



The City of Oklahoma City  
**Planning Department, Subdivision and Zoning**  
 420 West Main Street, Suite 910, Oklahoma City, Oklahoma, 73102  
 Phone: (405) 297-2623 – Web: <https://www.okc.gov>

Staff Use Only

Case No.: CE 1133  
 File Date: 8OCT'24  
 Ward No.: 7  
 Nbhd. Assoc.: DOWNTOWN OKC  
 School District: OKC  
 Extg Zoning: DBD  
 Overlay: DSHA

## APPLICATION FOR CLOSING

### Public Way (Street / Alley) or Easement

Oklahoma City Urban Renewal Authority

Name of Applicant 616 N WALNUT AVE

NE 5th/Walnut Ave/Harrison Ave/I-235

Address / Location of Property

Vacant

Present Use of Property

Redevelopment of the Property

Purpose Statement / Development Goal

### SUBMITTAL REQUIREMENTS:

- ☐ 1.) One (1) Typed Legal Description of Easement Closure area in MS Word file (.doc or .docx) format.
- ☐ 2.) One (1) copy of Recorded Deed(s), with Exhibit(s), for each property owner requesting closure.
- ☐ 3.) One (1) copy of Letter of Authorization from Property Owner (s) listing Designated Representative if Applicant is not a Property Owner of record.
- ☐ 4.) One (1) copy of Property Owners Report listing all property owners who own property within a 300-foot buffer area of the property to be closed. The list **MUST** include the mailing address and the legal description of their property and **MUST** be current to within 30 days of the date of submittal of the application. A minimum of 15 separate individual property owners is required. If there are less than 15 individual owners within the 300-foot buffer, the radius must be extended by increments of 100 feet until the list contains no less than 15 owners. Provide One (1) PDF (.pdf) file version, AND one (1) MS Excel (.xls or .xlsx) file version.
- ☐ 5.) One (1) Signed and Notarized copy of "Affirmation" that the Property Owners Report listings are true and correct unless the list is prepared by a Certified Abstractor or County official.
- ☐ 6.) One (1) Petition of Request for Public Way or Easement Closure. Consisting of written consent from property owners who own more than Fifty Percent (50%) of the total frontage of the easement sought to be closed. Said petition must include all consenting property owners' names, signatures with date(s), subject property address, mailing address(es), telephone number(s), email contact information, and copy of each applicants deed in .pdf file format. Reference "Easement Closure Petition Sample" document for preferred formatting.
- ☐ 7.) One (1) map which indicates the location of the public way/easement to be closed. This map must illustrate property ownership lines and indicate the owner's names of all property owners requesting closure.
- ☐ **OPTIONAL BUT RECOMMENDED:** One (1) certified Topographic Survey showing all existing utilities, with dimensions, within the proposed easement closure area. Maps, Site Plan and, or Survey Exhibits must be 600dpi minimum resolution, scalable, and in a .pdf file format. Photographic file formats of drawings, maps, or other documents will not be accepted.
- ☐ A filing fee of \$1500.00 must be remitted within One (1) business day of submittal confirmation. (Online payment available / preferred.)

#### Property Owner Information (if other than Applicant):

Oklahoma City Urban Renewal Authority

Name

105 N. Hudson Ave Suite 101

Mailing Address

Oklahoma City, OK 73102

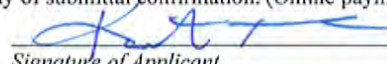
City, State, Zip Code

405-604-6780 ext 8

Phone

olen.cook@theallianceokc.org

Email

  
 Signature of Applicant

Kenton Tsoodle on behalf of OCURA

Applicant's Name (please print)

105 N. Hudson Ave Suite 101

Applicant's Mailing Address

Oklahoma City, OK 73102

City, State, Zip Code

405-604-6780 ext 8

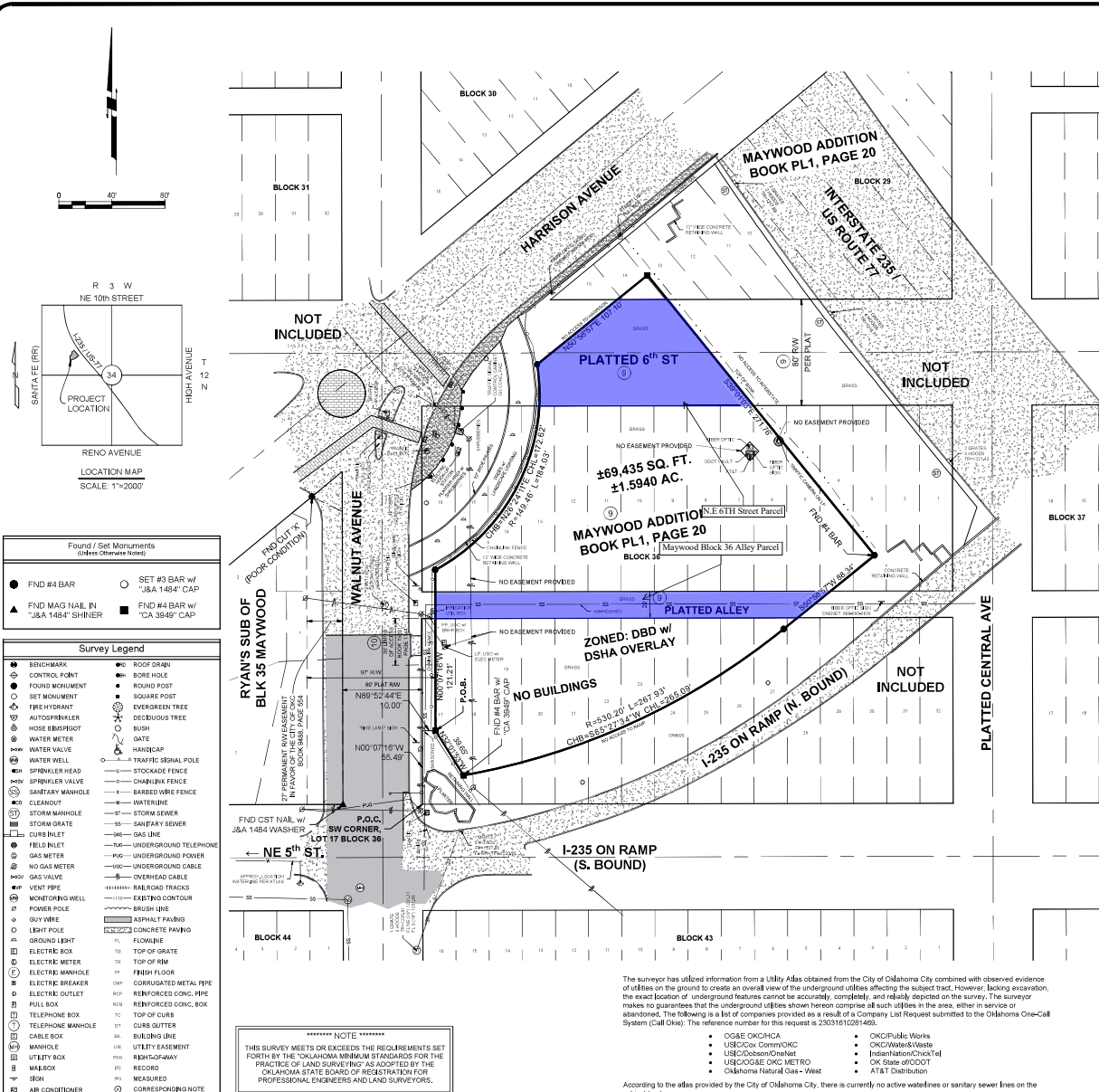
Phone

olen.cook@theallianceokc.org

Email

Submit your Application by Email to [Subdivisionandzoning@OKC.gov](mailto:Subdivisionandzoning@OKC.gov)

Compressed files (.zip, etc..) or links to FileShare services (Dropbox, Google Drive, etc..) can not be accepted for security purposes.



Certificate of Survey

I, Matthew Johnson, a Professional Land Surveyor in the State of Oklahoma, do hereby certify that:

- Oklahoma City Urban Renewal Authority, a public body corporate
- American Eagle Title Insurance Company
- First American Title Insurance Company

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes Items 1, 2, 3, 4, 7(a), 8, 9, 10, 11(a), 16 and 18 of Table A thereof. The field work was completed on March 13, 2023.

Date of Plat or Map: March 21, 2023

Matthew Johnson, P.L.S.  
Registration No. 1807  
JOHNSON & ASSOCIATES  
Certificate of Authorization No. 1484

Surveyor's Note:  
Address: None provided  
Parcel ID: R020145795

No portion of the property shown on the survey lies within a Special Hazard Area, as described on the Flood Insurance Rate map for the community in which the subject property is located. The entire parcel lies within Zone "X" of the Federal Emergency Management Agency Community Flood Hazard Map with an effective date of December 16, 2005.

The subject tract is currently zoned DBO (Downtown Business District) with DSHA Overlay (Downtown Scenic Highway Area). Source: The City of Oklahoma City, Oklahoma Planning Department website at www.okc.gov. Phone 405-297-5262 for more information about Building Height, setback and parking restrictions for this zoning.

There are no striped parking spaces on this tract.

The subject tract is contiguous with the adjoining properties along their common boundaries with no gaps or overlaps.

As depicted on the survey, the subject tract has access to North Walnut Avenue (a public street).  
Note: Pursuant to Exception No. 10, the accessible width is limited to 35 feet.

Basis of Bearing: Grid North as established by state plane datum (Oklahoma State Plane North Zone NAD83).  
All distances are Grid distances in U.S. Survey feet.

