

Published in the Journal Record on September 27, 2023.

ORDINANCE NO. 27,435

AN ORDINANCE CLOSING, VACATING, RELEASING, DISCONTINUING, AND FORECLOSING THE RIGHT TO REOPEN CERTAIN PUBLIC UTILITY EASEMENTS, IN ACCORDANCE WITH THE HARRISON-WALNUT URBAN RENEWAL PLAN, AS AMENDED, AS ADOPTED BY THE CITY OF OKLAHOMA CITY; ~~AND DECLARING AN EMERGENCY.~~ AKS

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**EMERGENCY ORDINANCE**

**WITNESSETH:**

**WHEREAS**, the State of Oklahoma, ex rel., Oklahoma Department of Transportation ("ODOT") specifically reserved unto itself certain perpetual utility easements for public purposes pursuant to the Quitclaim Deed from ODOT to Oklahoma City Urban Renewal Authority ("OCURA") recorded in Book 12519, Page 1895; and

**WHEREAS**, OCURA granted to ODOT perpetual utility easements for public purposes in the Utility Easement recorded in Book 12519, Page 1902; and

**WHEREAS**, ODOT subsequently conveyed to OCURA its rights, title, and interest in portions of the public utility easements described above as follows: (i) a Perpetual Utility Easement reserved in Quitclaim Deed recorded in Book 12519, Page 1895, which ODOT conveyed to OCURA pursuant to a Quitclaim Deed recorded in Book 15462, Page 320 and (ii) a portion of the Utility Easement recorded in Book 12519, Page 1902, which ODOT conveyed to OCURA pursuant to a Quitclaim Deed recorded in Book 15462, Page 288; and

**WHEREAS**, this Council is authorized by virtue of 11 Okla. Stat. §38-109 to close, vacate, release, and discontinue public utility easements within any legally platted city or addition thereto, to aid in carrying out an urban renewal project; and

**WHEREAS**, this Council deems it necessary to close, vacate, release, discontinue, and foreclose the right to reopen the foregoing public utility easements for the public purposes of performing the objectives of the Harrison-Walnut Urban Renewal Plan.

**BE IT ORDAINED BY THE COUNCIL OF THE CITY OF OKLAHOMA CITY:**

**SECTION 1:** The public utility easements, previously reserved or dedicated, in the City of Oklahoma City, Oklahoma, described and depicted on Exhibit A and Exhibit B attached hereto, are hereby annulled, closed, vacated, released, and discontinued. The public utility easements were previously granted and reserved by the documents filed of record described in the recitals above, as re-listed below:

1. A perpetual utility easement in the Quitclaim Deed from ODOT to OCURA recorded in Book 12519, Page 1895, as subsequently conveyed from ODOT to OCURA by Quitclaim Deed recorded in Book 15462, Page 320.
2. A portion of the Utility Easement from OCURA to ODOT recorded in Book 12519, Page 1902, as subsequently conveyed from ODOT to OCURA by Quitclaim Deed recorded in Book 15462, Page 288.

**SECTION 2. EMERGENCY.** WHEREAS, it being immediately necessary for the preservation of the peace, health, safety, and public good of Oklahoma City and the inhabitants thereof that the provisions of the ordinance be put into full force and effect, an emergency is hereby declared to exist by reason whereof this ordinance shall take effect, and be in full force from and after its passage as provided by law.

**INTRODUCED AND READ** in open meeting of the Council of The City of Oklahoma City, Oklahoma, on this 15TH day of AUGUST, 2023.

**PASSED** by the Council of The City of Oklahoma City, Oklahoma, on this 26TH day of SEPTEMBER, 2023.

**SIGNED** by the Mayor of The City of Oklahoma City, Oklahoma, on this 26TH day of SEPTEMBER, 2023.

ATTEST:

Amy K. Simpson  
CITY CLERK



David Holt  
MAYOR

REVIEWED for form and legality.

