




office memorandum

DATE: April 9, 2024

TO: Beth Muckala, Assistant City Attorney

FROM: Ken Danner, Subdivision Development Manager 

SUBJECT: Consent to Encroach
Lot 2, Block 1, TSTB Addition, Section 1
609 12th Avenue N.E.
Consent to Encroach No. 2324-4

Public Works/Engineering staff does not oppose the proposed sign encroaching into a platted 34.52 foot utility easement. We do yield to the Utilities Department regarding any possible water main or sanitary sewer main that might be located within the easement. The City and /or utility companies should be held harmless in the course of maintaining their facilities if located within the utility easement. All of the utility companies were notified of the request. OG+E and ONG have responded to the request with no objections

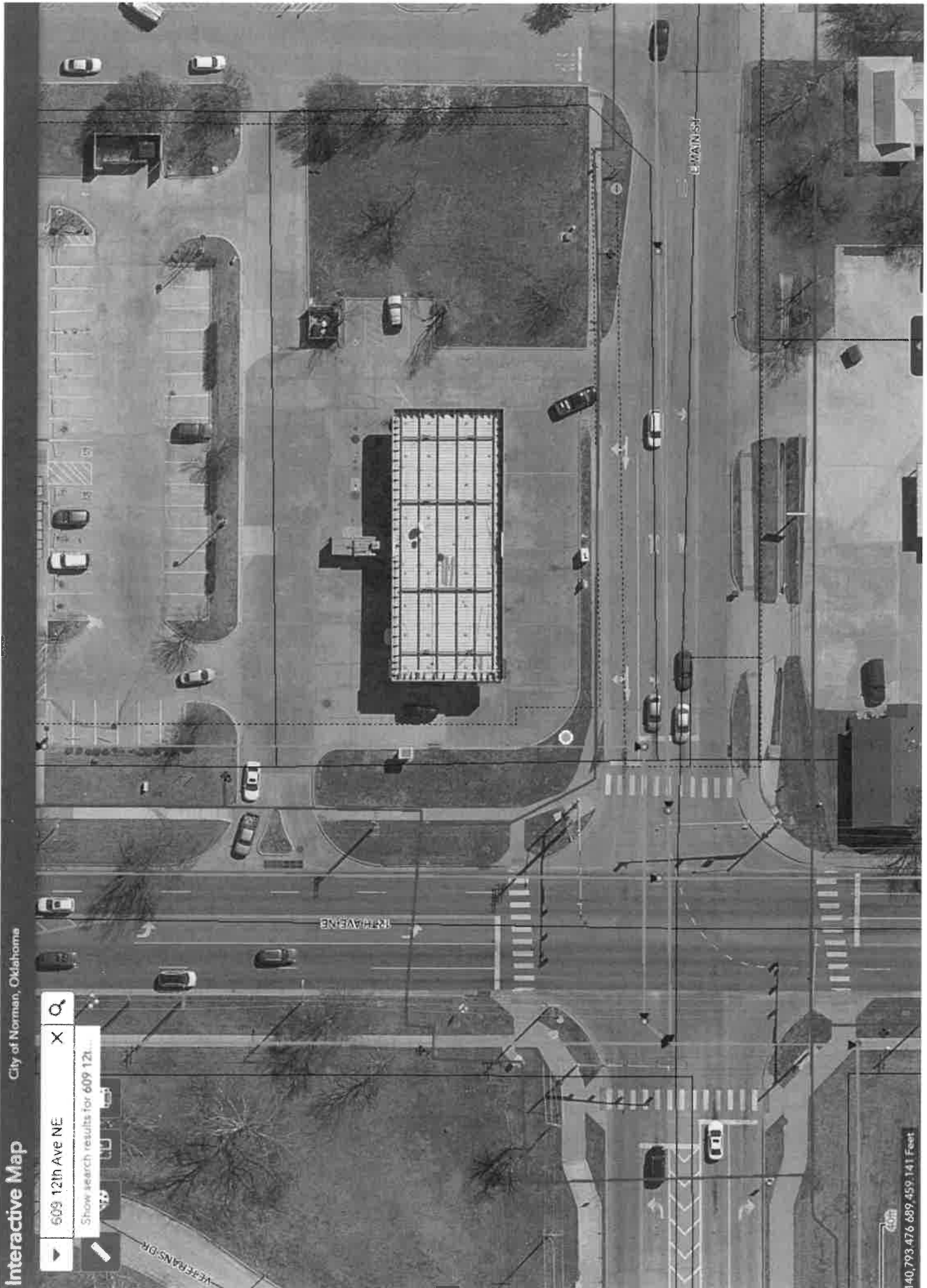
If you have further questions, please feel free to contact me.