Legal Description:  
A strip, piece, or parcel of land lying in part of Blocks 29 and 30, Maywood Addition to the City of Oklahoma City, and all that part of N.E. 6th Street, lying between Block 29 and 30 and lying in part of the alley in Block 30, all lying in the northwest quarter of Section 34, Township 12 North, Range 3 West in Oklahoma County, Oklahoma. Said parcel of land being described by metes and bounds as follows:

COMMENCING at the southwest corner of Lot 17 of said Block 30;  
THENCE North 07°16' West along the west line of said Lot 17, a distance of 55.49 feet;  
THENCE North 69°52'44" East a distance of 10.00 feet to the POINT OF BEGINNING;  
THENCE North 07°16' West and parallel with the west line of said Lot 17, a distance of 121.21 feet;  
THENCE North 07°16' West along a curve to the left having a radius of 148.46 feet and a chord bearing of North 26°24'11" East and a chord distance of 172.62 feet, an arc distance of 184.03 feet;  
THENCE North 50°58'57" East a distance of 107.10 feet;  
THENCE South 39°01'03" East a distance of 271.70 feet;  
THENCE South 50°58'57" West a distance of 88.34 feet;  
THENCE Southwesterly on a curve to the right having a radius of 530.20 feet and a chord bearing of South 65°27'34" West and a chord distance of 205.09 feet, an arc distance of 207.63 feet;  
THENCE North 32°01'53" West a distance of 36.65 feet to said POINT OF BEGINNING.

Note: The above legal description lies wholly within the three following described tracts of land, when taken together:

1. Lots 3 through 16, both inclusive, Block 36, Maywood Addition to Oklahoma City, Oklahoma County, Oklahoma, according to the plat recorded in Book 1 of Plats, page 20, and the south half of 6th Street adjoining said Lots 3 through 16, both inclusive, and the north half of the 20 foot east-west alley in said Block 36 which adjoins said Lots 3 through 16, both inclusive.
2. Lots 17 through 28, both inclusive, Block 36, Maywood Addition to Oklahoma City, Oklahoma County, Oklahoma, according to the plat recorded in Book 1 of Plats, page 20, and the south half of the 20 foot east-west alley in said Block 36 which adjoins said Lots 17 through 28, both inclusive.
3. All that part of Block 29, in Maywood Addition to Oklahoma City, Oklahoma County, Oklahoma, according to the plat recorded in Book 1 of Plats, page 20, described as follows, to-wit:  
COMMENCING at the southwest corner of said Block 29;  
THENCE east on the property line of said Block 29, 125 feet;  
THENCE in a northerly direction 84.25 feet, more or less, to a point on the property line, which said point is 125 feet from the southwest corner of said Block;  
THENCE in a southerly direction on the property line of said Block, 125 feet to the point or place of beginning, and the north half of 6th Street which adjoins said part of Block 29.

The following items refer to Schedule B - Part II of the First American Title Insurance Company Title Commitment No. 2301-0009-23, dated January 21, 2023 at 7:30 A.M.

Exception No.	Recording Information	Description of Easement	Applicable	Plotted	Note
9	Book PL.1, page 20	Dedication to the public of Sixth Street and the easement alley on the plat of Maywood Addition.	Yes	Yes	
10	Book 15031, page 1144	Conditions, restrictions and reservation of rights of access set forth in Quit Claim Deed.	Yes	Yes	A
11	Book 15031, page 1144	Any utility easements, licenses or permits which do not appear in the public records as discussed in Quit Claim Deed.	Yes	No	
12	Assessments which become due and payable subsequent to the Date of Policy as a result of the Land being located in an Oklahoma City Business Improvement Assessment District.		Yes	No	
13	Conditions pertaining to the manufacture, sale or disposal of intoxicating liquor or beer set forth in the following, which provide for forfeiture of title upon violation thereof:		Yes	No	
13a	Block 2, page 37	Warranty Deed	Yes	No	
13b	Block 1, page 460	Warranty Deed	Yes	No	
13c	Block 1, page 420	Warranty Deed	Yes	No	
13d	Block 1, page 448	Warranty Deed	Yes	No	
13e	Block 1, page 451	Warranty Deed	Yes	No	
13f	Block 1, page 548	Warranty Deed	Yes	No	
Note		Surveyor's Comment			
A		The existing Limits of Access are depicted on the survey, pursuant to the following text as recorded in the deed: "Grantor reserves and excepts unto itself, its successors and assigns ALL PREVIOUSLY ACQUIRED RIGHTS OF ACCESS from said 1.5640 acres, more or less to the lands or rights-of-ways covered by the adjoining Interstate Highway No. 235 Limited Access Highway, Harrison Street and NE 5th Street facilities, except that the Lessee shall be allowed one (1) point of ingress and egress within the North 35.00 feet of Lot 17, Block 36."			

\*\*\*\*\* NOTE \*\*\*\*\*  
THIS SURVEY MEETS OR EXCEEDS THE REQUIREMENTS SET FORTH BY THE OKLAHOMA MINIMUM STANDARDS FOR THE PRACTICE OF LAND SURVEYING AS ADOPTED BY THE OKLAHOMA STATE BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS.

According to the atlas provided by the City of Oklahoma City, there is currently no active waterlines or sanitary sewer lines on the subject tract.

JOHNSON & ASSOCIATES  
1 E. Sheridan Ave., Suite 200  
Oklahoma City, OK 73107  
405-297-5262  
mjohnson@jandassociates.com  
Catherine@jandassociates.com

JOHNSON & ASSOCIATES  
• SURVEYORS • PLANNERS •

NE 5th & WALNUT  
ODOT PARCEL 16 FLATIRON  
OKLAHOMA CITY, OKLAHOMA COUNTY, OKLAHOMA

ALTA/NSPS LAND TITLE SURVEY

REVISIONS  
DESCRIPTION  
DATE

NO.	DESCRIPTION	DATE

Prj. No.: 4597.001  
Date: 3-23-2023  
Scale: 1"=40'  
Surveyed By: CJ  
Drawn By: BJM  
Approved By: MJ

SHEET NUMBER  
10f1

## **EXHIBIT B**

PROPERTY DEED TO OCURA



**AFTER RECORDED RETURN TO:**  
Oklahoma City Urban Renewal Authority  
Center for Economic Development Law  
301 N. Harvey, Suite 100  
Oklahoma City, OK 73102-3421

This Instrument is Exempt from the  
Documentary Stamp Tax requirements  
Pursuant to 68 O.S. § 3202(11)

(SPACE ABOVE THIS LINE FOR RECORDER'S USE ONLY)

I-235-3(2)127 aka 00519(02)  
Oklahoma County

### QUIT CLAIM DEED

**THIS INDENTURE** is made this 7<sup>th</sup> day of January, 2022 A.D., between the State of Oklahoma, ex rel., the **Oklahoma Department of Transportation** (the "Grantor"), and the **Oklahoma City Urban Renewal Authority**, a public body corporate (the "Grantee").

#### WITNESSETH:

That said Grantor, in consideration of the sum of **Ten and NO/100 Dollars (\$10.00)** and other valuable consideration to it in hand paid, the receipt of which is hereby acknowledged, except for and subject to any existing utility easements, licenses or permits and subject to the reservations and exceptions made hereinafter, does hereby quitclaim, grant, bargain, sell and convey unto the Grantee, all Grantor's right, title, interest, estate, and every claim and demand, both at law and in equity and pursuant to the provisions set out in Title 11, Oklahoma Statutes, Section 38-109, (this conveyance is not made pursuant to Title 69, Oklahoma Statutes, Section 1001 and in accordance with the Agreement for Assistance in Implementing the Oklahoma Health Center Economic Development Project Plan made with The Oklahoma City Urban Renewal Authority authorized by approval of the Oklahoma Transportation Commission on the 5<sup>th</sup> day of April, 1993 and the Amended Agreement for Assistance in Implementing the Oklahoma Health Center Economic Development Project Plan authorized by approval of the Oklahoma Transportation Commission pursuant to Transportation Commission Agenda Item No. 144e formally approved by the Oklahoma Transportation Commission on the 7<sup>th</sup> day of September, 2004; in and to all the following described real property, to-wit:

(See Attached Exhibit A for Legal Description and Drawing)

together with any and all improvements and fixtures thereon, any and all right, title, and interest of Grantor in and to adjacent streets, alleys, rights-of-way, rights of ingress and egress, any and all reversionary interests thereto, any and all strips and gores between the above-described land and abutting properties, any and all rights in and to easements, walkways, and alleys, any and all interests appurtenant to the above-described lands, less and except all interests in oil, gas, distillate, coal, metallic ores, and other minerals therein, thereon, or thereunder previously reserved or conveyed of record (collectively, the "Property").

**NOW, THEREFORE**, the Grantee recognizes that the Property is being sold "as is," and the Grantee is responsible for its own due diligence in regard to zoning, licenses, permits, environmental issues, land uses, and other existing conditions. This conveyance is subject to the following conditions and restrictions: 1. Access to the Property from I-235 and its on and off ramps is prohibited; and 2. Prior to the construction of any improvements to or on the Property, all points

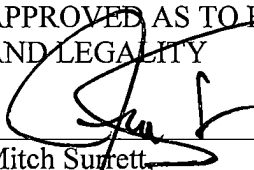


of access, ingress, and egress related to such improvements must be approved by the Oklahoma Department of Transportation for the purpose of determining that such improvements are compatible with I-235. Such approval shall be deemed granted if not given within thirty (30) days of the request for approval.

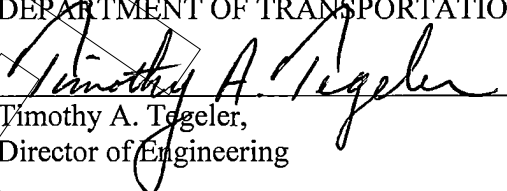
**TO HAVE AND TO HOLD** the Property unto the said Grantee, successors and assigns, forever, so that neither it, the said State of Oklahoma, ex rel., Department of Transportation or any person in its name and behalf, shall or will hereafter claim or demand any right or title to the Property or any part thereof; but they and every one of them shall by these presents be excluded and forever barred and said Property shall be subject to the rights of any existing utility easements, licenses or permits which may presently be occupying said right-of-way and reserving and excepting the conditions and restrictions as set out above.

