



JUNE 2, 2023

CITY OF NORMAN
ATTN: KENNETH GIANNONE
P. O. BOX 370
NORMAN, OK. 73069

RE: Easement for 3001 East Robinson Street

Mr. Giannone;

Oklahoma Gas and Electric Company (OG&E) has been asked to provide electrical service to a new building being built for the City of Norman at 3001 East Robinson Street. Attached you will find an easement request for the new underground line. The description of the proposed line appears on Exhibit "A", and a drawing showing the pathway of the line appears on Exhibit "B". I have also included a copy of the engineer's design. Please note, this is not part of the easement document.

Please present this document at your next City Council meeting for signature. Review the following instructions to ensure that this easement will be legally correct and that there will be no delay in processing:

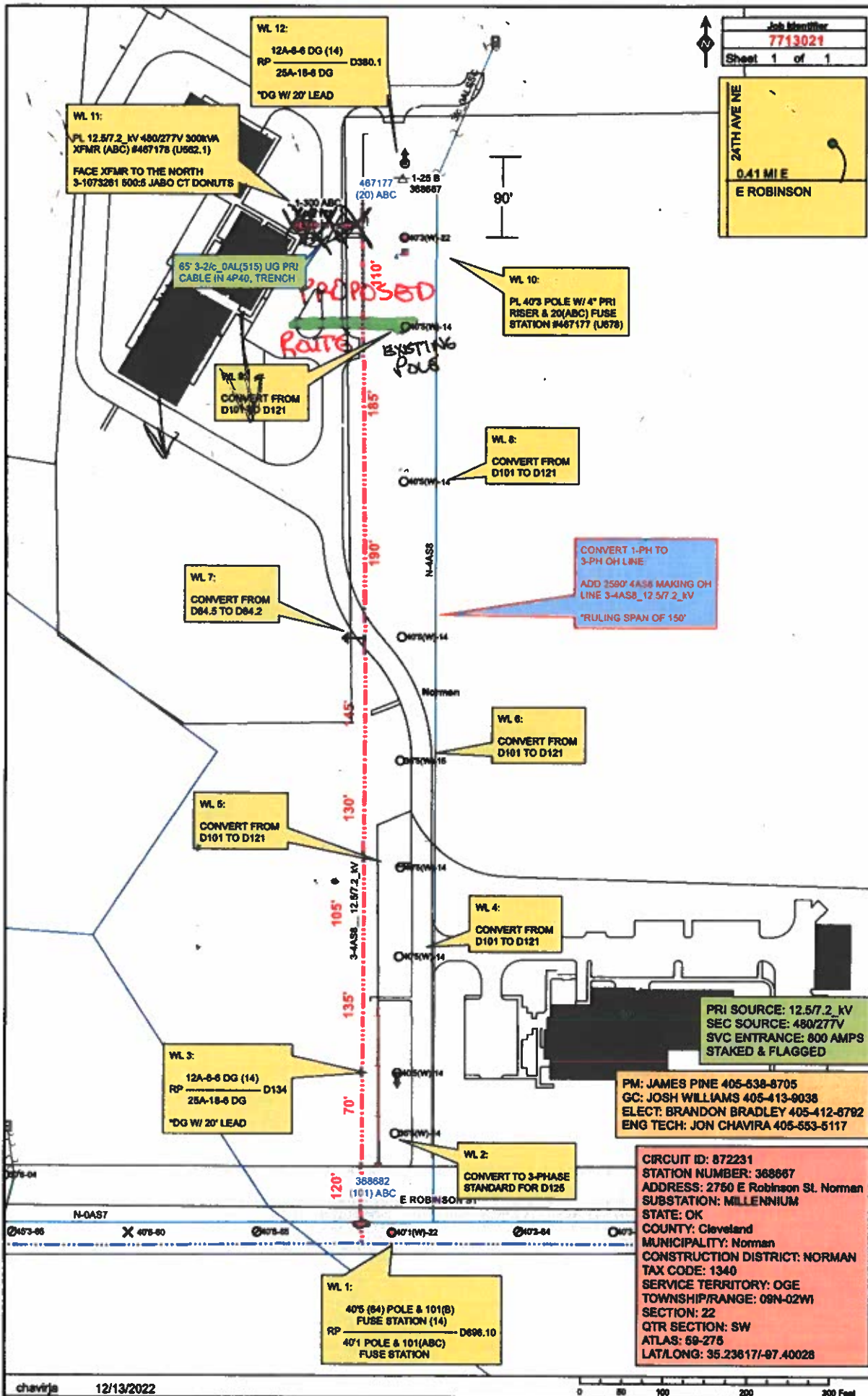
1. The city seal must be affixed.
2. The date of signing must match the date of notarizing.
3. The notary must fill in all blanks in the acknowledgement section and add the notary seal.
4. The notary expiration date must be later than the date of notarizing.

