

RESOLUTION NO. 6059

A RESOLUTION APPROVING CONSTRUCTION DOCUMENTS SUBMITTED BY WILLIAM (WILL) WILKINS, CECILIA WILKINS, NOVUS HOMES, LLC, AND W3 DEVELOPMENT, LLC FOR THE REDEVELOPMENT OF TDA OWNED PROPERTY LOCATED AT THE NORTHWEST CORNER OF ELGIN AVENUE AND ARCHER STREET, TULSA, OKLAHOMA.

WHEREAS, the **TULSA DEVELOPMENT AUTHORITY** (“Authority”), in carrying out its authorized programs has entered into a Contract for Sale of Land for Private Redevelopment dated April 16, 2013, as amended, (the “Contract”) with **WILLIAM (WILL) WILKINS, CECILIA WILKINS, NOVUS HOMES, LLC, AND W3 DEVELOPMENT, LLC**, (“Redeveloper”) for redeveloped of the real estate described on Exhibit “A” attached hereto for a project to be constructed by Purchaser composed of an urban hotel, office, and commercial mixed use project (“the Project”) with off-street parking in accordance with the provisions of a Contract for Redevelopment between Authority and Redevelopers, the 2010 Tulsa Comprehensive Plan (“PlaniTulsa”), the Downtown Area Master Plan, the Urban Renewal Plan for the area in which said real estate is situated and applicable codes of the City of Tulsa; and

WHEREAS, Redeveloper has, in accordance with Section 5(b) submitted “Construction Documents” to the Authority for approval pursuant to the terms and conditions of said Contract for Redevelopment; and

WHEREAS, the Board of Commissioners of the Tulsa Development Authority has determined that it is in the best interest of it, the City of Tulsa and the general public to approve the “Construction Documents” submitted by Redeveloper in the form of construction drawings and building specifications, presented to the TDA Board of Commissioners at its February 5, 2015 Work Study Session, prepared by Paul Shell, Architect, consisting of 151 pages and which “Construction Documents” are incorporated herein by reference; subject to all terms and conditions set forth in said Contract for Redevelopment; and further subject to the dedication on the Site Plan of a 5 feet by 20 feet area in the Northeast corner of the property for the Darven Brown memorial to be sponsored, funded and maintained by TDA.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE TULSA DEVELOPMENT AUTHORITY, to-wit:

Section 1. That the Board of Commissioners of the Tulsa Development Authority does hereby approve the “Construction Documents” submitted by Redeveloper in the form of construction drawings and building specifications, presented to the TDA Board of Commissioners at its February 5, 2015 Work Study Session, prepared by Paul Shell, Architect, consisting of 151 pages and which “Construction Documents” are incorporated herein by reference; subject to all terms and conditions set forth in said Contract for Redevelopment; between the Redeveloper and the Authority and the Darven Brown memorial area dedication.

Section 2. This resolution shall take effect immediately.

PASSED and ADOPTED this 12th day of February, 2015.

TULSA DEVELOPMENT AUTHORITY

By: 
Julius Pegues, Chairman

Approved as to legal form and adequacy:

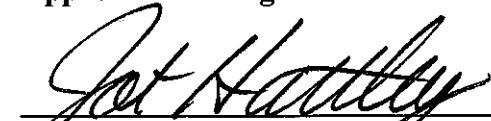

Jot Hartley, General Counsel
The Hartley Law Firm, PLLC

EXHIBIT "A"

LEGAL DESCRIPTION

**Attachment "A"
To Contract of Sale
Seller – Tulsa Development Authority
Buyer – Wilkins/Novus Homes, LLC/W3 Development, LLC
Dated April 16, 2013**

Lots 1, 2, and 3, Block 44, Original Town, now City of Tulsa, Tulsa County, State of Oklahoma, according to the recorded Plat thereof.

Project Name: Parcel #_

A/K/A ADDRESS:

TDA Disposition #

c:\users\jot.hlf\documents\tda\board matters\2015\2015.2 february\resolution - approve construction documents- wilkins - novus homes - 15.2.12.rtf