**IN WITNESS WHEREOF**, the Grantor has hereunto set its hand the said date first above written.

APPROVED AS TO FORM  
AND LEGALITY

  
Mitch Surrency,  
Deputy General Counsel

STATE OF OKLAHOMA, ex rel.,  
DEPARTMENT OF TRANSPORTATION

  
Timothy A. Tegeler,  
Director of Engineering

State of Oklahoma    )  
                                  ) ss:  
Oklahoma County    )

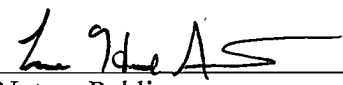
Before me, the undersigned notary public, in and for this state, on this 11<sup>th</sup> day of Jan., 2022, personally appeared Timothy A. Tegeler, to me known to be the Director of Engineering of the State of Oklahoma, ex rel., Oklahoma Department of Transportation, and the identical person who executed the within and foregoing instrument, and acknowledged to me that he executed the same in his capacity as the Director of Engineering of the State of Oklahoma, ex rel., the Oklahoma Department of Transportation, as his free and voluntary act and deed, and as the free and voluntary act and deed as such Director of Engineering of State of Oklahoma, ex rel., the Oklahoma Department of Transportation, for the uses and purposes therein set forth.

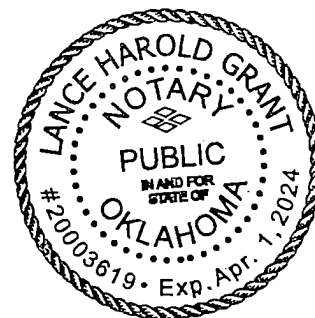
Witness my hand and seal the day and year above written.

My Commission Expires:

1 Apr 2024

No.: 20003619

  
Notary Public



## EXHIBIT A Legal Description

I-235-3(2)127 aka 519(02)  
Part of Parcel No' s. 357, 370, 371, 372, 373, 374, 375, 470, 471 & 472  
Oklahoma County

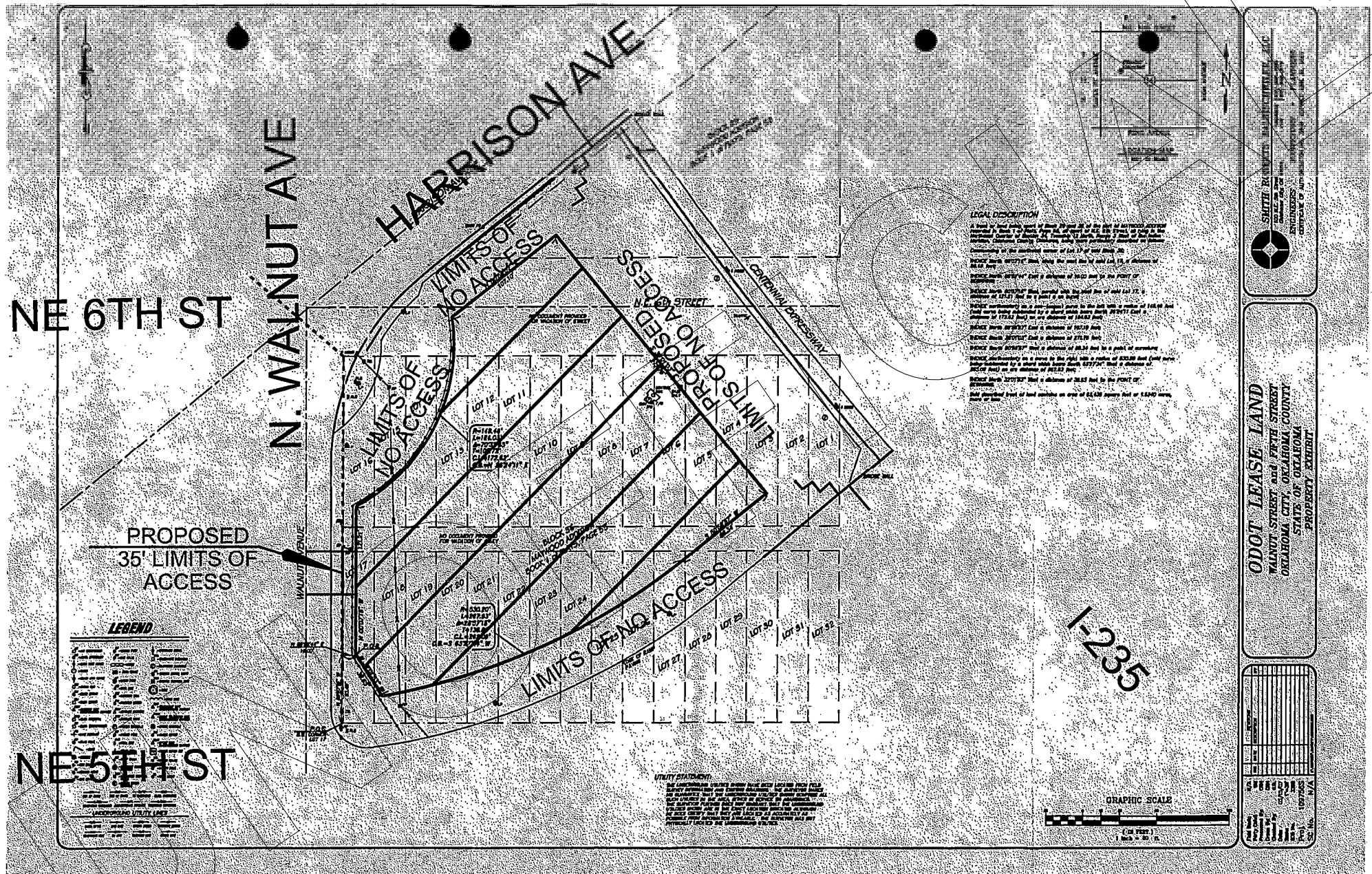
### Parcel 16 Flatiron

A strip, piece, or parcel of land lying in part of Blocks 29 and 36, MAYWOOD ADDITION to the City of Oklahoma City, and all that part of N.E. 6th Street, lying between Blocks 29 and 36 and lying in part of the alley in Block 36, all lying in the NW¼ of Section 34, T12N, R3W in Oklahoma County, Oklahoma. Said parcel of land being described by metes and bounds as follows:

Commencing at the SW corner of Lot 17 of said Block 36, thence N 00°07'16" W along the West line of said Lot 17, a distance of 55.49 feet, thence N 89°52'44" E distance of 10.00 feet to the POINT OF BEGINNING, thence N 00°07'16" W and parallel with the West line of said Lot 17, a distance of 121.21 feet, thence Northeasterly on a curve to the left having a radius of 149.46 feet and a chord bearing of N 26°24'11" E and a chord distance of 172.62 feet, an arc distance of 184.03 feet, thence N 50°58'57" E a distance of 107.10 feet, thence S 39°01'03" E a distance of 271.76 feet, thence S 50°58'57" W a distance of 88.34 feet, thence Southwesterly on a curve to the right having a radius of 530.20 feet and a chord bearing of S 65°27'34" W and a chord distance of 265.09 feet, an arc distance of 267.93 feet, thence N 32°01'53" W a distance of 39.65 feet to said POINT OF BEGINNING.

Containing 1.5940 acres or 69,435 square feet, more or less.

Grantor, reserves and excepts unto itself, its successors and assigns ALL PREVIOUSLY ACQUIRED RIGHTS OF ACCESS from said 1.5940 acres, more or less to the lands or right-of-ways covered by the abutting the Interstate Highway No. 235 Limited Access Highway, Harrison Street and NE 5<sup>th</sup> Street facilities, except, that the Lessee shall be allowed one (1) point of ingress and egress within the North 35.00 feet of Lot 17, Block 36.



## **EXHIBIT A**

**LEGAL DESCRIPTION AND DEPICTION OF  
PUBLIC RIGHTS-OF-WAY TO BE VACATED,  
DISCONTINUED, AND CLOSED**



## LEGAL DESCRIPTION

N.E. 6TH Street Parcel

August 26, 2024

A tract of land being a part of the Northwest Quarter (NW/4) of Section Thirty-four (34), Township Twelve (12) North, Range Three (3) West of the Indian Meridian, Oklahoma City, Oklahoma County, Oklahoma, being all of that portion of Platted 6<sup>th</sup> Street as shown on the recorded plat MAYWOOD ADDITION, lying within the tract of land described in the Quit Claim Deed recorded in Book 15031, Page 1144 (OCURA TRACT), being more particularly described as follows:

Commencing at the Northwest (NW) Corner of Lot 16, Block Thirty-six (36) as shown on said plat MAYWOOD ADDITION;

THENCE North 89°52'44" East, along and with the North line of said Block 36, a distance of 88.59 feet to a point on the Northwesterly Line of said OCURA TRACT, said point being the POINT OF BEGINNING;

THENCE along and with the Northwesterly line of said OCURA TRACT the following Two (2) Calls:

1. a curve to the left having a radius of 149.46 feet, a chord bearing of North 02°52'55" West, a chord length of 31.18 feet and an arc length of 31.24 feet;
2. North 50°58'57" East, a distance of 77.80 feet to a point on the South line of Block Twenty-nine (29) as shown on said plat MAYWOOD ADDITION;

THENCE North 89°52'44" East, along and with said South line, a distance of 37.65 feet to a point on the Northeasterly line of said OCURA TRACT;

