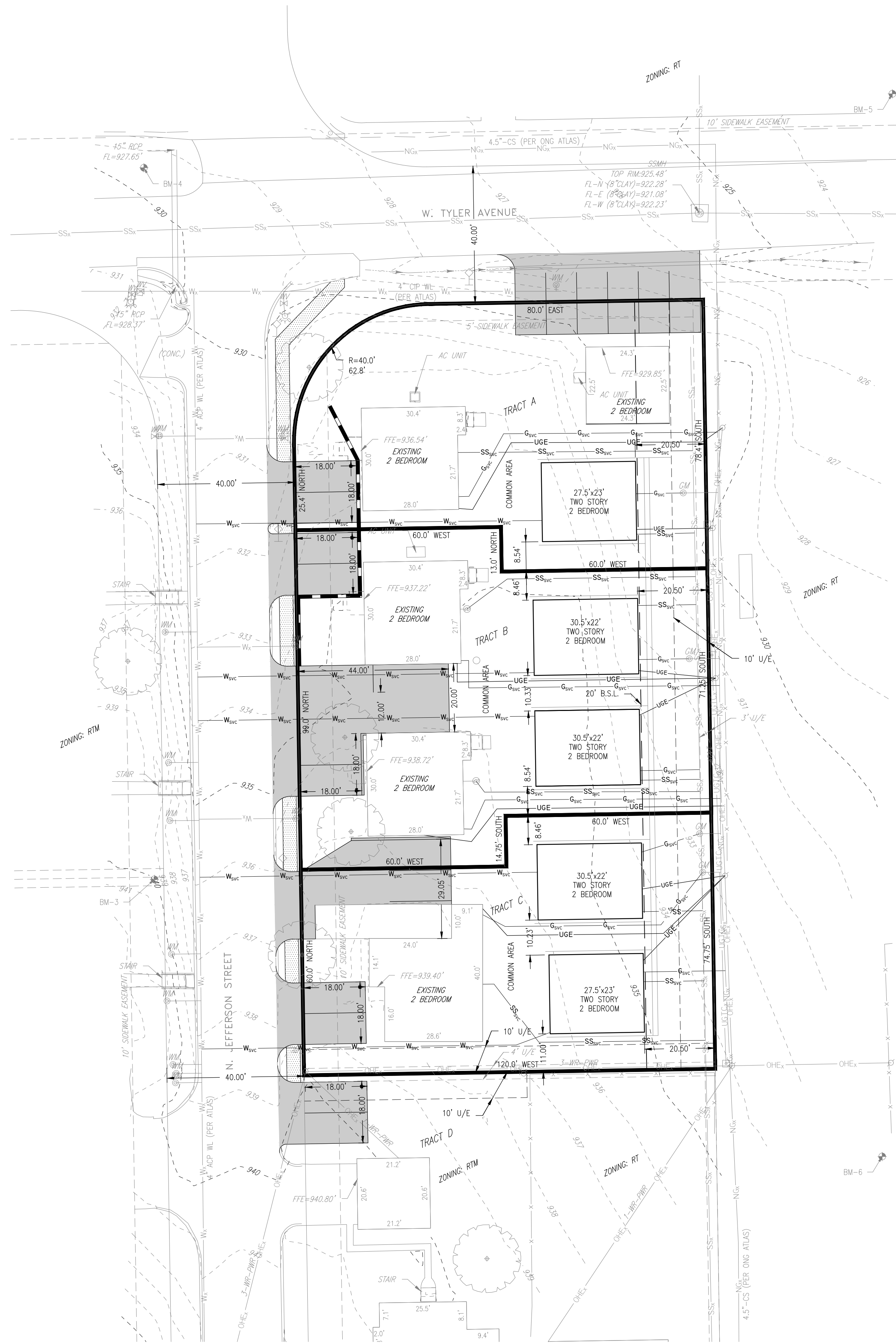


File: C:\Civil_3D\Projects\Jefferson Street Pocket - 100155\03_DWG\01_Sheets\0155C101.dwg Saved: 1/14/2021 9:53 AM By: KHARRIS



ENGINEER'S CERTIFICATION

This site plan, to the best of my knowledge and ability, has been designed and prepared in accordance with the Zoning Ordinances of the City of Stillwater, the Comprehensive Plan, and other applicable ordinances, laws, and regulations governing the development of land within the City of Stillwater.

