

# AGENDA

Sapulpa Metropolitan Area Planning Commission

Tuesday, April 28, 2009 7:00 p.m.

Sapulpa City Hall 425 East Dewey

1. Call to order
2. Roll Call:
3. Approval of the March 24, 2009 Minutes

## CITY CONSENT ITEMS:

4. **Applicant:** SLS-984 Shirley Enlow: 11875 Lone Star Road aka The Southeast Quarter of the Southwest Quarter of the Southeast Quarter and the East 48.5 feet of the Southwest Quarter of the Southwest Quarter of Southeast Quarter of Section 10, Township 17 North, Range 11 East.

**Tract 1: SE/4 SW/4 SE/4 and E 485' SW/4 SW/4 SE/4 10-17-11**

**Tract 2: The East 150 feet of the SE/4 SW/4 SE/4 of Section 10, Township 17 North, Range 11 East.**

5. **Applicant:** SLS-985 Charles B. Teel Revocable Living Trust: A tract of land being part of the west half (W/2) of Section 23, Township 18 North, Range 11 East, of the Indian Base and Meridian, Creek County, Oklahoma, according to the Official U.S. Government Survey thereof, being more particularly described as follows: Commencing at the Southeast Corner of "Castle Creek Estates Phase I", a subdivision in the City of Sapulpa, Creek County, Oklahoma: Thence North 89 deg. 31' 31" East a distance of 466.06 feet to a point on the Westerly right of way line of State Highway 97; Thence South 12 deg. 33' 57" East along said right of way line a distance of 296.95 feet; Thence Southeasterly along said Westerly right of way along a curve to the right (tangent bears South 07 deg. 45' 21" East) said curve having a radius of 14183.79 feet and central angle of 00 deg. 20' 59" for an arc distance of 86.57 feet to the Point of Beginning"; Thence South 89 deg. 29' 17" West a distance of 763.19 feet;

Thence South 69 deg. 12' 31" West a distance of 209.03 feet; Thence South 00 deg. 36' 22" East a distance of 479.62 feet; Thence North 89 deg. 38' 20" East a distance of 1045.89 feet to a point on said westerly right of way; Thence North 04 deg. 16' 50" West along said westerly right of way a distance of 36.53 feet; Thence North 13 deg. 39' 31" West along said right of way line a distance of 230.70 feet; Thence northwesterly along said right of way along a curve to the left (tangent bears North 06 deg. 12' 45" W), said curve having a radius of 14183.79 and a central angle of 01 deg. 11' 37" for an arc distance of 295.50 feet to the Point of Beginning; said tract contains 12.5049 acres more or less.

**Tract 1: A tract of land being part of the west half (W/2) of Section 23, Township 18 North, Range 11 East, of the Indian Base and Meridian, Creek County, Oklahoma, according to the Official Government Survey thereof, being more particularly described as follows: Commencing at the Southeast Corner of "Castle Creek Estates Phase 1", a subdivision in the City of Sapulpa, Creek County, Oklahoma; Thence North 89 deg. 31' 31" East a distance of 466.06 feet to a point on the Westerly right of way line of State Highway 97; Thence South 12 deg. 33' 57" East along said right of way line a distance of 296.95 feet; Thence Southeasterly along said Westerly right of way along a curve to the right (tangent bears South 07 deg. 45' 21" E) said curve having a radius of 14183.79 feet and a central angle of 00 deg. 20' 59" for an arc distance of 86.57 feet to the Point of Beginning; Thence South 89 deg. 29' 17" West a distance of 763.19 feet; Thence South 69 deg. 12' 31" West a distance of 209.03 feet; Thence South 00 deg. 36' 22" E a distance of 479.62 feet; Thence North 89 deg. 38' 20" East a distance of 1045.89 feet to a point on said Westerly right of way; Thence North 04 deg. 16' 50" West along said Westerly right of way a distance of 36.53 feet; Thence North 13 deg. 39' 31" W along said right of way line a distance of 230.70 feet; Thence Northwesterly along said right of way along a curve to the left (tangent bears North 06 deg. 12' 45" W), said curve having a radius of 14183.79 and a central angle of 01 deg. 11' 37" for an arc distance of 295.50 feet to the Point of Beginning. Less and Except Commencing at the Southeast Corner of "Castle Creek Estates Phase 1", a subdivision in the City of Sapulpa, Creek County, State of Oklahoma; Thence North 89 deg. 31' 31" East a distance of 466.06 feet to the Westerly right of way for State Highway 97; Thence South 12 deg. 33' 57" E along the Westerly right of way for State Highway 97 a distance of 296.95 feet to a non-tangent curve to the right; Thence along the Westerly right of way for State Highway 97 and a non-tangent curve to the right with an initial tangent bearing of South 07 deg. 45' 21" E, a central angle of 00 deg. 39' 10", a radius of 14183.79 feet, a curve length of 161.57 feet, a chord bearing of S 07 deg. 25' 46" E and a chord distance of 161.57 feet to the "Point of Beginning"; Thence continuing along the Westerly right of way for State Highway 97 and continuing along a curve to the right with a central angle of 00 deg. 53' 26", a radius of 14183.79 feet, a curve length of 220.50 feet, a chord bearing of South 06 deg. 39' 28" East and a chord distance of 220.50 feet; Thence South 13 deg. 39' 31" E along the Westerly right of way for State Highway 97 and not tangent to the previous curve a distance of 31.59 feet; Thence South 89 deg. 29' 17" West a distance of 340.00 feet; Thence North 00 deg. 30' 43" W a distance of 250.00 feet; Thence North 89 deg. 29'**

17" East a distance of 309.21 feet to the Point of Beginning, containing 10.6502 acres more or less.