Reviewed by: Scott Sturtz, Interim Director of Public Works 

cc: Brenda Hall, City Clerk
Chris Mattingly, Director of Utilities

609 12th Ave NE

Show search results for 609 12th Ave NE





PO Box 321
Oklahoma City, Oklahoma 73101-0321

DECEMBER 27, 2023

KEN DANNER, DEVELOPMENT COORDINATOR
NORMAN PLANNING COMMISSION
P. O. BOX 370
NORMAN, OK. 73070

RE: Applicant: Sign Installation Group, Inc.
Request to encroach in the City of Norman utility easement
Location: Northeast corner of the intersection of 12th Avenue NE and Main Street
Legal: Part of the NW/4 of Section 28-T9N-R2W
Encroachment No. 2324-4

Mr. Danner;

Oklahoma Gas and Electric Company (OG&E) has reviewed the request by Sign Installation Group, Inc. Our records show that OG&E has several underground lines at the northeast corner of this intersection. A drive by of the intersection showed that locates had been called in.

OG&E does not object to this request, provided the applicant abides by the City of Norman guidelines for the work to be done and does the following:

- 1.) Notify "Call-Okie" at (405) 840-5032 at least 48 hours before digging to have all lines marked.
- 2.) If equipment is involved and is as high as the lowest OG&E overhead wire, approximately 18 feet, and it will be operating within 10 feet of our wire, you should call OG&E construction at 553-5143, to have wires covered.
- 3.) Call OG&E construction at 553-5143 two days before drilling and/or trenching closer than ten feet to an OG&E utility pole and/or wire, or five feet to an OG&E underground line.
- 4.) OG&E would not be held responsible for damaging a private line in a (public/platted) easement.
- 5.) OG&E would need to be reimbursed ahead of time for the cost of relocating any facilities.

Should local service be disrupted to any OG&E customer due to any work performed by the applicant, they will be held responsible for any costs incurred by OG&E to restore service. Obtaining a permit from the City of Norman or beginning the above referenced work constitutes acceptance of the terms of this letter. If you have any questions, or if I can provide you with any other information, please contact me at (405) 553-5174.

Sincerely,

Timothy J. Bailey
Right-Of-Way Agent



**Oklahoma
Natural Gas®**

A Division of ONE Gas

4901 N Santa Fe
Oklahoma City, OK 73118
405-556-5910
oklahomanaturalgas.com

April 5th, 2024

Allen Perez
JM Civil Engineering
1101 Central Expressway South, Suite 215
Allen, TX 75013

RE: Request for Letter of No Objection
Revocable Permit

Letter of No Objection

Dear Mr. Perez,

Oklahoma Natural Gas Company, a division of ONE Gas, Inc. ("ONG") has no objection to the City of Norman granting a revocable permit to JM Civil Engineering to install signage at the SW corner of 609 12th Ave. NE, Norman, OK 73071. Please be advised that ONG requires the following:

- A minimum of 2 feet undisturbed separation from underground/aboveground facilities in the area.
- Customer's conduit shall be installed at right angles or as near right angles to ONG's assets as reasonably practicable, so long as such installation provides for a minimum of two feet (2') of horizontal and vertical separation from all ONG assets.

If you need our facilities relocated to accommodate your excavation or construction, ONG will provide you a cost estimate.

Prior to any excavation, please contact OKIE-ONE 1-800-522-6543 a minimum of forty-eight (48) hours for exact location of our facilities. ONG will hold the damaging party responsible for any repairs to our facilities. If any repairs are necessary, ONG is not responsible for any damage to any structures or landscaping on or in the utility easement.



