



September 7, 2018

Mr. Julian Pope, Manager  
Four P Properties, LLC  
11402 South 140<sup>th</sup> East Avenue  
Broken Arrow, OK 74011

**RE: FLORENCE STREET ROADWAY IMPROVEMENTS, ASPEN TO OLIVE,  
PROJECT NO. ST1410, PARCEL NO. 17**

Dear Mr. Pope:

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 analysis for the portion to acquire now complete, the City is able to place a fair market value on the acquisitions and make an offer to you. The following offer by the City is contingent on the title to the property being clear and subject to City Council approval:

Permanent Right of Way: 5,681 Square Feet (SF) @ \$1.50 SF = \$8,521.50  
Temporary Construction Easement: 1,800 Square Feet (SF) @ \$0.25 SF = \$450.00  
3-rail Wood Fence Replacement: \$2,745.00  
10 Privet Shrubs & 2 Trees Replacement: \$10,310.00  
Total Just Compensation Amount (Rounded) = \$22,050.00

By your signature on this letter, you have accepted the City's offer of \$22,050.00. Please return this document in the enclosed self-addressed stamped envelope for further processing. Please contact Bill Cyganovich if you have any questions about this offer. His direct number is 918-259-7000 ext. 5245 or cell 918-691-0028. Please respond within 14 days of receipt of this letter.

Respectfully,

**CITY OF BROKEN ARROW**

Michael L. Spurgeon  
City Manager

  
Julian C. Pope, Manager

MLS/bc

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