

RESOLUTION NO. 5859

**RESOLUTION APPROVING CONSTRUCTION DOCUMENTS  
AND SPECIFICATIONS SUBMITTED BY  
MAPLEVIEW ASSOCIATES, INC.**

**WHEREAS**, the Tulsa Development Authority (TDA) has heretofore approved a Contract For Sale of Land for Private Redevelopment (“Redevelopment Agreement”) for the sale and redevelopment of certain real property described on Exhibit A hereto (the “Property”) to MAPLEVIEW ASSOCIATES, INC. (Mapleview) for redevelopment as the redevelopment of City of Tulsa owned property located on the southwest corner of West 1<sup>st</sup> Street and South Boulder Avenue; and,

**WHEREAS**, MAPLEVIEW has presented schematic drawings and construction documents to TDA for the redevelopment of the Property for approval as the construction documents and specifications of MAPLEVIEW and has requested that the TDA Board of Commissioners to approve said schematic plans and construction documents pursuant to the terms of the Redevelopment Agreement

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF  
THE TULSA DEVELOPMENT AUTHORITY, that:**

**Section 1.** The Board of Commissioners of the Tulsa Development Authority does hereby approve the schematic drawings and construction documents submitted by MAPLEVIEW to TDA’s Board of Commissioners presented at the June 6, 2013 Tulsa Development Authority Work Study Session, for the redevelopment of the Property pursuant to the terms of the Redevelopment Agreement.

**Section 2.** This Resolution shall take effect immediately.

**PASSED and ADOPTED** this 13<sup>th</sup> day of June, 2013.

**TULSA DEVELOPMENT AUTHORITY**

  
\_\_\_\_\_  
**Julius Pegues, Chairman**

**Approved as to legal form and adequacy:**

  
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**Jot Hartley, General Counsel**  
**The Hartley Law Firm, PLLC**

**EXHIBIT A**

**Schedule "A"**

**To Contract of Sale**

**Seller – Tulsa Development Authority**

**Buyer – Mapleview Associates, Inc.**

**Dated \_\_\_\_ September, 2012**

**LEGAL DESCRIPTION**

**A TRACT OF LAND THAT IS PART OF BLOCK 91 OF THE "ORIGINAL TOWNSITE OF TULSA", CITY OF TULSA, TULSA COUNTY, OKLAHOMA, ACCORDING TO THE RECORDED PLAT THEREOF, SAID TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO-WIT:**

**STARTING AT THE NORTHWEST CORNER OF SAID BLOCK 91; THENCE N 68°00'00" E ALONG THE NORTHERLY LINE OF BLOCK 91 FOR 242.00' TO THE "POINT OF BEGINNING" OF SAID TRACT OF LAND; THENCE CONTINUING N 68°00'00" E ALONG SAID NORTHERLY LINE FOR 58.00' TO THE NORTHEAST CORNER OF BLOCK 91; THENCE S 22°00'00" E ALONG THE EASTERLY LINE OF BLOCK 91 FOR 230.00'; THENCE S 68°00'00" W AND PARALLEL WITH THE NORTHERLY LINE OF BLOCK 91 FOR 58.00'; THENCE N 22°00'00" W AND PARALLEL WITH THE EASTERLY LINE OF BLOCK 91 FOR 230.00' TO THE "POINT OF BEGINNING" OF SAID TRACT OF LAND (the "Property").**

**THE ABOVE DESCRIBED TRACT OF LAND CONTAINS 13,340 SQUARE FEET OR 0.3062 ACRES.**