

PLAT No.
6206

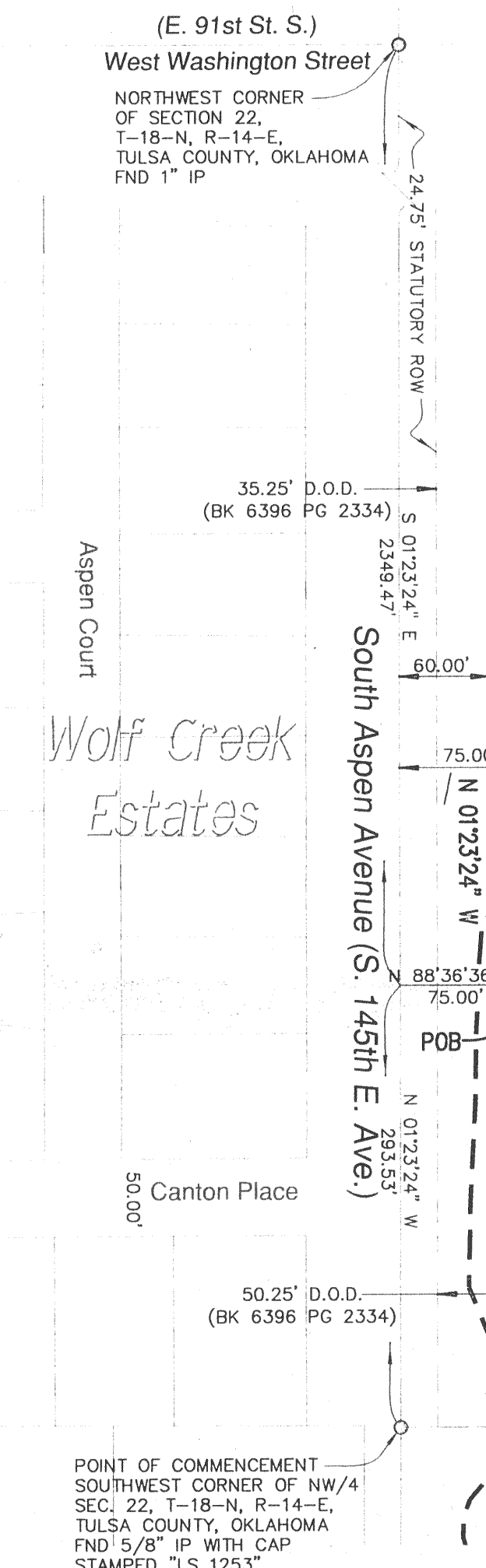
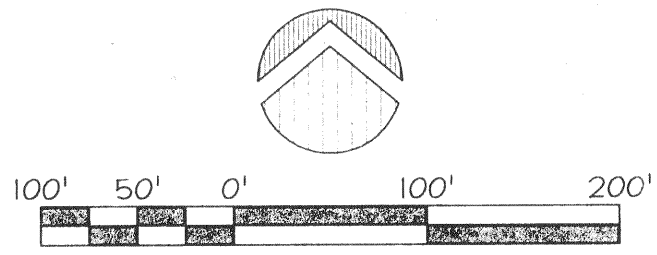
Final Plat PUD#158B
ASPEN POND

AN ADDITION TO THE CITY OF BROKEN ARROW
 BEING A SUBDIVISION OF THE NW/4 OF SECTION 22, TOWNSHIP 18 NORTH, RANGE 14 EAST,
 TULSA COUNTY, OKLAHOMA