If you have any questions, or if anything will cause a delay in signing, please contact me at (405) 553-5174. Thank you so much for your help in this matter.

Sincerely,

A handwritten signature in black ink that reads "Timothy J. Bailey".

Timothy J. Bailey
Right-Of-Way Agent



Job Number
7713021
Sheet 1 of 1

24TH AVE NE
0.41 MILE
E ROBINSON

WL 11:
PL 12.5/7.2 KV 480/277V 300KVA
XFMR (ABC) #467178 (U682.1)
FACE XFMR TO THE NORTH
3-1073261 600:5 JABO CT DONUTS

WL 12:
12A-6-6 DG (14)
RP 25A-18-6 DG D380.1
*DG W/ 20' LEAD

65' 3-2/c_0AL(515) UG PR
CABLE IN 4P40, TRENCH

WL 9:
CONVERT FROM
D101 TO D121

WL 10:
PL 40'S POLE W/ 4" PRI
RISER & 20(ABC) FUSE
STATION #467177 (U678)

WL 8:
CONVERT FROM
D101 TO D121

CONVERT 1-PH TO
3-PH OH LINE
ADD 2580' 4AS8 MAKING OH
LINE 3-4AS8_12.5/7.2_KV
*RULING SPAN OF 150'

WL 7:
CONVERT FROM
D84.5 TO D84.2

WL 6:
CONVERT FROM
D101 TO D121

WL 5:
CONVERT FROM
D101 TO D121

WL 4:
CONVERT FROM
D101 TO D121

PRI SOURCE: 12.5/7.2 KV
SEC SOURCE: 480/277V
SVC ENTRANCE: 600 AMPS
STAKED & FLAGGED

PM: JAMES PINE 405-638-8705
GC: JOSH WILLIAMS 405-413-9038
ELECT: BRANDON BRADLEY 405-412-6792
ENG TECH: JON CHAVIRA 405-553-5117

WL 3:
12A-6-6 DG (14)
RP 25A-18-6 DG D134
*DG W/ 20' LEAD

WL 2:
CONVERT TO 3-PHASE
STANDARD FOR D125

WL 1:
40'S (64) POLE & 101(B)
FUSE STATION (14)
RP 40'1 POLE & 101(ABC)
FUSE STATION D696.10

CIRCUIT ID: 872231
STATION NUMBER: 368667
ADDRESS: 2750 E Robinson St. Norman
SUBSTATION: MILLENNIUM
STATE: OK
COUNTY: Cleveland
MUNICIPALITY: Norman
CONSTRUCTION DISTRICT: NORMAN
TAX CODE: 1340
SERVICE TERRITORY: OGE
TOWNSHIP/RANGE: 09N-02W1
SECTION: 22
QTR SECTION: SW
ATLAS: 69-275
LAT/LONG: 35.23617/-87.40028