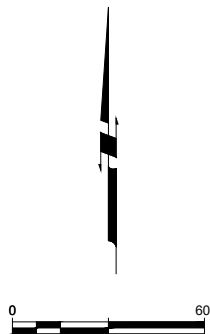
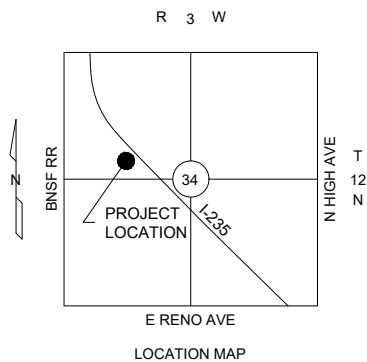
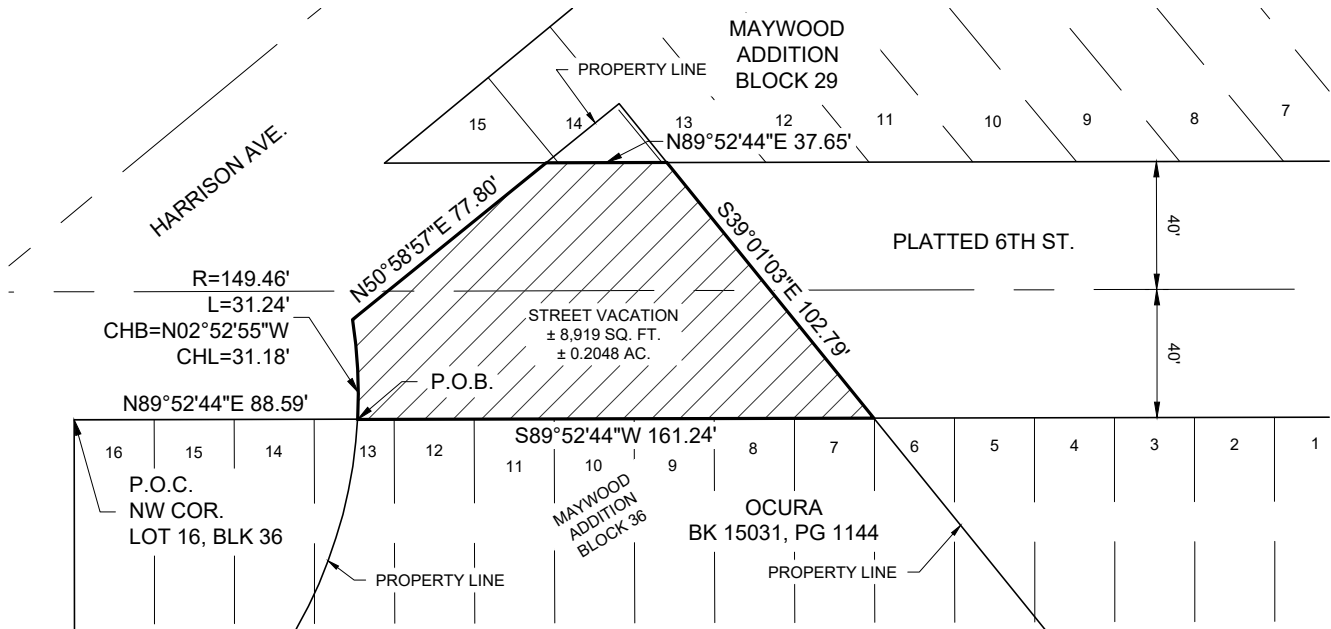
THENCE South 39°01'03" East, along and with said Northeasterly line, a distance of 102.79 feet to a point on the North line of said Block 36;

THENCE South 89°52'44" West, along and with said North line, a distance of 161.24 feet to the POINT OF BEGINNING.

Containing 8,919 square feet or 0.2048 acres, more or less.

Basis of Bearing: Grid North as established by state plane datum (Oklahoma State Plane North Zone NAD83). All Distances are grid distances in U.S. Survey Feet.

# N.E. 6TH Street Parcel



ACAD FILE: S:\Civil 3D proj\4597\4597002\Working Folders\4597002-exhibit.dwg, 8/26/2024 4:19 PM, Jesse Patten  
XREFS LOADED: 4597001-bdy.dwg 3597-bdy.dwg 3215-bdy.dwg

Copyright © 2024 Johnson & Associates, Inc.

Proj. No.: 4597002  
Date: 6-26-24  
Scale: 1"=60'

**STREET VACATION**  
OKLAHOMA CITY, OKLAHOMA COUNTY, OKLAHOMA  
**N.E. 5TH & WALNUT**



**Johnson & Associates, Inc.**  
1 E. Sheridan Ave., Suite 200  
Oklahoma City, OK 73104  
(405) 235-8075 FAX (405) 235-8078 www.jaokc.com  
Certificate of Authorization #1484 Exp. Date: 06-30-2025  
• ENGINEERS • SURVEYORS • PLANNERS •

## LEGAL DESCRIPTION

### Maywood Block 36 Alley Parcel

August 26, 2024

A tract of land being a part of the Northwest Quarter (NW/4) of Section Thirty-four (34), Township Twelve (12) North, Range Three (3) West of the Indian Meridian, Oklahoma City, Oklahoma County, Oklahoma, being all of that portion of the 20' Alley within Block Thirty-six (36) shown on the recorded plat MAYWOOD ADDITION, lying within the tract of land described in the Quit Claim Deed recorded in Book 15031, Page 1144 (OCURA TRACT), being more particularly described as follows:

Commencing at the Southwest (SW) Corner of Lot 17 of said Block Thirty-six (36);

THENCE North 00°07'16" West, along and with the West line of said Block 36, a distance of 140.00 feet to the South line of said 20' Alley;

THENCE North 89°52'44" East, along and with said South line, a distance of 10.00 feet to a point on the West line of said OCURA TRACT, said point being the POINT OF BEGINNING;

THENCE North 00°07'16" West, along and with said West line, a distance of 20.00 feet to a point on the North line of said 20' Alley;

THENCE North 89°52'44" East, along and with said North line, a distance of 297.76 feet to a point on the East line of said OCURA TRACT;

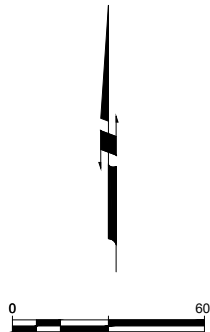
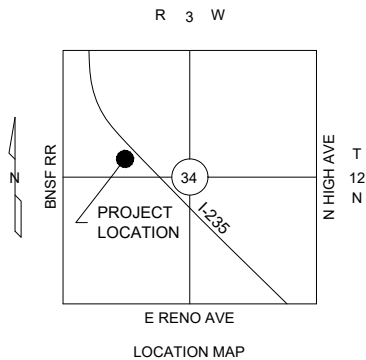
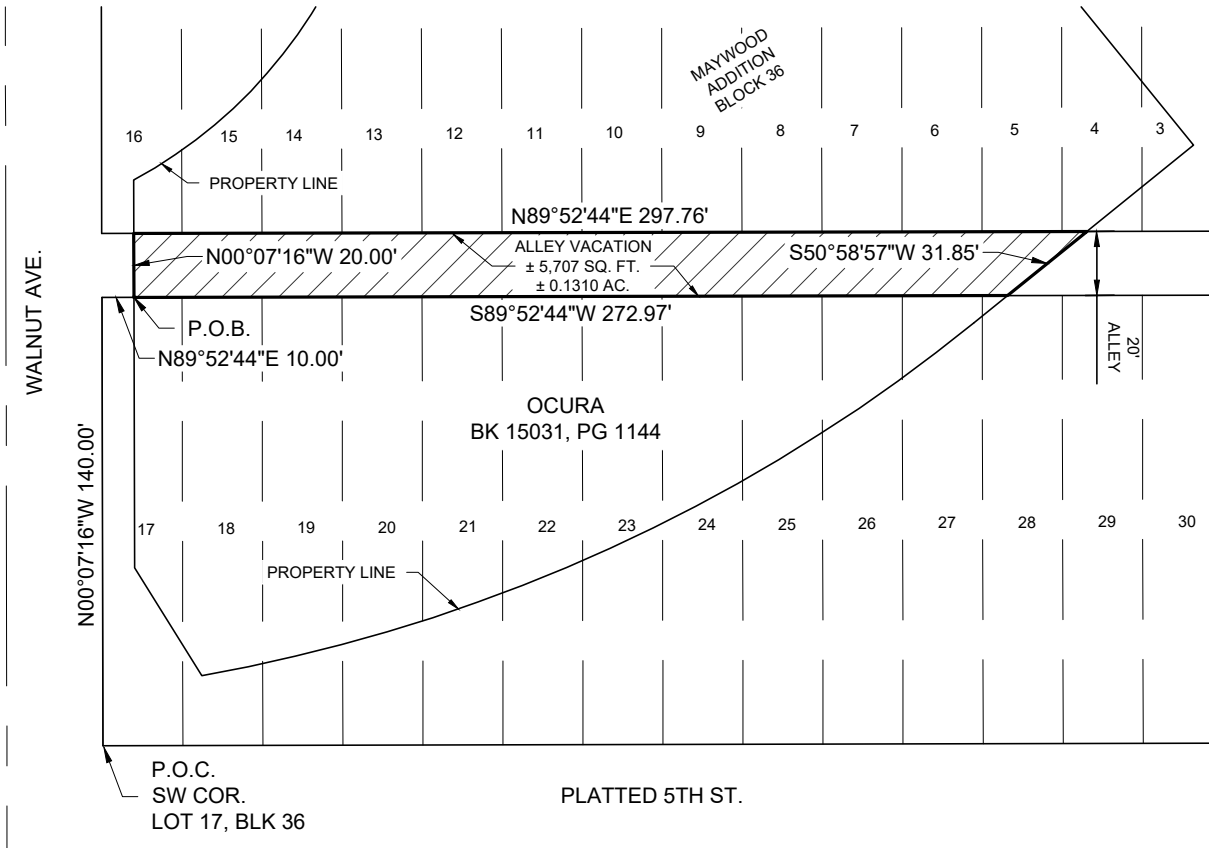
THENCE South 50°58'57" West, along and with said East line, a distance of 31.85 feet to a point on the South line of said 20' Alley;

THENCE South 89°52'44" West, along and with the South line of said 20' Alley, a distance of 272.97 feet to the POINT OF BEGINNING.

Containing 5,707 square feet or 0.1310 acres, more or less.

Basis of Bearing: Grid North as established by state plane datum (Oklahoma State Plane North Zone NAD83). All Distances are grid distances in U.S. Survey Feet.

# Maywood Block 36 Alley Parcel



ACAD FILE: S:\Civil 3D proj\4597\4597002\Working Folders\4597002-exhibit.dwg, 8/26/2024 4:19 PM, Jesse Patten  
XREFS LOADED: 4597001-bdy.dwg 3597-bdy.dwg 3215-bdy.dwg

Copyright © 2024 Johnson & Associates, Inc.