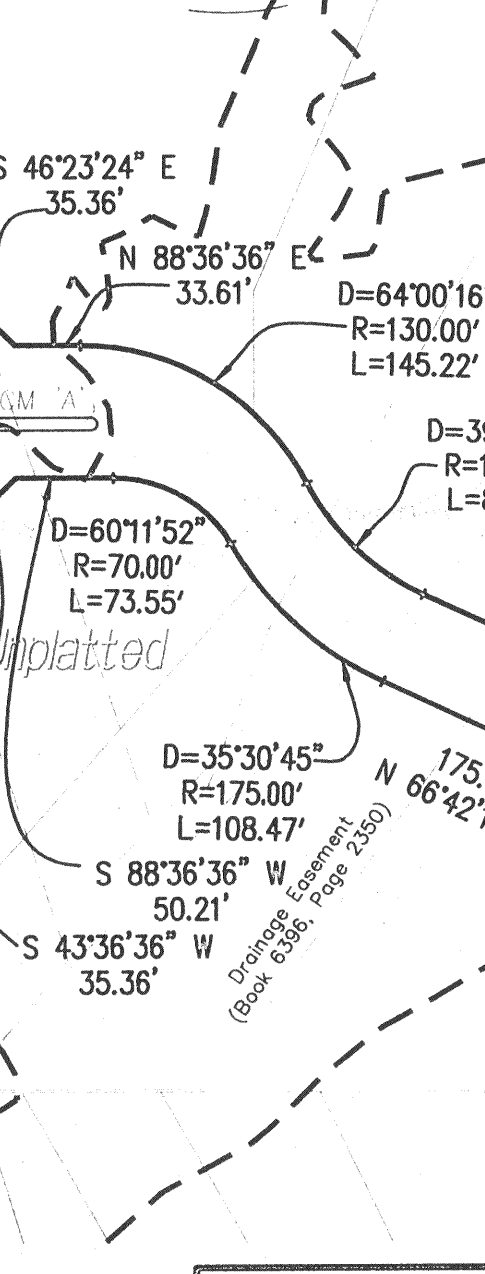
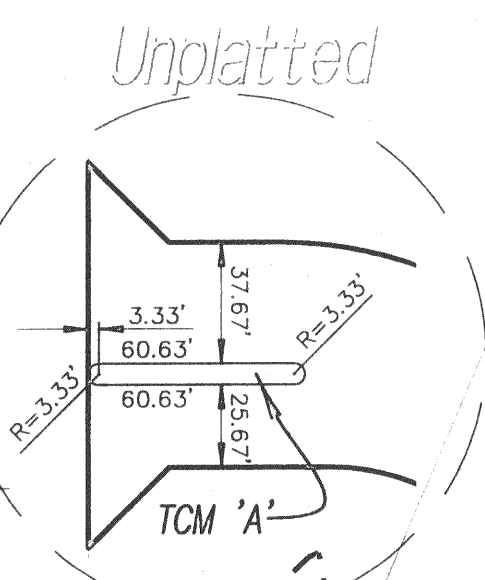
CURVE TABLE

NUMBER	DELTA ANGLE	RADIUS	ARC LENGTH
C1	24°41'24"	175.00'	75.41'
C2	24°41'24"	225.00'	96.96'
C3	90°00'00"	25.00'	39.27'
C4	48°11'23"	25.00'	21.03'
C5	276°22'46"	50.00'	241.19'
C6	186°22'46"	50.00'	162.65'

UNLESS OTHERWISE NOTED, CURVES SHOWN ARE TANGENT



SEE FLOOD PLAIN NOTE



West Boston Avenue
 Arrow Park Addition
 Unplatted
 EAST LINE OF NW/4 SECTION 22, T-18-N, R-14-E, TULSA COUNTY, OKLAHOMA
 Unplatted
 S 01°23'24" E 1155.89'
 Unplatted
 Legend
 BL BUILDING LINE
 D.O.D. DEED OF DEDICATION
 FND FOUND
 IP IRON PIN
 LNA LIMITS OF NO ACCESS
 POB POINT OF BEGINNING
 ROW RIGHT-OF-WAY
 TCM TRAFFIC CONTROL MEDIAN
 UE UTILITY EASEMENT
 (2453) STREET ADDRESS
 Unplatted
 SOUTHEAST CORNER OF NW/4 SECTION 22, T-18-N, R-14-E, TULSA COUNTY, OKLAHOMA
 Vandever Acres 8th

PROJECT DATA

OWNER
 CHARLES SANDERS HOMES, INC.
 107 SOUTH ASH AVENUE
 BROKEN ARROW, OKLAHOMA 74012
 918.455.1111

ENGINEER / SURVEYOR
 COOK & ASSOCIATES ENGINEERING, INC.
 121 EAST COLLEGE
 BROKEN ARROW, OK 74012
 918.258.9442 (VOICE) 918.258.9488 (FAX)
 CA#4479 EXPIRES JUNE 30, 2008