Kelly D. Harris 1/15/21
 Kelly D. Harris, P.E. No. 24260 Date

PROPERTY DESCRIPTION

Tract A
 A tract of land located in Lots 4 and 5, HILLCREST HEIGHTS ADDITION to the City of Stillwater, Payne County, State of Oklahoma, being more particularly described as follows:

Beginning at the northeast corner of said Lot 4; thence, South, along the east line of said Lot 4, a distance of 78.4 feet; thence, West, perpendicular with the east line of said Lot 4, a distance of 60.0 feet; thence, North, parallel with the west line of said Lot 5, a distance of 13.0 feet; thence, West, perpendicular with the west line of said Lot 5, a distance of 60.0 feet, to a point on the west line of said Lot 5; thence, North, along the west line of said Lot 5, a distance of 25.4 feet; thence, northeasterly, along the northeasterly curve of said Lot 5, along a tangent curve to the right having a radius of 40.0 feet, an arc distance of 62.8 feet; thence, East, along the north line of said Lots 4 and 5, a distance of 80.0 feet, to the point of beginning, said tract containing 0.19 acres more or less and subject to all easements of record.

Tract B
 A tract of land located in Lots 3, 4 and 5, HILLCREST HEIGHTS ADDITION to the City of Stillwater, Payne County, State of Oklahoma, being more particularly described as follows:

Commencing at the northeast corner of said Lot 4; thence, 78.4 feet, along the east line of said Lot 4, on a bearing of South, to the point of beginning; thence, continuing South, along the east line of said Lot 4, a distance of 71.25; thence, West, perpendicular to the east line of said Lot 4, a distance of 60.0 feet; thence, South, parallel to the east line of said Lot 3, a distance of 14.75 feet; thence, West, perpendicular to the west line of said Lot 3, a distance of 60.0 feet; thence, East, perpendicular to the west line of said Lot 3, a distance of 60.0 feet, to a point on the west line of said Lot 4; thence, North, along the west line of said Lots 3 and 5, a distance of 99.0 feet; thence, East, perpendicular to the west line of said Lot 5, a distance of 60.0 feet; thence, South, parallel to the west line of said Lot 4, a distance of 13.0 feet; thence, East, perpendicular to the east line of said Lot 4, a distance of 60.0 feet, to the point of beginning, said tract containing 0.23 acres more or less and subject to all easements of record.

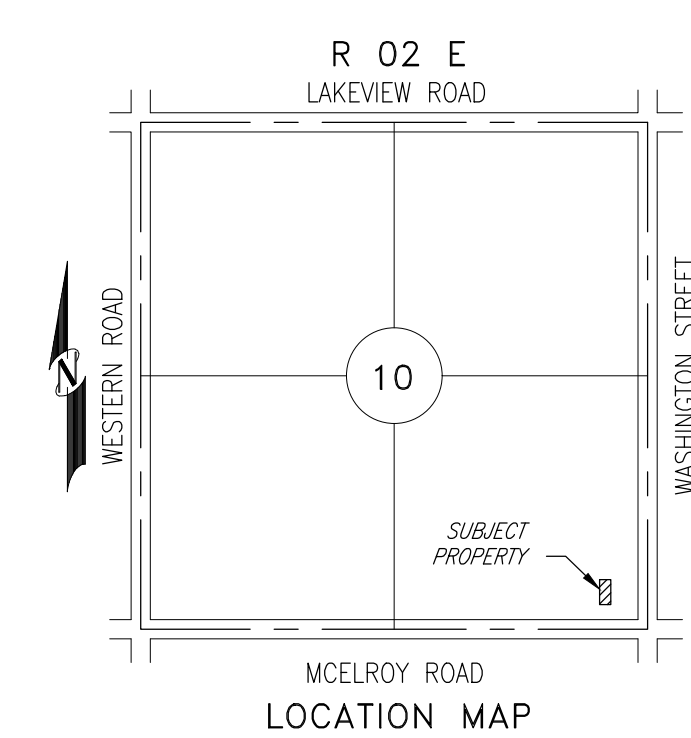
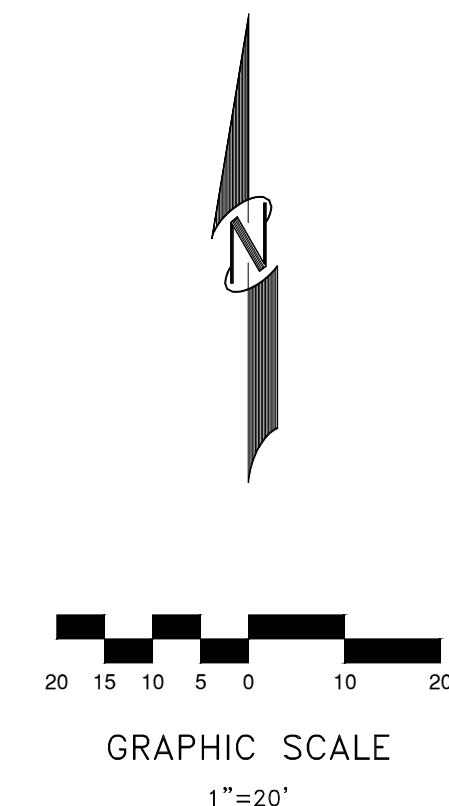
Tract C
 A tract of land located in Lots 3, 4 and 5, HILLCREST HEIGHTS ADDITION to the City of Stillwater, Payne County, State of Oklahoma, being more particularly described as follows:

Commencing at the northeast corner of said Lot 4; thence, 149.65 feet, along the east line of said Lot 4, on a bearing of South, to the point of beginning; thence, continuing South, along the east line of said Lots 3 and 4, a distance of 74.75 feet, to the southeast corner of said Lot 3; thence, West, along the south line of said Lot 3, a distance of 120.0 feet, to the southwest corner of said Lot 3; thence, North, along the west line of said Lot 3, a distance of 60.0 feet; thence, East, perpendicular to the west line of said Lot 3, a distance of 60.0 feet; thence, North, parallel to the west line of said Lot 3, a distance of 14.75 feet; thence, East, perpendicular to the east line of said Lot 4, a distance of 60.0 feet, to the point of beginning, said tract containing 0.19 acres more or less and subject to all easements of record.

Tract D
 Lot Two (2), HILLCREST HEIGHTS ADDITION to the City of Stillwater, Payne County, State of Oklahoma, according to the recorded plat thereof.

LEGEND

- - - - - EXISTING CONTOUR
- OHTC- EXISTING OVERHEAD TELECOM
- UGTC- EXISTING UNDERGROUND TELECOM
- OHCx- EXISTING OVERHEAD CABLE
- UGCx- EXISTING UNDERGROUND CABLE
- OHTx- EXISTING OVERHEAD TELEPHONE
- UGTx- EXISTING UNDERGROUND TELEPHONE
- UGFx- EXISTING UNDERGROUND FIBER
- OHEx- EXISTING OVERHEAD ELECTRIC
- UGEx- EXISTING UNDERGROUND ELECTRIC
- Wx- EXISTING WATER LINE
- Wm- EXISTING WATER METER
- Wv- EXISTING WATER VALVE
- Wsp- EXISTING WATER SPOIGT
- NGx- EXISTING NATURAL GAS LINE
- SSx- EXISTING SANITARY SEWER LINE
- SDx- EXISTING STORM DRAIN
- X- EXISTING FENCE
- T- EXISTING TREE LINE
- R- EXISTING RETAINING WALL
- TR- EXISTING TELECOM RISER
- FH- EXISTING FIRE HYDRANT
- GV- EXISTING GAS VALVE
- GM- EXISTING GAS METER
- UP- EXISTING UTILITY POLE
- GA- EXISTING GUY ANCHOR
- LP- EXISTING LIGHT POLE
- ED- EXISTING ELECTRIC DEVICE AS NOTED
- SM- EXISTING SANITARY MANHOLE
- SC- EXISTING SANITARY CLEANOUT
- UM- EXISTING UTILITY MARKER
- US- EXISTING UTILITY WARNING SIGN
- TB- EXISTING TRAFFIC BOLLARD
- RP- EXISTING REFLECTOR POST
- PS- EXISTING POLE SIGN
- SS- EXISTING STREET SIGN
- TS- EXISTING TRAFFIC SIGN
- FP- EXISTING FLAGPOLE
- MB- EXISTING MAILBOX
- T- EXISTING TREE
- BG- EXISTING BASKETBALL GOAL
- PAP- PROPOSED ASPHALT PAVING
- PCP- PROPOSED CONCRETE PAVING
- OHT- PROPOSED OVERHEAD TELECOM
- UGT- PROPOSED UNDERGROUND TELECOM
- OHE- PROPOSED OVERHEAD ELECTRIC
- UGE- PROPOSED UNDERGROUND ELECTRIC
- Wvc- PROPOSED WATER SERVICE
- Wm- PROPOSED WATER METER
- Cvc- PROPOSED NATURAL GAS SERVICE
- Gm- PROPOSED GAS METER
- SSvc- PROPOSED SANITARY SERVICE
- SDvc- PROPOSED SANITARY CLEANOUT
- Sf- PROPOSED STORM SERVICE
- SF- PROPOSED SILT FENCE



REV	DATE	DESCRIPTION

Keystone Engineering and Land Surveying, Inc.
 PHONE: (405) 743-3355
 FAX: (405) 743-3933
 CA #5877 EXP: 6/30/2021
 EMAIL: kels@keystone-dls.com

923 SOUTH LOWRY STREET
 POST OFFICE BOX 436
 STILLWATER, OK 74076

JEFFERSON POCKET NEIGHBORHOOD	STILLWATER, OK
SPECIFIC USE PERMIT SITE PLAN	
DRAWN BY: KDH	DATE: 01/21
SCALE: 1"=20'	SHEET: C1101