Proj. No.: 4597002  
Date: 6-26-24  
Scale: 1"=60'

**ALLEY VACATION**  
OKLAHOMA CITY, OKLAHOMA COUNTY, OKLAHOMA  
**N.E. 5TH & WALNUT**



**Johnson & Associates, Inc.**  
1 E. Sheridan Ave., Suite 200  
Oklahoma City, OK 73104  
(405) 235-8075 FAX (405) 235-8078 www.jaokc.com  
Certificate of Authorization #1484 Exp. Date: 06-30-2025  
• ENGINEERS • SURVEYORS • PLANNERS •

CASE NO. CE-\_\_\_\_\_

**APPLICATION FOR CLOSURE, VACATION, AND DISCONTINUED USE OF  
CERTAIN PUBLIC RIGHTS-OF-WAY**

**TO THE PLANNING COMMISSION  
AND THE CITY COUNCIL OF  
THE CITY OF OKLAHOMA CITY:**

**DATE: October 7, 2024**

The undersigned does hereby respectfully make application and petition to the City Council of The City of Oklahoma City ("City") pursuant to 11 O.S. §38-109 to close, vacate, discontinue, and foreclose the use of the following:

1. A certain public right of way, a portion of platted N.E. 6th Street, located between Block 29 and Block 36 of Maywood Addition to the City of Oklahoma City, as shown on the recorded plat thereof, and as more particularly described and depicted as N.E. 6TH Street Parcel on Exhibit A attached hereto, is hereby annulled, closed, vacated, discontinued, and the right to reopen foreclosed; and
2. A certain 20-foot east-west public alley, located in Block 36 of Maywood Addition to the City of Oklahoma City, as shown on the recorded plat thereof, and as more particularly described and depicted as Maywood Block 36 Alley Parcel on Exhibit A attached hereto is hereby annulled, closed, vacated, discontinued, and the right to reopen foreclosed.

In support of this application, the undersigned does hereby respectfully provide the following information:

1. This application is submitted, under the provisions of 11 O.S. §38-109, by the Oklahoma City Urban Renewal Authority, a public body corporate ("OCURA"), as the property owner specifically impacted by this application. The recorded deed showing ownership is attached hereto as Exhibit B.
2. The purpose of this request is to support continuing redevelopment pursuant to the objectives of the Amended Harrison-Walnut Urban Renewal Plan, an urban renewal plan adopted by the City in accordance with 11 O.S. §38-101, et seq. The requested vacation, discontinued use, and foreclosure of the City's right to reopen the certain public rights-of-way, as described in this application, will assist with the preparation of properties for redevelopment.
3. The applicant hereby requests that the portions of platted N.E. 6<sup>th</sup> Street and the portion of a 20-foot east-west public alley, both described in the attached Exhibit A be closed, vacated, and discontinued.
4. The applicant hereby requests that any existing utility easements within the vacated public alley be reserved until such time as any existing utilities are relocated therefrom,



upon which time such utility easements shall be released.

5. The owners of record immediately surrounding and lying within a 300-foot radius of the described property are listed on Exhibit C attached hereto.
6. A proposed Resolution establishing a date for the proposed Ordinance and stating notice requirements is attached as Exhibit D.
7. A proposed Ordinance is attached as Exhibit E.

APPLICANT:

Oklahoma City Urban Renewal Authority

By: 

Kenton Tsoodle, Executive Director  
Oklahoma City Urban Renewal Authority  
105 N. Hudson Ave., Suite 101  
Oklahoma City, Oklahoma 73102  
405 235 3771  
[kenton.tsoodle@theallianceokc.org](mailto:kenton.tsoodle@theallianceokc.org)

## **EXHIBIT C**

**OWNERS OF RECORD WITHIN A 300-FOOT RADIUS  
OF THE PUBLIC RIGHTS-OF-WAY TO BE  
VACATED, DISCONTINUED, AND CLOSED**

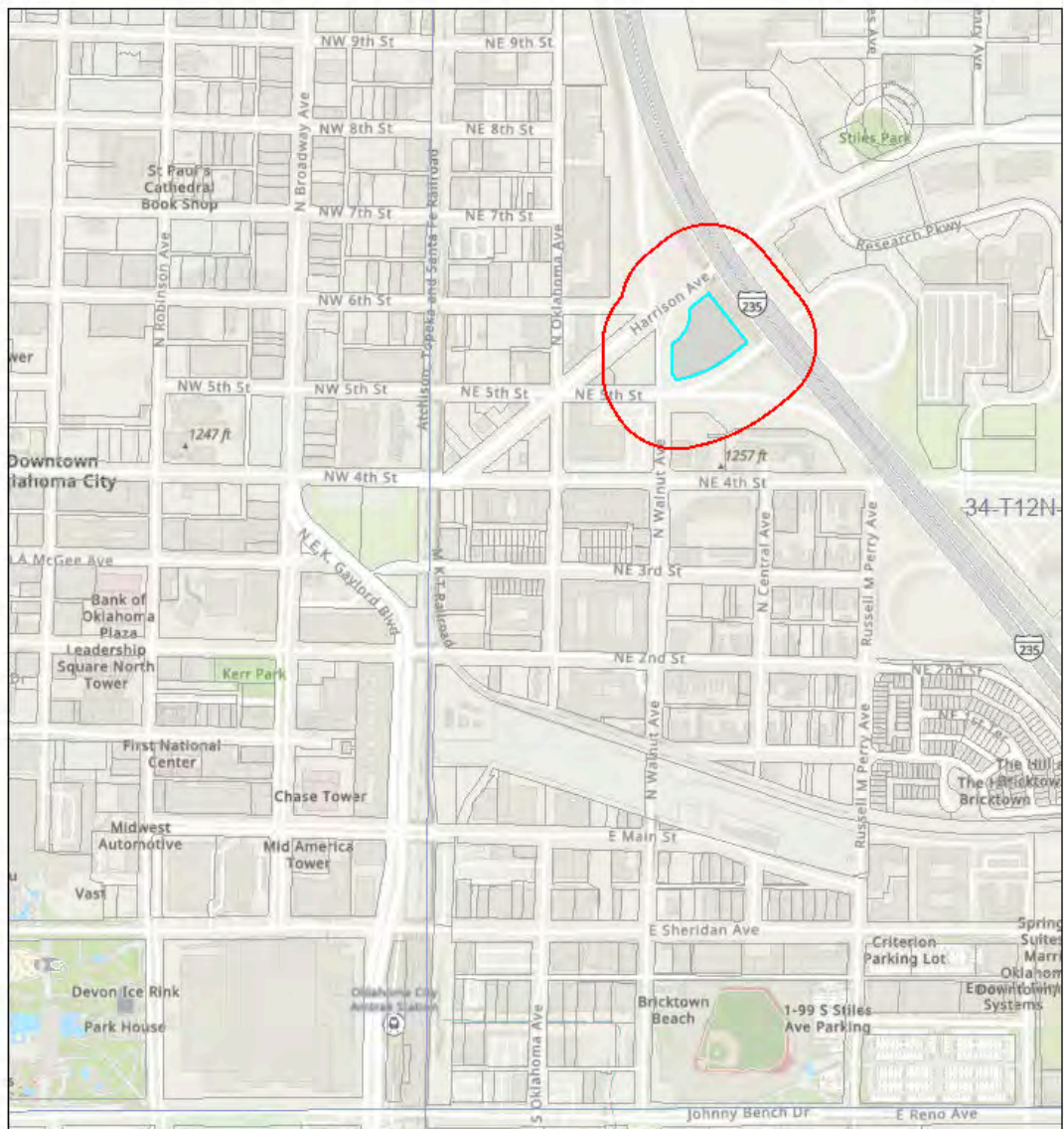


# Screening Report (300' Radius Ownership Report)

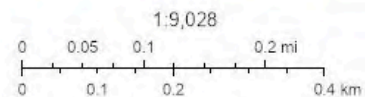
### Area of Interest (AOI) Information

Area : 674,354.36 ft<sup>2</sup>

Sep 11 2024 12:36:20 Central Daylight Time



☐ Tax Parcels  
☐ Sections



Esri Community Maps Contributors, City of Oklahoma City, Texas Parks & Wildlife, © OpenStreetMap, Microsoft, Esri, TomTom, Garmin, SafeGraph, GeoTechnologies, Inc, METI/NASA, USGS, EPA, NPS, US Census Bureau, USDA, USFWS, Esri, NASA, NGA, USGS, FEMA

Summary

Name	Count	Area(ft²)	Length(ft)
Radius Report	48	252,849.09	N/A

Radius Report

#	accountno	name1	name2	name3	mailingaddress1
1	R208600001	WHITE ROBERTA CAROL	WHITE BENJAMIN THOMAS		223 NE 4TH ST
2	R208600002	GOLI MISHA	HAMPTON SHANE ROBERT		227 NE 4TH ST CONDO 2
3	R208600003	MCKEOWN GENTRY	ALABURDA ROBERT		231 NE 4TH ST, Unit 3
4	R208600004	DJC PROPERTY CORPORATION			1307 S BOULDER AVE STE 400
5	R208600005	CHIDESTER THOMAS			239 NE 4TH ST UNIT 5
6	R208600006	POWELL TAMARA & MICHAEL			241 NE 4TH ST
7	R208600007	B42 INVESTMENT LLC			1306 SAINT ANDREWS DR
8	R208600008	MCLEAN MARK & ELIZABETH			1206 HICKORY ST
9	R208600009	HOLCOMB WILLIAM JAMES ROSS	HOLCOMB BRENDA DAWN	HOLCOMB WILLIAM	241 NE 4TH ST, Unit 4
10	R208600010	ABDESSAMAD BENBAJJA			241 NE 4TH ST APT 5
11	R208600011	DJC PROPERTY CORPORATION			1307 S BOULDER AVE STE 400
12	R208600012	23 DAC PROPERTIES LLC			8913 NE 23RD ST
13	R208600013	DJC PROPERTY CORPORATION			1307 S BOULDER AVE STE 400
14	R208600014	CHOW WINGYIN			5609 SNOWBERRY DR
15	R208600015	NGUYEN DYNASTY HOMES LLC			1117 W PAMPAS WAY
16	R208600016	LEACH JOHN	LEACH JENNIFER		301 NE 4TH ST UNIT 16
17	R208600017	HICKS BENJAMIN L			PO BOX 1521
18	R208600018	MINOR DAVID TRS	MINOR SARAH K TRS	D MINOR TRUST	301 NE 4TH ST
19	R208600019	TAYLOR MARK W & JANET D			PO BOX 458
20	R208600020	BURRIS BRIAN E	BURRIS LAURA M		301 NE 4TH ST, Unit 7
21	R208600021	MIRCHIA LLC OKC CONDO SERIES			301 S OLDE BRIDGE RD
22	R208600022	ELDER MONTRESSA JO CARMICHAEL 2007 REV TRUST			301 NE 4TH ST APT 9
23	R208600023	OSBORNE CHANDLER L			301 NE 4TH ST UNIT 23
24	R208600024	SHIPE TIMOTHY			301 NE 4TH ST, Unit 11
25	R208600025	SPIVA SHERRY KAY			4 MONARCH DR
26	R208600026	SKRASEK FAMILY TRUST			301 NE 4TH ST
27	R208600027	BRADFORD EVERETT THOMAS			301 NE 4TH ST APT 14
28	R208600028	MINNICK SCOTT A & SHERRY A			301 NE 4TH ST UNIT 15
29	R208600029	VUE DU CIEL TRUST			301 NE 4TH ST, Unit 29
30	R208600030	MCCURDY GARY D JANIE M			311 NE 4TH ST UNIT 30