Tract 2: A tract of land located in the W/2 of Section 23, Township 18 North, Range 11 East of the Indian Base and Meridian, Creek County, State of Oklahoma, according to the Official U.S. Government Survey thereof, being more particularly described as follows: Commencing at the Southeast Corner of Castle Creek Estates Phase 1, a subdivision in the City of Sapulpa, Creek County, State of Oklahoma; Thence North 89 deg. 31' 31" E a distance of 466.06 feet to the Westerly right of way for State Highway 97; Thence South 12 deg. 33' 57" East along the Westerly right of way for State Highway 97, a distance of 296.95 feet to a non-tangent curve to the right; Thence along the Westerly right of way for State Highway 97 and a non-tangent curve to the right with an initial tangent bearing of South 07 deg. 45' 21" E, a central angle of 00 deg. 39' 10", a radius of 14183.79 feet, a curve length of 161.57 feet, a chord bearing of South 07 deg. 25' 46" E and a chord distance of 161.57 feet to the Point of Beginning; Thence continuing along the Westerly right of way for State Highway 97 and continuing along a curve to the right with a central angle of 00 deg. 53' 26", a radius of 14183.79 feet, a curve length of 220.50 feet, a chord bearing of South 06 deg. 39' 28" E and a chord distance of 220.50 feet; Thence South 13 deg. 39' 31", E along the westerly right of way for State Highway 97 and not tangent to the previous curve a distance of 31.59 feet; Thence South 89 deg. 29' 17" W a distance of 340.00 feet; Thence North 00 deg. 30' 43" W a distance of 250.00 feet; Thence North 89 deg. 29' 17" E a distance of 309.21 feet to the Point of Beginning; The non-astronomic bearings for said tract are based on an assumed bearing of North 89 deg. 31' 31" E along the Southerly line of "Castle Creek Estates Phase I" that is just West of the Southeast Corner of "Castle Creek Estates Phase 1, a subdivision in the City of Sapulpa, Creek County, State of Oklahoma containing 1.8547 acres more or less.

#### **CITY ITEMS:**

6. **Applicant:** FP-01-09 (Final Plat) The Lakes at Jefferson Heights, LLC: The North Half of the Southeast Quarter (N/2 SE/4) of Section 4, Township 17 North, Range 11 East of the Indian Base and Meridian, Creek County, State of Oklahoma, according to the United States Government Survey thereof, described by metes and bounds as follows: Commencing at the Northeast Corner of said SE/4; Thence South 01 deg. 00' 14" East along the East line of said N/2 a distance of 1323.06 feet; Thence South 88 deg. 56' 53" W along the South line of said N/2 a distance of 2649.12 feet; Thence North 00 deg. 50' 45" W a distance of 325.26 feet to the Point of Beginning; Thence continuing along the same line North 00 deg. 50' 45" West a distance of 992.10 feet; Thence North 88 deg. 49' 28" East a distance of 1041.48 feet; Thence South 01 deg. 00' 14" East a distance of 142.64 feet; Thence South 65 deg. 28' 34" East a

distance of 8.43 feet; Thence along a curve to the left having a delta angle of 190 deg. 26' 05" with a radius of 50.00 feet with a curve length of 166.19 feet; Thence South 01 deg. 00' 14" East a distance of 115.00 feet; Thence North 88 deg. 49' 28" East a distance of 527.12 feet; Thence South 44 deg. 25' 13" East a distance of 175.00 feet; Thence South 44 deg. 06' 55" West a distance of 246.33 feet; Thence South 00 deg. 50' 45" East a distance of 122.79 feet; Thence North 77 deg. 21' 05" West a distance of 32.62 feet; Thence South 88 deg. 56' 53" West a distance of 592.29 feet. Thence North 49 deg. 47' 56" West a distance of 66.51 feet; Thence North 37 deg. 23' 29" West a distance of 160.36 feet; Thence North 50 deg. 10' 27" West a distance of 283.89 feet; Thence North 64 deg. 00' 55" West a distance of 120.25 feet; Thence South 88 deg. 49' 28" West a distance of 201.73 feet; Thence South 00 deg. 50' 45" East a distance of 268.46 feet; Thence South 71 deg. 29' 07" East a distance of 99.13 feet; Thence South 59 deg. 13' 01" East a distance of 55.41 feet; Thence South 50 deg. 10' 27" East a distance of 164.83 feet; Thence along a curve to the right having a delta angle of 13 deg. 07' 14" with a radius of 305.00 feet with a curve length of 69.84 feet; Thence South 37 deg. 03' 07" East a distance of 197.98 feet; Thence South 00 deg. 50' 45" East a distance of 22.77 feet; Thence South 88 deg. 56' 53" West a distance of 395.00 feet; Thence South 00 deg. 50' 45" East a distance of 15.00 feet; Thence South 88 deg. 56' 53" West a distance of 150.00 feet; Thence South 00 deg. 50' 45" East a distance of 14.74 feet; Thence South 88 deg. 56' 53" West a distance of 210.00 feet to the Point of Beginning; containing 23.461 acres of land, more or less.

7. **Applicant:** FP-02-09 (Final Plat) North Heights Cemetery: All of Block 28, Tiger Addition.
8. Old Business
9. New Business
10. Adjournment