



City of Broken Arrow

Request for Action

File #: 16-1140, **Version:** 1

Broken Arrow City Council
Meeting of: 09-20-2016

To: **Mayor and City Council Members**
From: **Development Services Department**
Title:

Consideration, discussion, and possible adoption of Ordinance No. 3453, closing a mutual access and utility easement on property located in Indian Springs Manor, a subdivision in the City of Broken Arrow, Tulsa County, State of Oklahoma, generally located east and southeast of Block 8, Lot 1 across Indian Springs Golf Course; repealing all ordinances to the contrary; and declaring an emergency

Background:

The applicant, Richard Dodson, managing trustee for the Dodson Revocable Trust, has requested the closure of a Mutual Access Easement and Utility Easement shown on the Plat of Indian Springs Manor (extended). No utilities have been installed in the dual easement across the Indian Springs Golf Course, therefore the easements are no longer required for public purposes. Closure of the easements is recommended to allow construction to proceed of a single family attached dwelling upon the lot created in 2008 from 4 separate lot splits undertaken by the owner of Indian Springs Country Club.

Broken Arrow lot split (BAL) 959 created the lot which Mr. Dodson purchased. At the time of the lot split, a warranty deed was provided along with dedication of a 50-foot wide access easement/right-of-way at the end of east Ocala Street. These were provided and filed in Tulsa County.

City staff has reviewed the easements closing documents and are in agreement with the closure. The private utility companies have reviewed the documents and are in agreement as well.

The attached easement closure was previewed by the City Council on September 6, 2016. Staff recommends the Council Adopt Ordinance 3453 and approve the Emergency Clause.

Cost: **None**

Prepared By: **Michael, W. Skates, P.E., CFM, Development Services Director**

Reviewed By: **Legal Department**
Assistant City Manager

Approved By: **Michael L. Spurgeon, City Manager**

Attachments: **Ordinance No. 3453**
Mutual Access and Utility Easement Exhibit

**Application
Indian Springs Manor Plat
2008 BAL 959 documents**

Recommendation: Adopt Ordinance No. 3453 and approve the Emergency Clause.