31	R208600031	DJC PROPERTY CORPORATION			1307 S BOULDER AVE STE 400
32	R208600032	LAPIDUS DAVID D			321 NE 4TH ST, Unit 32
33	R208600033	WHEELER GEORGE B JR TRS	WHEELER GEORGE B JR REV TRUST		1027 S MAIN ST, Unit 103
34	R208600034	GUILD WHITNEY E & CARL HOLMES			9008 BELLA VISTA LN
35	R208600035	LITCHFIELD MATTHEW R			325 NE 4TH ST STE 35
36	R208600036	GWARTNEY KURTIS EUGENE & CHARLA BETH			325 NE 4TH ST APT 4
37	R208600037	23 DAC PROPERTIES LLC			6 BLAKENEY PL
38	R208600038	HOPSON ANDREW			329 NE 4TH ST
39	R208600039	SMITH LESLEY JEANINE	SMITH DANIEL		333 NE 4TH ST, Unit 39
40	R208600040	BARGES DEMETRI TRS	BARGES DEMETRI REV TRUST		337 NE 4TH ST UNIT 40
41	R208600041	DJC PROPERTY CORP			1307 S BOULDER AVE STE 100
42	R208600042	LORENTS EDWARD KARLOVICH			118 LAKE ALUMA DR
43	R020506725	PLICO INC			PO BOX 1838
44	R020146645	HARRISON AVE LLC			6305 WATERFORD BLVD STE 480
45	R020148475	SRB BUILDING LLC			100 NE 5TH ST
46	R020148370	MEINDERS ROBERT H			13609 SCOTT ST
47	R020506720	OKLAHOMA CITY URBAN	RENEWAL AUTHORITY		105 N HUDSON STE 101
48	R020145795	OKLAHOMA CITY URBAN	RENEWAL AUTHORITY		105N HUDSON AVE, Unit 101

#	city	state	zipcode	block	lot	legal	Area(ft²)
1	OKLAHOMA CITY	OK	73104	000	000	BLOCK 42 CONDOS 000 000 UNIT 1	2,101.78
2	OKLAHOMA CITY	OK	73104	000	000	BLOCK 42 CONDOS 000 000 UNIT 2	2,101.78
3	OKLAHOMA CITY	OK	73104	000	000	BLOCK 42 CONDOS 000 000 UNIT 3	2,101.78
4	TULSA	OK	74119-3220	000	000	BLOCK 42 CONDOS 000 000 UNIT 4	2,101.78
5	OKLAHOMA CITY	OK	73104	000	000	BLOCK 42 CONDOS 000 000 UNIT 5	2,101.78
6	OKLAHOMA CITY	OK	73104	000	000	BLOCK 42 CONDOS 000 000 UNIT 6	2,101.78
7	EDMOND	OK	73025	000	000	BLOCK 42 CONDOS 000 000 UNIT 7	2,101.78
8	WEATHERFORD	OK	73096	000	000	BLOCK 42 CONDOS 000 000 UNIT 8	2,101.78
9	OKLAHOMA CITY	OK	73104-3204	000	000	BLOCK 42 CONDOS 000 000 UNIT 9	2,101.78
10	OKLAHOMA CITY	OK	73104	000	000	BLOCK 42 CONDOS 000 000 UNIT 10	2,101.78
11	TULSA	OK	74119-3220	000	000	BLOCK 42 CONDOS 000 000 UNIT 11	2,101.78
12	OKLAHOMA CITY	OK	73141	000	000	BLOCK 42 CONDOS 000 000 UNIT 12	2,101.78
13	TULSA	OK	74119-3220	000	000	BLOCK 42 CONDOS 000 000 UNIT 13	2,101.78
14	PLANO	TX	75094	000	000	BLOCK 42 CONDOS 000 000 UNIT 14	2,101.78
15	MUSTANG	OK	73064	000	000	BLOCK 42 CONDOS 000 000 UNIT 15	2,101.78
16	OKLAHOMA CITY	OK	73104	000	000	BLOCK 42 CONDOS 000 000 UNIT 16	2,101.78
17	OKLAHOMA CITY	OK	73101	000	000	BLOCK 42 CONDOS 000 000 UNIT 17	2,101.78
18	OKLAHOMA CITY	OK	73104	000	000	BLOCK 42 CONDOS 000 000 UNIT 18	2,101.78
19	WATONGA	OK	73772	000	000	BLOCK 42 CONDOS 000 000 UNIT 19	2,101.78

20	OKLAHOMA CITY	OK	73104-2226	000	000	BLOCK 42 CONDOS 000 000 UNIT 20	2,101.78
21	MOORE	OK	73160	000	000	BLOCK 42 CONDOS 000 000 UNIT 21	2,101.78
22	OKLAHOMA CITY	OK	73104	000	000	BLOCK 42 CONDOS 000 000 UNIT 22	2,101.78
23	OKLAHOMA CITY	OK	73104	000	000	BLOCK 42 CONDOS 000 000 UNIT 23	2,101.78
24	OKLAHOMA CITY	OK	73104	000	000	BLOCK 42 CONDOS 000 000 UNIT 24	2,101.78
25	ABILENE	TX	79606	000	000	BLOCK 42 CONDOS 000 000 UNIT 25	2,101.78
26	OKLAHOMA CITY	OK	73104	000	000	BLOCK 42 CONDOS 000 000 UNIT 26	2,101.78
27	OKLAHOMA CITY	OK	73104-2226	000	000	BLOCK 42 CONDOS 000 000 UNIT 27	2,101.78
28	OKLAHOMA CITY	OK	73104	000	000	BLOCK 42 CONDOS 000 000 UNIT 28	2,101.78
29	OKLAHOMA CITY	OK	73104	000	000	BLOCK 42 CONDOS 000 000 UNIT 29	2,101.78
30	OKLAHOMA CITY	OK	73104-4027	000	000	BLOCK 42 CONDOS 000 000 UNIT 30	2,101.78
31	TULSA	OK	74119-3220	000	000	BLOCK 42 CONDOS 000 000 UNIT 31	2,101.78
32	OKLAHOMA CITY	OK	73104-4027	000	000	BLOCK 42 CONDOS 000 000 UNIT 32	2,101.78
33	GREENVILLE	SC	29601	000	000	BLOCK 42 CONDOS 000 000 UNIT 33	2,101.78
34	OKLAHOMA CITY	OK	73131-8207	000	000	BLOCK 42 CONDOS 000 000 UNIT 34	2,101.78
35	OKLAHOMA CITY	OK	73104	000	000	BLOCK 42 CONDOS 000 000 UNIT 35	2,101.78
36	OKLAHOMA CITY	OK	73104-4001	000	000	BLOCK 42 CONDOS 000 000 UNIT 36	2,101.78
37	OKLAHOMA CITY	OK	73104	000	000	BLOCK 42 CONDOS 000 000 UNIT 37	2,101.78
38	OKLAHOMA CITY	OK	73104	000	000	BLOCK 42 CONDOS 000 000 UNIT 38	2,101.78
39	OKLAHOMA CITY	OK	73104-4027	000	000	BLOCK 42 CONDOS 000 000 UNIT 39	2,101.78

40	OKLAHOMA CITY	OK	73104	000	000	BLOCK 42 CONDOS 000 000 UNIT 40	2,101.78
41	TULSA	OK	74119	000	000	BLOCK 42 CONDOS 000 000 UNIT 41	2,101.78
42	OKLAHOMA CITY	OK	73121	000	000	BLOCK 42 CONDOS 000 000 UNIT 42	2,101.78
43	OKLAHOMA CITY	OK	73101-1838	000	000	RYANS SUB OF MAYWOOD 000 000 PT OF LOT 5 & PT NW4 SEC 34 12N 3W BEG AT W/C OF LOT 5 TH NE9.16FT NW1.50FT NELY121.24FT SE1.50FT NE1.11FT SE46.54FT SLY48.46FT W130.12FT TO BEG	3,108.67
44	OKLAHOMA CITY	OK	73118	034	000	MAYWOOD ADDITION 034 000 LOTS 1 THRU 15	7,733.11
45	OKLAHOMA CITY	OK	73104-2228	044	000	MAYWOOD ADDITION 044 000 ALL LOTS 1 THRU 32 PLUS 20FT ALLEY ADJ SD LOTS & PT OF VACATED NE 4TH ST BEG 15FT E OF SW/C BLK 44 TH E360FT TO SW/C LT 32 S5FT W355FT NW7.07FT TO BEG EX BEG SW/C LOT 17 TH N15FT SELY21.21FT W15FT TO BEG & EX BEG SE/C LT 32 TH W15FT NELY21.22FT S15FT TO BEG	23,448.13

