/4) OF THE SOUTHEAST QUARTER (SE/4) OF THE NORTHEAST QUARTER (NE/4); SAID TRACT CONTAINS 2.49 ACRES (108,342.48 SQ. FT.) AND IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:
BEGINNING AT THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER (NE/4) OF SECTION FOUR, SAID POINT BEING A P.N.M.
THENCE S 88°52'13" W ON SOUTH LINE OF SAID NORTHEAST QUARTER A DISTANCE OF 661.30 FEET TO A FOUND 1/2" IRON PIN WITH GPSC 1231 CAP;
THENCE N 0°46'52" W A DISTANCE OF 164.04 FEET TO A SET 1/2" IRON PIN WITH CA 7232 CAP;
THENCE N 88°54'12" E A DISTANCE OF 661.19 FEET TO A POINT ON THE EAST LINE OF SAID NE/4;
THENCE S 0°49'07" E ON THE EAST LINE OF SAID NE/4 A DISTANCE OF 165.66 FEET BACK TO THE POINT OF BEGINNING.

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 WITHIN THE DRAINAGE DETENTION FACILITY EASEMENT SHALL BE THE RIGHT, DUTY AND RESPONSIBILITY OF THE PROPERTY OWNERS IN THE PLAT OF LOT 1, BLOCK 1-24TH AVENUE CHURCH OF CHRIST, HOWEVER, IF MAINTENANCE IS NEGLECTED OR SUBJECT TO OTHER UNUSUAL CIRCUMSTANCES AND 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 OWNER. 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 OWNER MAY CONSTRUCT IMPROVEMENTS WITHIN THE EASEMENT, PROVIDED THE IMPROVEMENT DOES NOT INTERFERE WITH THE FUNCTION OF THE DETENTION FACILITY.

PRELIMINARY PLAT 24TH AVENUE CHURCH OF CHRIST NORMAN, OK			
PLANS AND ESTIMATES PREPARED BY WALTER P. MOORE			
DESIGNED BY ENGINEER	DATE 10/1/18	SCALE AS SHOWN	SHEET NO. 1
DRAWN BY ENGINEER	DATE 10/1/18	SCALE AS SHOWN	SHEET NO. 1