[Signature]  
ASSISTANT MUNICIPAL COUNSELOR

# EXHIBIT A

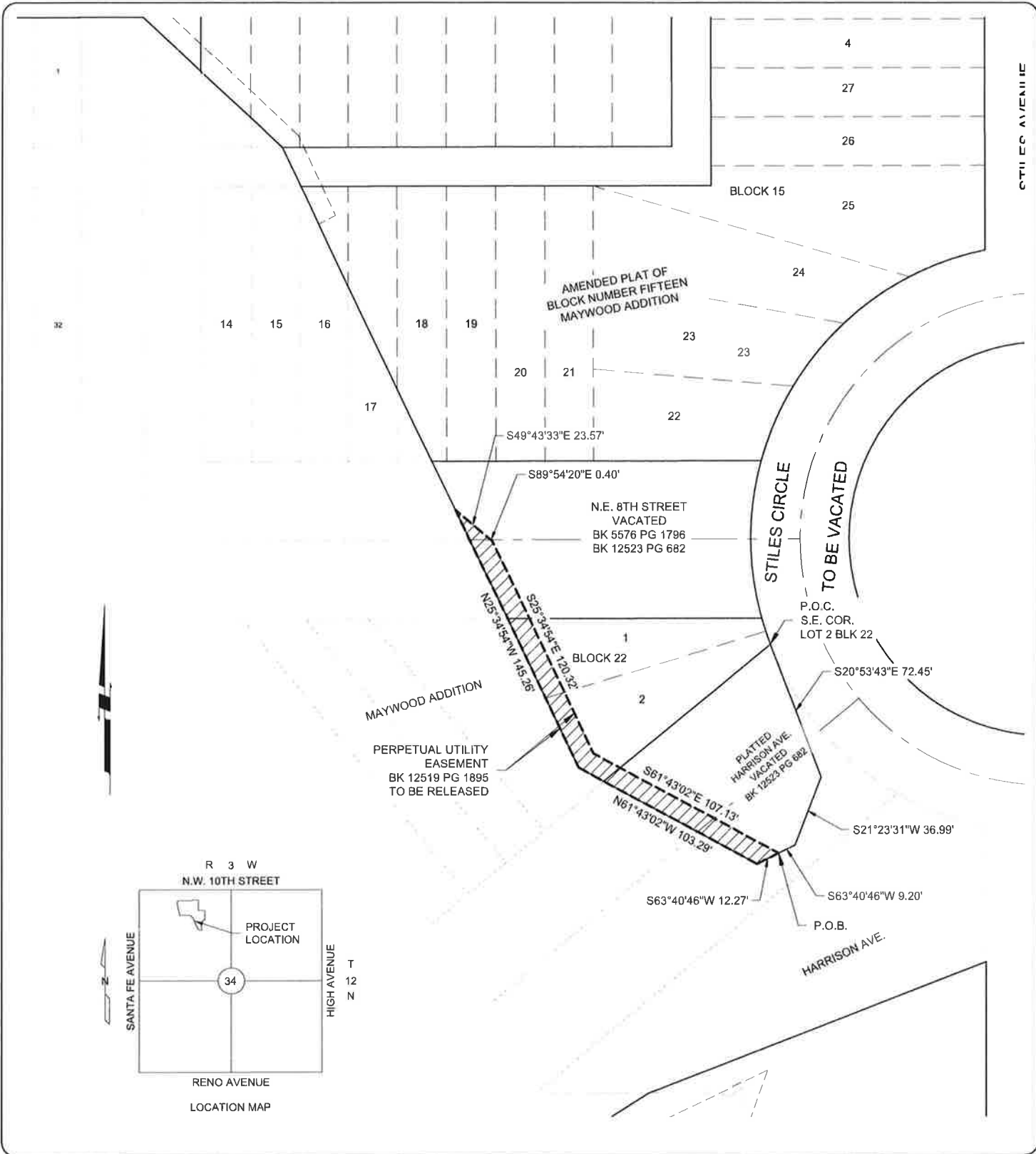
## LEGAL DESCRIPTION

Release of  
Perpetual Utility Easement  
Book 12519 Page 1895

All of the Perpetual Utility Easement recorded in Book 12519, Page 1895 and being strip, piece or parcel of land lying in part of Lots 1 and 2, Block 22 Maywood Addition to Oklahoma City and that portion of vacated Harrison Avenue lying South of Block 22 Maywood Addition to Oklahoma City and that portion of vacated N.E 8th Street lying between Block 15, of the Amended Plat of Block Number Fifteen Maywood Addition to Oklahoma City, according to the recorded plat thereof and Block 22 of Maywood Addition to Oklahoma City, according to the recorded plat thereof, in Oklahoma County, Oklahoma. Said parcel of land also being described as a part of Section 34, Township 12 North, Range 3 West. Said parcel of land being described by metes and bounds as follows:

Commencing at the Southeast corner of said Lot 2, Block 22 thence S 20°53'43" E a distance of 72.45 feet, thence S 21°23'31" W a distance of 36.99 feet, thence S 63°40'46" W a distance of 9.20 feet to the point of beginning, thence continuing S 63°40'46" W a distance of 12.27 feet, thence N 61°43'02" W a distance of 103.29 feet, thence N 25°34'54" W a distance of 145.26 feet to a point on the present Easterly right of-way line of Interstate Highway No. 235, thence S 49°43'33" E along said present Easterly right-of-way line a distance of 23.57 feet to a point on the centerline of that portion of vacated N.E. 8th Street, thence S 89°54'20" E along said centerline a distance of 0.40 feet, thence S 25°34'54" E a distance of 120.32 feet, thence S 61°43'02" E a distance of 107.13 feet to said point of beginning.

# EXHIBIT A



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| Date:      | 12-10-21 |
| Scale:     | NTS      |

**RELEASE**  
OKLAHOMA CITY, OKLAHOMA COUNTY, OKLAHOMA  
**PERPETUAL UTILITY EASEMENT**  
**BK 12519 PG 1895**



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Certificate of Authorization #1484 Exp. Date: 06-30-2023  
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# EXHIBIT B