MUNICIPAL AUTHORITY
 CITY OF BROKEN ARROW
 210 SOUTH 1st STREET
 BROKEN ARROW, OK 74012
 DAVID L. WOODEN, P.E., ASSISTANT CITY MANAGER
 MICHAEL SKATES, COMMUNITY DEVELOPMENT DIRECTOR
 TOM HENDRIX, P.E., ENGINEERING DIRECTOR
 FARHAD DAROGA, PLANNING DIRECTOR

UTILITY CONTACTS
 OKLAHOMA NATURAL GAS COMPANY
 5848 EAST 15TH STREET
 TULSA, OKLAHOMA 74112
 918.831.8334
 ATTN: JOHN KISKA

VALOR TELECOM COMPANY
 2300 EAST 1st PLACE
 BROKEN ARROW, OK 74012
 918.451.3406
 ATTN: ROY VARNER
 918.451.3427
 ATTN: ANGELA RAHE

AEP / PSO
 212 EAST SIXTH STREET
 TULSA, OK 74119
 918.599.2912
 ATTN: CURTIS BRYANT

COX COMMUNICATIONS
 11811 EAST 51st STREET
 TULSA, OK 74145
 918.286.4658
 ATTN: KEVIN CATLETT

SITE DATA

BENCHMARK
 5/8" IRON PIN, LOCATED AT THE WEST QUARTER CORNER OF SECTION 22, TOWNSHIP 18 NORTH, RANGE 14 EAST, TULSA COUNTY, OKLAHOMA
 ELEVATION 679.57 (NAVD 1988)

MONUMENTATION
 A 3/8" X 18" DEFORMED BAR WITH AN ORANGE PLASTIC CAP STAMPED "CA4479" SET AT ALL LOT CORNERS.
 A 5/8" X 18" DEFORMED BAR WITH AN ORANGE PLASTIC CAP STAMPED "CA4479" SET AT ALL BOUNDARY CORNERS.

BASIS OF BEARINGS
 ASSUMED BEARING OF N 01°23'24" W ALONG THE WEST LINE OF THE NW/4 OF SECTION 22, T-18-N, R-14-E OF THE INDIAN BASE AND MERIDIAN, TULSA COUNTY, STATE OF OKLAHOMA

ADDRESSSES
 ADDRESSES SHOWN ON THIS PLAT WERE ACCURATE AT THE TIME THIS PLAT WAS FILED. ADDRESSES ARE SUBJECT TO CHANGE AND SHOULD NEVER BE RELIED ON IN PLACE OF LEGAL DESCRIPTION.

LAND AREA
 1,821,587.93 SF ± / 41.818 Acres ±

DETENTION NOTE
 STORMWATER DETENTION ACCOMMODATIONS FOR THIS SITE ARE IN ACCORDANCE WITH FEE-IN-LIEU OF DETENTION DETERMINATION # DD-51807-26

WATER AND SEWER

POTABLE WATER SUPPLY WILL BE SERVED BY THE CITY OF BROKEN ARROW, OKLAHOMA.
 SANITARY SEWER SERVICE WILL BE SUPPLIED BY THE CITY OF BROKEN ARROW, OKLAHOMA.

FLOOD PLAIN NOTE

FEMA FLOOD PLAIN DATA PER FLOOD INSURANCE RATE MAP PANEL 543 OF 725, MAP NUMBER 40143C0543 J, REVISED APRIL 16, 2003.

STATE OF OKLAHOMA }
 COUNTY OF TULSA }
 I, Earlene Wilson, Tulsa County Clerk, in and for the County and State above named, do hereby certify that the foregoing is a true and correct copy of a like instrument now on file in my office.

Dated the 15 day of June, 2006
 EARLENE WILSON, Tulsa County Clerk
 Deputy

CERTIFICATE

I certify that all real estate taxes involved in this plat have been as reflected by the current tax rolls. Security as required herein provided in the amount of \$ _____ receipt no. _____ to be applied to 20 _____ taxes. This certificate is NOT to be construed as payment of 20 _____ taxes but is given in order that this plat may be filed on record and taxes could exceed the amount of the security deposit.

Dated _____, 20____
 Dennis Semler
 Tulsa County Treasurer
 by _____ Deputy

APPROVED 6/15/06 by the City Council of the City of Broken Arrow Oklahoma.
 Mayor
 Attest: City Clerk
 6/15/06

ASPEN POND
 DIV. #05129 / CASE NO. P106125
 Sheet 1 of 3
 Date Prepared: 2/20/06

