



Case # PP03-27



**Preliminary Plat of Crossroads Addition Block 5 for 49.2 acres into
 4 lots located north of Crossroads Dr., on the east side of Holiday Dr.**



G.I.S. Department
 City of Ardmore

October 14, 2003

0 200 400 600 800 Feet



1" = 400'

Mapbook Page : E14, F14

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RESOLUTION NO. 2993

A RESOLUTION APPROVING A PRELIMINARY PLAT FOR CROSSROADS ADDITION BLOCK NO. 5 OF 49.2 ACRES INTO 4 LOTS FOR PROPERTY LOCATED NORTH OF CROSSORADS DR. ON THE EAST SIDE OF HOLIDAY DR.

WHEREAS, the City Commission of the City of Ardmore, Oklahoma, held a public hearing to consider an application submitted by Crossroads Development for a preliminary plat within the (CC) Commercial Corridor zoning district for 49.2 acres into 4 lots, the legal description of said property being:

A tract of land lying within the E/2 of Section 26, Township 4 South, Range 1 East, Carter County, Oklahoma, described as follows: Beginning at the NE corner of the S/2 NE/4 SE/4 NE/4 of said Section 26; thence S00°26'03"E along the east line of NE/4 of said Section 26, 560.53 feet, said point being the NE corner of Crossroads Addition No. 3 to Ardmore, Oklahoma; thence S89°30'44"W 170.79 feet; thence N00°29'16"W, 110.00 feet; thence S89°30'44"W, 489.00 feet; thence S00°26'16"E, 700.07 feet to a point on the E-W 1/4 Section Line: thence continuing S00°26'16"E, 25.00 feet; thence S89°30'44"W, 383.09 feet. said point being the NW corner of Crossroads Addition No.1 to Ardmore, Oklahoma: thence N00°29'16"W, 5.00 feet; thence S89°30'44"W, 313.04 feet; thence Westerly on a curve to the right having a radius of 1083.97 feet an arc length of 145.09 feet; thence Westerly on a curve to the left having a radius of 1153.97 feet an arc length of 154.46 feet; thence S89°30'44"W, 5.71 feet; thence N46°02'18"W, 35.70 feet; thence Northwesterly on a curve to the left having a radius of 385.00 feet an arc length of 285.66 feet; thence Northwesterly on a curve to the right having a radius of 315.00 feet., an arc length of 279.65 feet; thence Northerly on a curve to the right having a radius of 10,422.96 feet, an arc length of 644.96 feet; thence Northwesterly on a curve to the right having a radius of 315.00 feet, an arc length of 277.07 feet; thence Northwesterly on a curve to the left having a radius of 385.00 feet, an arc length of 318.98 feet; thence Northerly on a curve to the right having a radius of 10,182.96 feet, an arc length of 8.21 feet; thence N89°29'48"E, 784.14 feet to the Northeast corner of S/2 SW/4 NE/4 NE/4 of said Section 26; thence S00°26'16"E, 660.27 feet to the NW corner of S/2 NE/4 SE/4 NE/4 of Section 26, thence N89°30'09"E, 659.30 feet to the point of beginning, containing 49.21 acres.

and

WHEREAS, the City Commission heard and considered all of the facts presented at said public hearing, and

WHEREAS, the City Commission have determined that the proposed plat is compatible with the surrounding land uses, consistent with the Comprehensive Plan, and beneficial to the City of Ardmore, provided certain conditions are set forth.

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of the City of Ardmore, Oklahoma, a municipal corporation, that said plat is hereby approved subject to the following conditions:

1. Any covenants, conditions and restrictions to be place on the plat shall be submitted to the City for review prior to being recorded at the County.
2. Sidewalks shall be installed unless otherwise approved by the City Commission.
3. That the City Engineer approve the stormwater management plan for the plat.
4. That the final engineering plans shall be submitted for review and approval by the City Engineer.
5. That development of Lot 4 shall require a secondary vehicular access onto Rockford Rd.
6. That provision be made for any assurances of performance and maintenance of off-site improvements, prior to recording the plat with the County.

PASSED by the Commission and SIGNED by the Mayor on this 17th day of November, 2003.



CITY OF ARDMORE, OKLAHOMA
A MUNICIPAL CORPORATION

BY Bob Ge
MAYOR

ATTEST:

[Signature]
CITY CLERK

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