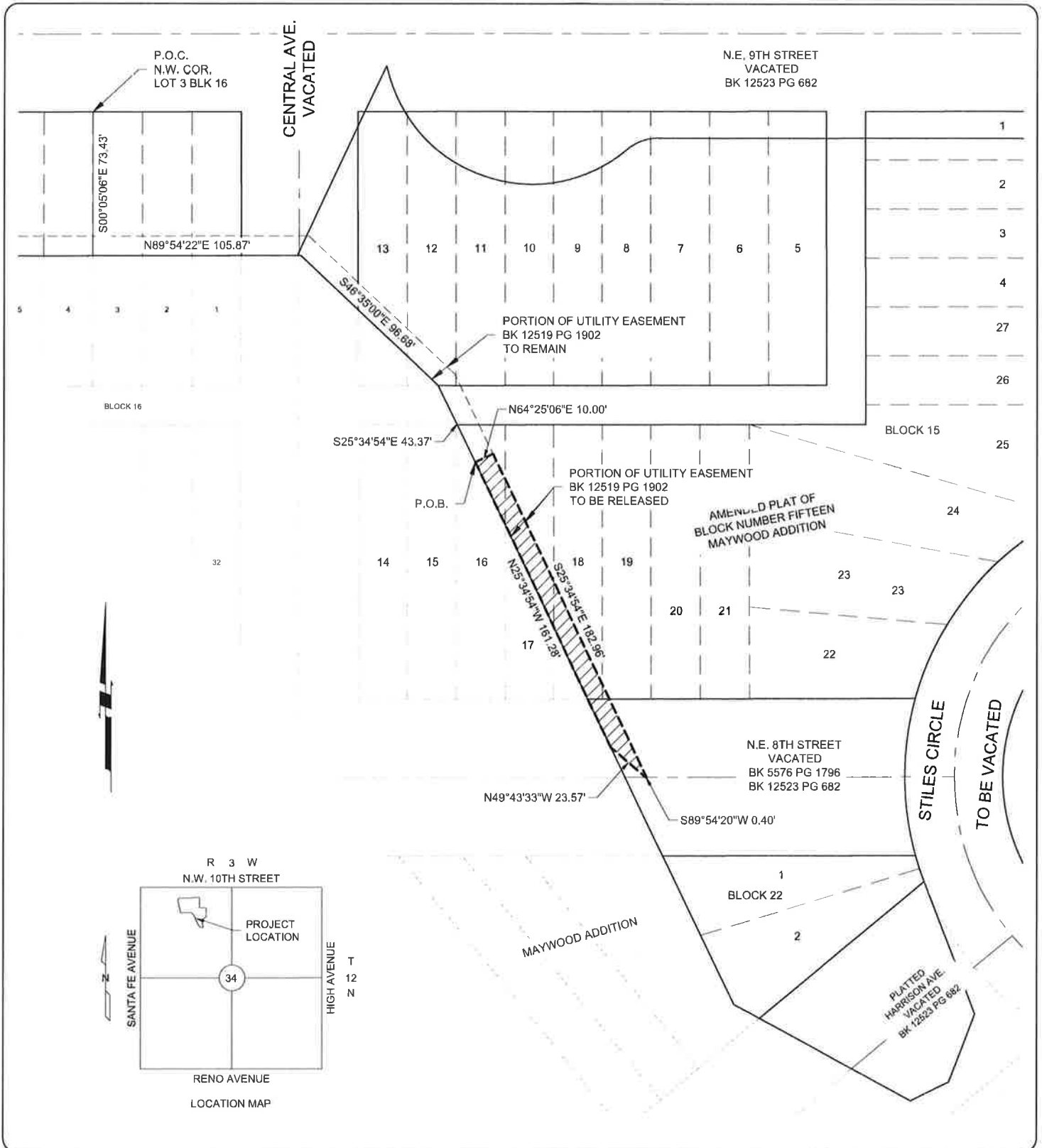
## LEGAL DESCRIPTION

Release of  
Utility Easement  
Book 12519 Page 1902

A portion of the Utility Easement recorded in Book 12519, Page 1902 and being a strip, piece or parcel of land lying in part of Lots 16 thru 19 inclusive, Block 15 of the Amended Plat of Block Number Fifteen Maywood Addition to Oklahoma City and a portion of vacated N.E. 8<sup>th</sup> Street lying South of Block 15 of the Amended Plat of Block Number Fifteen Maywood Addition to Oklahoma City, according to the recorded plat thereof, in Oklahoma County, Oklahoma. Said parcel land also being described as a part of Section 34, T12N, R3W. Said parcel of land being described by metes and bounds as follows:

Beginning at a point on the West line of said Lot 3, Block 16 of Maywood Addition to Oklahoma City a distance of 73.43 feet S 00°05'06" E of the Northwest corner of said Lot 3, said point also being on the permanent Easterly right-of-way line of Interstate Highway No. 235, thence N 89°54'22" E along said Easterly permanent right-of-way line a distance of 105.87 feet, thence S 46°35'00" E along said Easterly permanent right-of-way line a distance of 96.68 feet to a point on the South line of Lot 12, Block 15 of the Amended Plat of Block Number Fifteen Maywood Addition to Oklahoma City, thence S 25°34'54" E along said Easterly permanent right-of-way line a distance of 43.37 feet to the POINT OF BEGINNING, thence continuing S 25°34'54" E along said Easterly permanent right-of-way line a distance of 161.28 feet to a point on the present Easterly right-of-way line of Interstate Highway No. 235, thence S 49°43'33" E along said present Easterly right-of-way line a distance of 23.57 feet, thence N 89°54'20" E along said present Easterly right-of-way line a distance of 0.40 feet, thence N 25°34'54" W a distance of 182.96 feet, thence S 64°25'06" W, a distance of 10.00 feet to the POINT OF BEGINNING.

# EXHIBIT B



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## PARTIAL RELEASE

OKLAHOMA CITY, OKLAHOMA COUNTY, OKLAHOMA

### UTILITY EASEMENT BK 12519 PG 1902



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