**Oklahoma
Natural Gas®**

A Division of ONE Gas

4901 N Santa Fe
Oklahoma City, OK 73118
405-556-5910
oklahomanaturalgas.com

Sincerely,

Caleb Lee

Caleb Lee
Pipeline Systems Engineer II

FINAL PLAT
TSTB ADDITION, SECTION 1
A PART OF THE N.W. 1/4, SECTION 28, T9N, R2W, I.M.
NORMAN, CLEVELAND COUNTY, OKLAHOMA

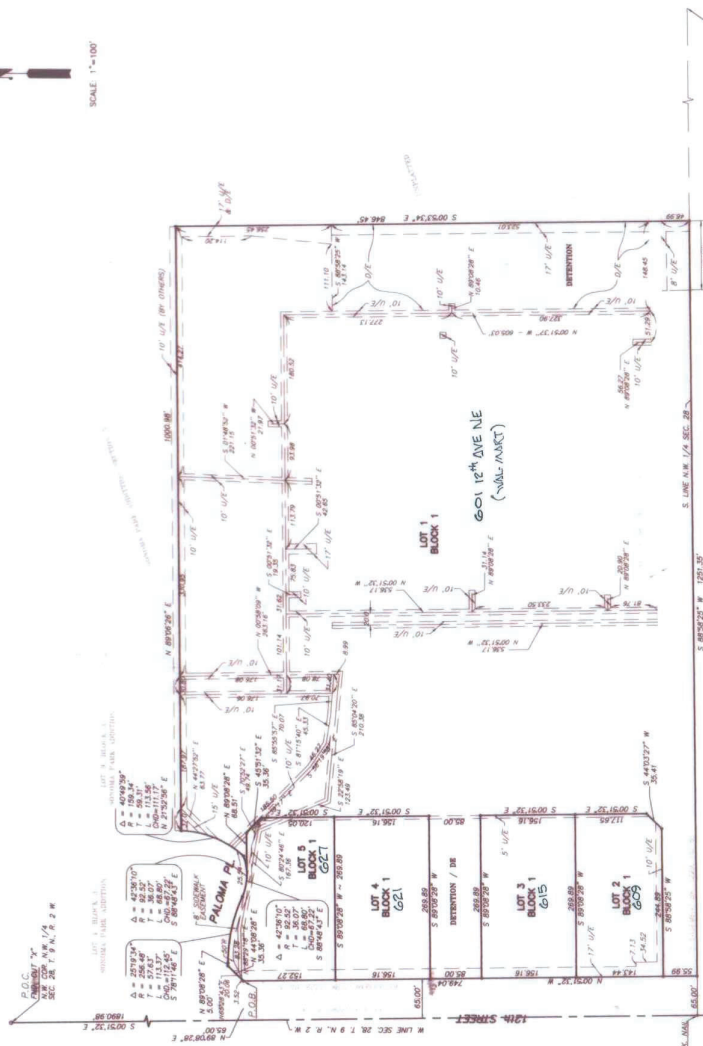
THENCE North 89°28'28" East a distance of 85.00 feet to the POINT OF BEGINNING; thence South 00°51'32" East, along the West line of said Northwest Quarter, a distance of 1890.98 feet; COMMENCING at the Northwest corner of said Northwest Quarter;

Said tract contains 1,039,056 square feet or 23.8534 acres more or less



LOCATION PLAN

SCALE: 1"=100'



DELTA SURVEYING & ENGINEERING CO.
7300 NW 23rd ST. / SUITE 501
BETHANY, OKLAHOMA 73008

This Plot of survey meets the minimum technical standards for an Urban Survey as adopted by the Board of Registration for Professional Engineers and Land Surveyors for the State of Oklahoma.

NOTE: THE UNIT OF MEASUREMENT SHOWN FOR ALL DIMENSIONS ON THE FINAL PLAT IS FEET.