AFTER RECORDING RETURN TO:
OGE ELECTRIC SERVICES
TIMOTHY J. BAILEY, M/C WNM-12
PO BOX 321
OKLAHOMA CITY OK 73101-0321

EASEMENT

Work Order #7713021

KNOW ALL MEN BY THESE PRESENTS: THAT THE CITY OF NORMAN, an Oklahoma municipal corporation, Grantor, in consideration of the sum of Ten or more dollars in hand paid, the receipt of which is hereby acknowledged, and other good and valuable consideration, does hereby grant and warrant unto OKLAHOMA GAS AND ELECTRIC COMPANY, an Oklahoma corporation, Grantee, its successors and assigns, the right, privilege and authority to enter upon and install, erect, construct, operate, maintain, and reconstruct underground and/or above ground a system of poles, wires, anchors, guy wires, conduits, cables, vaults, junction boxes, switches, fuses, transformers, service connection boxes and other fixtures for the transmission and distribution of electrical current and communication messages, including the right of ingress and egress to and from said system across adjoining lands of Grantor, together with the authority to cut down, control the growth of, or trim and keep trimmed any trees that may in the judgment of the Grantee interfere with or endanger said line or its maintenance and operation.

The real property covered by this easement is situated in Cleveland County, State of Oklahoma, and is described as follows:

A part of the SW/4, SECTION 22, T9N, R2W, I.M., being a part of a tract described in a deed recorded in Book 3798, Pages 537-542 at the County Clerk, as described in Exhibit "A" and shown on Exhibit "B", attached hereto and hereby made a part of this easement.

Grantor further covenants and agrees that no building or other structure shall ever be erected nor shall any excavation or other removal of soil, so as to change the grade of terrain, be accomplished by Grantor, its heirs or assigns, within the above described easement area unless the written consent of the Grantee is first obtained. Grantor further acknowledges the requirements of 63 Oklahoma Statutes (2011) Section 142.1, et. seq. (One-call statute).

Grantor hereby consents to permit Grantee to trim and keep trimmed any trees and foliage on Grantor's property immediately adjacent to the easement granted herein to insure the health of the trees involved, and Grantee shall have the right to enter upon Grantor's property for this purpose.

The rights and privileges above granted to continue so long as same are used or needed for the transmission and distribution of electric current or communication messages; but should the Grantee remove its property from the premises and abandon the right of way herein granted, then the rights granted in this easement shall terminate.

Signed and delivered this _____ day of _____, 2023.

THE CITY OF NORMAN, an Oklahoma municipal corporation

City Seal

By: _____

Title: _____

CITY ACKNOWLEDGMENT

STATE OF OKLAHOMA, COUNTY OF CLEVELAND, SS;

Before me, the undersigned, a Notary Public, in and for said County and State, on this _____ day of _____, 2023, personally appeared _____, of the City of Norman, Oklahoma, an Oklahoma municipal corporation, to me known to be the identical person who subscribed the name of the maker thereof to the foregoing instrument as its _____, and acknowledged to me that he executed the same as his free and voluntary act and deed of such city, for the uses and purposes therein set forth.

My Commission Expires: _____

Commission # _____

Notary Public

EXHIBIT "A"

To that certain easement from The City of Norman, an Oklahoma municipal corporation, to Oklahoma Gas and Electric Company.

An easement in the **SOUTHWEST QUARTER (SW1/4) OF SECTION TWENTY TWO (22), TOWNSHIP NINE (9) NORTH, RANGE TWO (2) WEST** of the Indian Meridian, Cleveland County, Oklahoma, written by Timothy G. Pollard, PLS 1474, on May 31, 2023. Bearings are Based on an arbitrary bearing of S89°50'59"E, on the South Line of said SW1/4 and as shown on attached Easement Sketch, said easement further described as: being Ten (10) feet in width, Five (5.00) feet each side of a centerline described as follows:

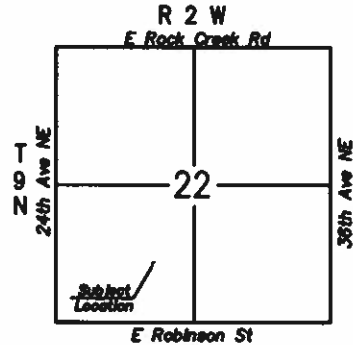
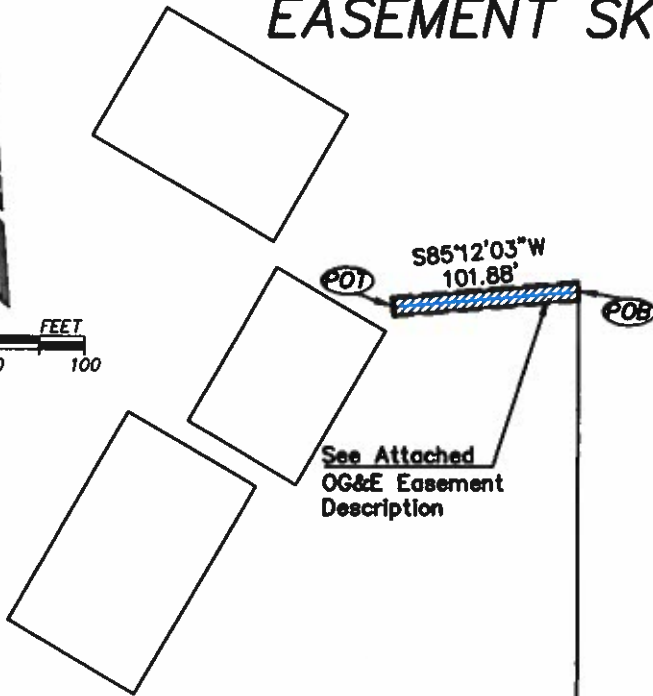
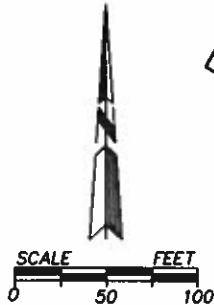
COMMENCING at the SW corner of said SW1/4;

Thence S89°50'59"E, on the South Line of said SW1/4, for a distance of 1653.28 feet;

Thence N00°09'36"E, for a distance of 1168.81 feet, to the **POINT OF BEGINNING**;

Thence S85°12'03"W, on said centerline for a distance of 101.88 feet, to the **POINT OF TERMINATION**.

EXHIBIT "B" EASEMENT SKETCH



LOCATION MAP

Note: Bearings Are Based On An Arbitrary Bearing Of S89°50'59"E Between Existing Monuments On The South Line Of The SW1/4, Section 22, T9N, R2W, I.M. Cleveland County, Oklahoma.

(●) - Indicates Existing 1/2" Iron Pin Or Monument as Noted.

(OCCR) - Indicates Oklahoma Certified Corner Record On File With The Oklahoma Department Of Libraries Archives Division.

I, Timothy G. Pollard, a Professional Land Surveyor, hereby certify that the attached drawing is a true and accurate representation of the attached easement description and is subject to all notes and qualifying statements.



Timothy G. Pollard

Timothy G. Pollard, PLS 1474

Dated: May 31, 2023

SW Cor.
SW1/4 Sec. 22
Ex. Mag Nail
OCCR by LS 1539

SE Cor.
SW1/4 Sec. 22
Ex. Mag Nail
OCCR by LS 1869

S89°50'59"E
1653.28'

S89°50'59"E
2644.59' (SW1/4)

Section Line

OKLAHOMA GAS AND ELECTRIC COMPANY

POLLARD & WHITED SURVEYING INC.
2514 TEE DRIVE, NORMAN, OKLAHOMA 73069
CA#2380 EXP 06-30-23 405-366-0001

OG&E EASEMENT SKETCH WO# 7713021
PART OF THE SW1/4 SEC 22, T9N, R2W, I.M.
CLEVELAND COUNTY, OKLAHOMA

REVISIONS:

DRAWN BY: J. THOMAS DATE: May 31, 2023

FILE #: 22-9N2W.ASC DATE: May 31, 2023

SCALE: 1" = 100'

APPROVED BY: D. WEEKS DATE: May 31, 2023

DRWG #: 22-9N2W.DGN DATE: May 31, 2023

SHEET 1 OF 1