46	EDMOND	OK	73013-7448	043	000	MAYWOOD ADDITION 043 000 S70FT LOTS 10 THRU 15 & E15FT OF S70FT LOT 16 & PT OF LOT 17 & ALL LOTS 18 THRU 26 & PT OF VACATED ALLEY DESCRIBED AS BEG SE/C LOT 26 TH W225FT NW21.21FT N215FT E165FT S80FT E75FT S150FT TO BEG & PT OF LOTS 7 THRU 16 DESCRIBED AS BEG 10FT E & 70FT N OF SW/C LT 16 TH N35FT E158.77FT SELY109.44FT S20.65FT W75FT N59FT W165FT TO BEG	30,052.46
47	OKLAHOMA CITY	OK	73102	035	000	RYANS SUB OF MAYWOOD 035 000 LOTS 1 THRU 7 EX BEG NE/C OF BLK 35 TH S30FT NW35FT NE 30FT TO BEG & EX THAT PT OF LOT 5 INCLUDED IN FOLLOWING DESCRIBED PROPERTY PT OF LOT 5 & PT NW4 SEC 34 12N 3W BEG AT W/C OF LOT 5 TH NE9.16FT NW1.50FT NELY121.24FT SE1.50FT NE1.11FT SE46.54FT SLY48.46FT W130.12FT TO BEG	30,774.31



48	OKLAHOMA CITY	OK	73102	000	000	MAYWOOD ADDITION BLK 036 & BLK 29 BEG 55.49FT N & 10FT E SW/C LOT17 BLK 36 TH N121.21FT NELY ON A CURVE TO LEFT 184.03FT NELY107.10FT SELY271.76FT SWLY88.34FT SWLY ON CURVE TO RIGHT 267.93FT NWLY39.65FT TO BEG CONT 1.59 AC MORE OR LESS	69,457.66
----	------------------	----	-------	-----	-----	--	-----------

**AFFIRMATION**

STATE OF OKLAHOMA       )  
  ) §  
COUNTY OF OKLAHOMA    )

I affirm that the ownership list submitted as a part of this application contains the names of all owners of record of property which are within 300 feet (or greater if required) of the property described in the attached exhibit.

Executed at Oklahoma City, Oklahoma, on the 11<sup>th</sup> day of September, 2024

  
\_\_\_\_\_  
Applicant Signature

Subscribed and sworn to before me, a Notary Public, in and for the State of Oklahoma,  
County of Oklahoma, on the 11<sup>th</sup> day of September, 2024.

My Commission Expires:

11-30-26

Pamela Lunnor

Notary Public

Commission # 02019073



## **EXHIBIT D**

**CITY COUNCIL RESOLUTION ESTABLISHING DATE FOR  
ORDINANCE AND STATING NOTICE RECIPIENTS**

## RESOLUTION

A RESOLUTION OF THE COUNCIL OF THE CITY OF OKLAHOMA CITY ESTABLISHING A DATE FOR THE PROPOSED ENACTMENT OF AN ORDINANCE CLOSING, VACATING, DISCONTINUING, AND FORECLOSING THE RIGHT TO REOPEN CERTAIN PUBLIC RIGHTS-OF-WAY, DETERMINING THOSE ENTITLED TO NOTICE OF SAME, AND DIRECTING THAT SAID NOTICE BE ISSUED

WHEREAS, an application to close, vacate, discontinue, and foreclose The City of Oklahoma City's right to reopen the following described public rights-of-way, pursuant to 11 O.S. §38-109 has been considered by the Planning Commission of The City of Oklahoma City as part of a Master Plan or amendment of same, to- wit:

1. A certain public right of way, a portion of platted N.E. 6th Street, located between Block 29 and Block 36 of Maywood Addition to the City of Oklahoma City, as shown on the recorded plat thereof, and as more particularly described and depicted as N.E. 6TH Street Parcel on Exhibit A attached hereto, is hereby annulled, closed, vacated, discontinued, and the right to reopen foreclosed.
2. A certain 20-foot east-west public alley, located in Block 36 of Maywood Addition to the City of Oklahoma City, as shown on the recorded plat thereof, and as more particularly described and depicted as Maywood Block 36 Alley Parcel on Exhibit A attached hereto is hereby annulled, closed, vacated, discontinued, and the right to reopen foreclosed.

WHEREAS, an Ordinance closing, vacating, discontinuing, and foreclosing The City of Oklahoma City's right to reopen said public rights-of-way is proposed to be considered by the City Council on the \_\_\_\_\_ day of \_\_\_\_\_, 2024; and

WHEREAS, the holders of franchises are as follows:

Oklahoma Natural Gas Company  
P.O. Box 401  
Oklahoma City, Oklahoma 73101  
ATTENTION: Real Estate Services

Oklahoma Gas and Electric Company  
P.O. Box 321 (M/C M-109)  
Oklahoma City, Oklahoma 73101  
ATTENTION: Land Management Department

AT&T/SBC  
607 N. Miller Boulevard  
Oklahoma City, Oklahoma 73107  
ATTENTION: Technology Operations

Cox Cable of Oklahoma City  
6301 Waterford Boulevard Suite 200  
Oklahoma City, Oklahoma 73118  
ATTENTION: Right-of-way/Construction

WHEREAS, in addition thereto, the Council determines that others having a special right or privilege granted by ordinance or legislative enactment to use the aforesaid public rights-of-way are as follows: **None**

NOW, THEREFORE, BE IT RESOLVED by the Council of The City of Oklahoma City that the City Clerk be and is hereby directed to give notice to the public by one publication in a newspaper of general circulation within the City and further to mail 30 days written notice to the following:

- A. All above listed franchise holders.
- B. All those having a special right or privilege as listed above.
- C. All property owners within 300 feet of the public rights-of-way to be closed and vacated whose names appear on the ownership list required to be submitted as a part of the application.

Such notice shall state that an Ordinance to close the aforesaid public rights-of-way has been proposed for enactment on the day \_\_\_\_ of \_\_\_\_\_, 2024. A copy of the Ordinance shall be included with said written notice.

ADOPTED by the Council and SIGNED by the Mayor of The City of Oklahoma City, Oklahoma on this \_\_\_\_ day of \_\_\_\_\_, 2024.

ATTEST:  
(SEAL)

\_\_\_\_\_  
MAYOR

\_\_\_\_\_  
CITY CLERK

REVIEWED for form and legality.

\_\_\_\_\_  
ASSISTANT MUNICIPAL COUNSELOR

## **EXHIBIT A**

### **N.E. 6<sup>TH</sup> Street Parcel**

A tract of land being a part of the Northwest Quarter (NW/4) of Section Thirty-four (34), Township Twelve (12) North, Range Three (3) West of the Indian Meridian, Oklahoma City, Oklahoma County, Oklahoma, being all of that portion of Platted 6th Street as shown on the recorded plat MAYWOOD ADDITION, lying within the tract of land described in the Quit Claim Deed recorded in Book 15031, Page 1144 (OCURA TRACT), being more particularly described as follows:

Commencing at the Northwest (NW) Corner of Lot 16, Block Thirty-six (36) as shown on said plat MAYWOOD ADDITION;

THENCE North 89°52'44" East, along and with the North line of said Block 36, a distance of 88.59 feet to a point on the Northwesterly Line of said OCURA TRACT, said point being the POINT OF BEGINNING;

THENCE along and with the Northwesterly line of said OCURA TRACT the following Two (2) Calls:

1. a curve to the left having a radius of 149.46 feet, a chord bearing of North 02°52'55" West, a chord length of 31.18 feet and an arc length of 31.24 feet;
2. North 50°58'57" East, a distance of 77.80 feet to a point on the South line of Block Twenty-nine (29) as shown on said plat MAYWOOD ADDITION;

THENCE North 89°52'44" East, along and with said South line, a distance of 37.65 feet to a point on the Northeasterly line of said OCURA TRACT;

THENCE South 39°01'03" East, along and with said Northeasterly line, a distance of 102.79 feet to a point on the North line of said Block 36;

THENCE South 89°52'44" West, along and with said North line, a distance of 161.24 feet to the POINT OF BEGINNING.

Containing 8,919 square feet or 0.2048 acres, more or less.

Basis of Bearing: Grid North as established by state plane datum (Oklahoma State Plane North Zone NAD83). All Distances are grid distances in U.S. Survey Feet.

[illegible]

Copyright © 2024 Johnson & Associates, Inc.

Johnson & Associates, Inc.  
1 E. Sheridan Ave., Suite 200  
Oklahoma City, OK 73104  
(405) 241-8275 FAX (405) 241-8275 [www.johnson.com](http://www.johnson.com)  
Certified Automobile Dealer Reg. Tax 06-03-0000  
• BIRMINGHAM • OKLAHOMA • FLORISSA •



**Maywood Block 36 Alley Parcel**

A tract of land being a part of the Northwest Quarter (NW/4) of Section Thirty-four (34), Township Twelve (12) North, Range Three (3) West of the Indian Meridian, Oklahoma City, Oklahoma County, Oklahoma, being all of that portion of the 20' Alley within Block Thirty-six (36) shown on the recorded plat MAYWOOD ADDITION, lying within the tract of land described in the Quit Claim Deed recorded in Book 15031, Page 1144 (OCURA TRACT), being more particularly described as follows:

Commencing at the Southwest (SW) Corner of Lot 17 of said Block Thirty-six (36);

THENCE North 00°07'16" West, along and with the West line of said Block 36, a distance of 140.00 feet to the South line of said 20' Alley;

THENCE North 89°52'44" East, along and with said South line, a distance of 10.00 feet to a point on the West line of said OCURA TRACT, said point being the POINT OF BEGINNING;

THENCE North 00°07'16" West, along and with said West line, a distance of 20.00 feet to a point on the North line of said 20' Alley;

THENCE North 89°52'44" East, along and with said North line, a distance of 297.76 feet to a point on the East line of said OCURA TRACT;