- DENOTES 1/2" IRON PIN & CAP

- DENOTES 1/2" IRON PIN & CAP

OWNER'S CERTIFICATE AND DEDICATION
KNOW ALL MEN BY THESE PRESENTS:

[illegible]

in witness whereof the undersigned have caused this instrument to be executed this 1 day June, 1999
WAL - MARY STARRS C. AUC

J. Robert Brax, ASSISTANT VICE PRESIDENT
a Argonne Corporation
ONE-STOP STORES EAST, INC.

STATE OF ARKANSAS
COUNTY OF BENTON

Before me, the undersigned, a Notary Public in and for the State of California, on this 15 day of June, 1999 personally appeared James Earl Ray, a man known to me to be the identical person who executed the within and foregoing instrument and acknowledged to me that he executed the same as his free and voluntary act and deed and as the free and voluntary act and deed of WAL-MART STORES EAST, INC. for the uses and purposes therein set forth.

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

Mr. Commissioner Expires June 15, 2001

BONDED ABSTRACTER'S CERTIFICATE

The undersigned, duly qualified abstractor in and for said County and State, hereby certifies that according to the records of said County, title to the land shown on the annexed plat of T87B ADJUNCTION, SECTION 1, a subdivision of a part of the NW 1/4 of the NW 1/4 of Section 28, T8N, R28W, of the 1.M. to Norman, Cleveland County, Oklahoma appears to be vested in the MARY J. STORES EAST, INC., a Delaware Corporation, on this 14th day of JUNE, 1989 unencumbered by pending actions, judgments, liens, taxes or other encumbrances except minerals previously conveyed and mortgages of record.

ATTEST: Pamela Craven
Asst. Secretary

CERTIFICATE OF APPROVAL

1988
Chairman of the Planning Commission of the City of Norman, Oklahoma, hereby certify that the sold the final plot of T51B ADDITION, SECTION 1, Norman, Oklahoma, this 15th day of June.

ACCEPTANCE OF DEDICATIONS

Signed by the Mayor of the City of Norman, Oklahoma this 24th day of November 1938

ATTEST: Mary Hatter
CLERK, Mary Hatter

CERTIFICATE OF CITY CLERK

I, Mary Hally, City Clerk of the City of Norman, Oklahoma, hereby certify that I have examined the records of said City and find that all city deferred payments on unmatured installments have been paid in full and that there is no special assessment procedure now pending against the land on the annexed plot of T5TB ADDITION, SECTION 1, to the City of Norman, Oklahoma.

Signed by the City Clerk on this 24th day of November 1928

10 *five* _____ such the words *five* and *five* are

COUNTY TREASURER'S CERTIFICATE

I, Carol Lovejoy, hereby certify that I am the duly elected and acting County Treasurer of Cleveland County, State of Oklahoma, that the tax records of said County show all taxes paid for the year 1998 and all prior years on the land shown on the annexed plat of 1518 ADDITION, SECTION 1, an addition to the City of Norman, Cleveland Oklahoma, that the required statutory security has been deposited in the office of the County Treasurer, guaranteeing payment hereby of current taxes.

Executed on this 11th day of June, 1999

REGISTERED LAND SURVEYOR

I, Kenneth R. Shuford, do hereby certify that I am a Professional Land Surveyor in the State of Oklahoma, and that the Final Book of 15781B ADDITION, SECTION 1, an addition to the City of Norman, Oklahoma, 1988, and that monument shown thereon consisting of one (1) sheet, represents a correct survey of the Oklahoma Minimum Standards for the Practice of Professional Engineers and Land Surveyors; and that the Survey meets the Oklahoma Minimum Standards for the Practice of Professional Engineers and Land Surveyors; and that the said Survey complies with the requirements of the Oklahoma State Board of Registration for Professional Engineers and Land Surveyors; and that the said Survey complies with the requirements of the Oklahoma State Board of Registration for Professional Engineers and Land Surveyors.

STATE OF OKLAHOMA S. S.

Before me, the undersigned, a Notary Public in and for said County and State on this 10th day of June, 1998, personally appeared Wesley A. Smith to me known to be the identical person who executed the within and foregoing instrument, and acknowledged to me that he executed the same as his free and voluntary act and deed for the uses and purposes therein expressed.

My Commission Expires: 11-9-99

NOTARY PUBLIC

2, 1998

SPEAR & McCALEB CO., INC.
815 W. Main Street
Oklahoma City, OK 73106

TSTB ADDITION, SECTION 1
FINAL PLAT SHEET 1 of 1