



March 28, 2025

Rodney A. Copelin and Lisa D. Copelin
13627 S 129th E Ave.
Broken Arrow, OK 74011

**RE: WILLOW SPRINGS LIFT STATION REPLACEMENT, PROJECT NO. 2154300,
PARCEL NO. 1.0, 1.A, 2.1, 2.A REVISED OFFER**

**PROPERTY ADDRESS: 13461 E 131st ST S, BROKEN ARROW, OK 74011 and
13427 E 131st ST S, BROKEN ARROW, OK 74011**

Mr & Mrs. Copelin,

The City of Broken Arrow has completed the design phase and is beginning the right-of-way acquisition phase on the above-named project. With a fair market value for the portion to be acquired now complete, the City is able to place a fair market value on the acquisitions and make an offer to you. The following offer is made by the City subject to City Council approval:

Temporary Construction Easement Parcel 1.A: 0.06 Acres @ \$85,000 PER ACRE x 10% = \$425.00

Permanent Utility Easement Parcel 1.1: 0.08 Acres @ \$85,000 PER ACRE x 75% = \$5,100.00

Temporary Construction Easement Parcel 2.A: 0.07 Acres @ \$85,000 PER ACRE x 10% = \$595.00

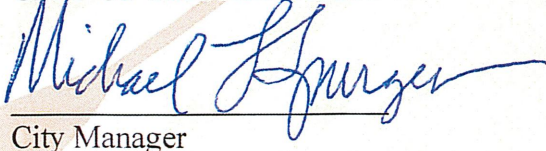
Permanent Utility Easement Parcel 2.1: 0.11 Acres @ \$85,000 PER ACRE x 75% = \$7,013.00

Total Just Compensation Amount (Rounded) = \$13,140.00

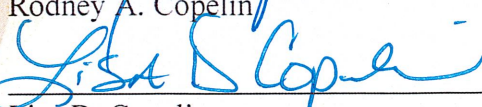
By your signature on this letter, you have accepted the City's offer of \$13,140.00. Please return **this document** in the self-addressed-stamped-envelope for further processing. Contact Amy O'Laughlin if you have any questions about this offer. Her direct number is 918-259-7000 ext. 5278. Please respond within ten (10) days of receipt of this letter.

Respectfully,

CITY OF BROKEN ARROW


City Manager


Rodney A. Copelin


Lisa D. Copelin

MLS/ajo