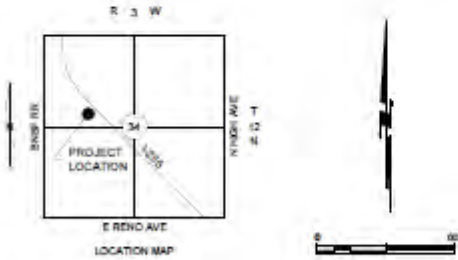
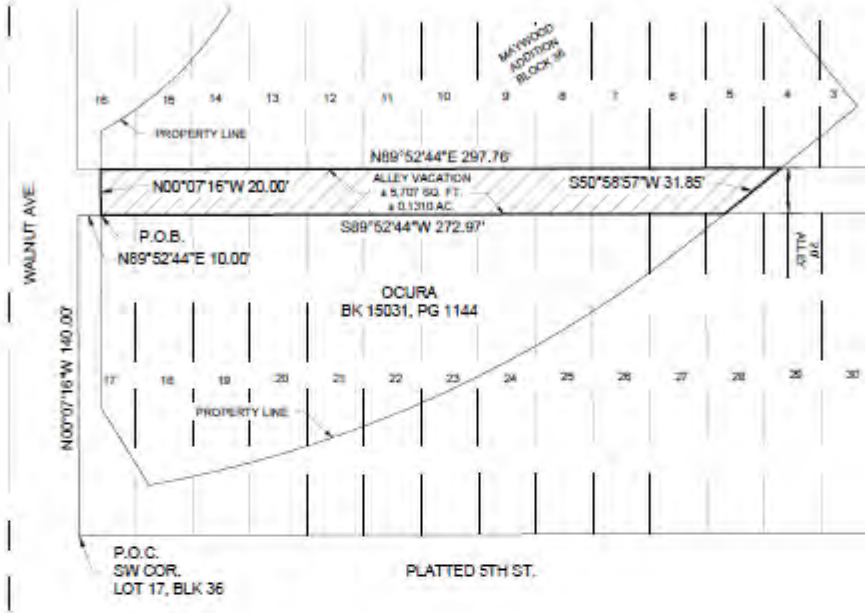
THENCE South 50°58'57" West, along and with said East line, a distance of 31.85 feet to a point on the South line of said 20' Alley;

THENCE South 89°52'44" West, along and with the South line of said 20' Alley, a distance of 272.97 feet to the POINT OF BEGINNING.

Containing 5,707 square feet or 0.1310 acres, more or less.

Basis of Bearing: Grid North as established by state plane datum (Oklahoma State Plane North Zone NAD83). All Distances are grid distances in U.S. Survey Feet

**Maywood Block 36 Alley Parcel**



ADAD FILE: 01C6d38D prgMSKPMSTT0709Aug FudbergJ08T02-watraf.dwg NTWJ02H 8:04 PM Jesse Peller  
XREFPL130A.DWG 8:58:02 July 09g JDN- July 09g JTD-July 09g

Copyright © 2024 Johnson & Associates, Inc.

Proj. No.:	4537002
Date:	6-25-24
Scale:	1"=60'

**ALLEY VACATION**  
OKLAHOMA CITY, OKLAHOMA COUNTY, OKLAHOMA  
**N.E. 5TH & WALNUT**



Johnson & Associates, Inc.  
1 E. Sheridan Ave., Suite 200  
Lincoln, NE 68502  
(402) 442-8279 Fax (402) 442-8278 [www.jandco.com](http://www.jandco.com)  
Certified Public Accountant (CPA) Exp. Date 03/31/2002

# **EXHIBIT E**

## **CITY COUNCIL ORDINANCE**

Published in the Journal Record on \_\_\_\_\_, 2024.

ORDINANCE NO. \_\_\_\_\_

**AN ORDINANCE CLOSING, VACATING, DISCONTINUING, AND FORECLOSING THE RIGHT TO REOPEN CERTAIN PUBLIC RIGHTS-OF-WAY IN ACCORDANCE WITH THE AMENDED HARRISON-WALNUT URBAN RENEWAL PLAN, AS ADOPTED BY THE CITY OF OKLAHOMA CITY**

---

**WITNESSETH:**

**WHEREAS**, this Council is authorized by virtue of 11 Okla. Stat. §38-109 to close, vacate, and discontinue public rights-of-way 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, discontinue, and foreclose the right to reopen the public rights-of-way described on Exhibit A for the public purposes of performing the objectives of the Amended Harrison-Walnut District Urban Renewal Plan.

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

**SECTION 1:** A certain public right of way, a portion of platted N.E. 6th Street, located between Block 29 and Block 36 of Maywood Addition to the City of Oklahoma City, as shown on the recorded plat thereof, and as more particularly described and depicted as N.E. 6TH Street Parcel on Exhibit A attached hereto, is hereby annulled, closed, vacated, discontinued, and the right to reopen foreclosed.

**SECTION 2:** A certain 20-foot east-west public alley, located in Block 36 of Maywood Addition to the City of Oklahoma City, as shown on the recorded plat thereof, and as more particularly described and depicted as Maywood Block 36 Alley Parcel on Exhibit A attached hereto is hereby annulled, closed, vacated, discontinued, and the right to reopen foreclosed.

**SECTION 3:** The City of Oklahoma City, Oklahoma Natural Gas Company, Oklahoma Gas and Electric Company, AT&T/SBC, and Cox Cable of Oklahoma City (collectively, the “Utility Holders”), shall retain and continue to have any existing easements, together with rights of ingress and egress thereto; provided, however, that the utility easements reserved unto the Utility Holders by this Ordinance shall remain in effect only until new utility easements accommodating the necessary facilities of the Utility Holders have been granted and the existing facilities have been relocated within said new utility easements. Upon the grant of said new easements and the satisfactory relocation of the necessary facilities within said new easements, each Utility Holder shall each file a release of the existing easement reserved unto it by this Ordinance.

**INTRODUCED AND READ** in open meeting of the Council of The City of Oklahoma City, Oklahoma, on this \_\_\_\_ day of \_\_\_\_\_, 2024.

**PASSED** by the Council of The City of Oklahoma City, Oklahoma, on this \_\_\_\_\_ day of \_\_\_\_\_, 2024.

**SIGNED** by the Mayor of The City of Oklahoma City, Oklahoma, on this \_\_\_\_\_ day of \_\_\_\_\_, 2024.

\_\_\_\_\_  
MAYOR

ATTEST:

(SEAL)

\_\_\_\_\_  
CITY CLERK

**REVIEWED** for form and legality.

\_\_\_\_\_  
ASSISTANT MUNICIPAL COUNSELOR

## **EXHIBIT A**

### **N.E. 6<sup>TH</sup> Street Parcel**

A tract of land being a part of the Northwest Quarter (NW/4) of Section Thirty-four (34), Township Twelve (12) North, Range Three (3) West of the Indian Meridian, Oklahoma City, Oklahoma County, Oklahoma, being all of that portion of Platted 6th Street as shown on the recorded plat MAYWOOD ADDITION, lying within the tract of land described in the Quit Claim Deed recorded in Book 15031, Page 1144 (OCURA TRACT), being more particularly described as follows:

Commencing at the Northwest (NW) Corner of Lot 16, Block Thirty-six (36) as shown on said plat MAYWOOD ADDITION;

THENCE North 89°52'44" East, along and with the North line of said Block 36, a distance of 88.59 feet to a point on the Northwesterly Line of said OCURA TRACT, said point being the POINT OF BEGINNING;

THENCE along and with the Northwesterly line of said OCURA TRACT the following Two (2) Calls:

1. a curve to the left having a radius of 149.46 feet, a chord bearing of North 02°52'55" West, a chord length of 31.18 feet and an arc length of 31.24 feet;
2. North 50°58'57" East, a distance of 77.80 feet to a point on the South line of Block Twenty-nine (29) as shown on said plat MAYWOOD ADDITION;

THENCE North 89°52'44" East, along and with said South line, a distance of 37.65 feet to a point on the Northeasterly line of said OCURA TRACT;

THENCE South 39°01'03" East, along and with said Northeasterly line, a distance of 102.79 feet to a point on the North line of said Block 36;

THENCE South 89°52'44" West, along and with said North line, a distance of 161.24 feet to the POINT OF BEGINNING.

Containing 8,919 square feet or 0.2048 acres, more or less.

Basis of Bearing: Grid North as established by state plane datum (Oklahoma State Plane North Zone NAD83). All Distances are grid distances in U.S. Survey Feet.



**Maywood Block 36 Alley Parcel**

A tract of land being a part of the Northwest Quarter (NW/4) of Section Thirty-four (34), Township Twelve (12) North, Range Three (3) West of the Indian Meridian, Oklahoma City, Oklahoma County, Oklahoma, being all of that portion of the 20' Alley within Block Thirty-six (36) shown on the recorded plat MAYWOOD ADDITION, lying within the tract of land described in the Quit Claim Deed recorded in Book 15031, Page 1144 (OCURA TRACT), being more particularly described as follows:

Commencing at the Southwest (SW) Corner of Lot 17 of said Block Thirty-six (36);

THENCE North 00°07'16" West, along and with the West line of said Block 36, a distance of 140.00 feet to the South line of said 20' Alley;

THENCE North 89°52'44" East, along and with said South line, a distance of 10.00 feet to a point on the West line of said OCURA TRACT, said point being the POINT OF BEGINNING;

THENCE North 00°07'16" West, along and with said West line, a distance of 20.00 feet to a point on the North line of said 20' Alley;

THENCE North 89°52'44" East, along and with said North line, a distance of 297.76 feet to a point on the East line of said OCURA TRACT;

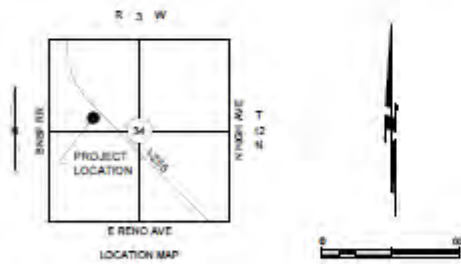
THENCE South 50°58'57" West, along and with said East line, a distance of 31.85 feet to a point on the South line of said 20' Alley;

THENCE South 89°52'44" West, along and with the South line of said 20' Alley, a distance of 272.97 feet to the POINT OF BEGINNING.

Containing 5,707 square feet or 0.1310 acres, more or less.

Basis of Bearing: Grid North as established by state plane datum (Oklahoma State Plane North Zone NAD83). All Distances are grid distances in U.S. Survey Feet





Copyright © 2024 Johnson & Associates, Inc.

Johnson & Associates, Inc.  
1 E. Sheridan Ave., Suite 200  
Oklahoma City, OK 73104  
(405) 235-8579 Fax: (405) 235-8578 [info@jainc.com](mailto:info@jainc.com)  
Certified Equal Opportunity Employer EOE M/F/V  
• 000000000 • 000000000 • 000000000